

A regular meeting of the **BUILDING AND ZONING COMMITTEE** was held tonight, Chairman Morton J. Simon, Jr. presiding. Members present were Commissioners Brockington, Holland, Norris, Pransky, Rappoport and Sharkey.

Staff present were Bryan Havir, Township Manager, Alyson Elliott, Assistant Township Manager, and Henry Sekawungu, Director of Planning & Zoning. Also present was Joseph Bagley, Esq., Solicitor. A Public Attendance List is attached.

Mr. Simon called the meeting to order at 9:23 p.m.

1. **Receipt of the Planning Commission Meeting Minutes dated December 27, 2016.** Upon motion by Mr. Pransky, the Committee unanimously received the Planning Commission Minutes from December 27, 2016.

2. **Discussion of the Timeline for the Proposed Draft Zoning Ordinance.** Mr. Simon stated that the Proposed Draft Zoning Ordinance meetings are scheduled for Thursday, January 12, Thursday, January 19 and Thursday, January 26, 2017, and will take place at the Township Administration Building from 6:00 p.m. to 9:00 p.m.

3. **Review of Zoning Hearing Board Decisions.**

Appeal No. 16-3559 - Appeal of Cellco Partnership d/b/a Verizon Wireless for the premises known as 36 Township Line Road, Elkins Park, to allow for the placement of a rooftop wireless telecommunication facility, ground equipment compound with canopy, a back-up generator and a 6' high fence.

Upon motion by Commissioner Simon, the Committee unanimously agreed to take no action.

4. Upon motion by Mr. Pransky, the Committee unanimously received the report of the Building Inspector for December, 2016.

5. **Old Business:** None.

6. **New Business:**

a). Concerns were raised by Ms. Rappoport related to the tax status of Appeal #16-3562, located at 7848 Old York Road, Elkins Park, PA, and if the second floor of the building were ever purchased in the future by the adult bible school, it would remain on the tax rolls.

Mr. Sekawungu explained that owner; Kim's WWS LLC is a for-profit entity with the entire building under their ownership or a portion thereof, since the building may be part of an office condominium. A portion of the second floor will be used for an adult bible school and the remaining spaces will have other tenants.

Discussion ensued about the building being commercial, and how to go about keeping commercial status and for-profit. Mr. Sharkey suggested reaching out to the owner to encourage him to secure ongoing and future tax paying tenants.

- b). Mr. Simon reported that the Pennsylvania Department of Environmental Protection had agreed to reduce the penalties for a Sanitary Sewer Overflow that occurred on May 9, 2016 at the Glenside Pool in a recent Civil Assessment Consent Penalty (CACP) settlement, by 50%, from \$5,670.00 to \$2,500.00, which was more favorable. Upon motion by Mr. Sharkey, the Committee unanimously agreed to make the lesser settlement payment, subject to lining out the third sentence in the CACP in Paragraph C.

7. **Citizens' Forum:** None.


8. There being no further business, upon motion by Mr. Simon, the meeting was adjourned at 9:37 p.m.



Bryan T. Havir
Township Manager

As per Patty Gee

PUBLIC ATTENDANCE LIST
Public Works Committee @ 7:30 PM
Building & Zoning Committee @ 8:00 PM
Wednesday, January 4, 2017
Curtis Hall
Wyncote, PA 19095

NAME (Please Print Clearly)	ADDRESS	EMAIL/TELEPHONE
Windy Green Harvey	SEPTA 1234 Market St 19107	WgreenA-harvey@ septa.org / 215-580-7334
Russ Prouse	Garnett Fleming 1010 Adams Ave Andover PA	rprouse@gnf.net.com
DENNIS STEFANSKI	SEPTA 1234 MARKET ST 19107	dstefanski@septa.org 215-580-7277
Frank Wachter		
Robert Coyle		
		
Izzy + Hannah Mazzaccaro	226 Harrison Ave Colenside 19038	hannahmazz@gnmail. com 215-317-7655