

SHREWSBURY BOROUGH PLANNING COMMISSION

Regular Meeting: April 25, 2005

Planners Michael Smelgus,
Present: George Smith, Bill Stumbo

Others Mike Lee, Amanda Bobby,
Present: Andrew Bobby

Chairman Smelgus convened the regular meeting of the Shrewsbury Borough Planning Commission at 7:30 p.m. in the Municipal Building, 35 W. Railroad Ave.

APPROVAL OF MINUTES

B. Stumbo moved to approve the minutes of the March 28, 2005 regular meeting. G. Smith seconded the motion. The motion carried with all in favor.

CITIZEN COMMENTS

None

NEW BUSINESS

Andrew & Amanda Bobby - Variance # 2005-2 - to allow an addition that does not meet setbacks at 23 Virginia Ave.

Andrew and Amanda Bobby would like to add an addition to the back of their house that will be in a straight line with the existing house. The existing house was built before the ordinance and is 12 feet from the side setback while the ordinance requires a setback of 15 feet. The side property line slightly angles toward the house, so the proposed addition will be 6 inches closer to the line than the existing house. Mike Lee stated that they are asking for a di minimis variance.

B. Stumbo made the motion to recommend approval of Variance # 2005-2, since the request is for a minimal amount. G. Smith seconded the motion. The motion carried with all in favor.

OTHER BUSINESS

The Planners discussed amending Section 301.6(h) regarding temporary signs for non-profit or charitable organizations.

Mike Smelgus stated that he feels non-profit and charitable organizations should be limited to the use of temporary signs to twice a year for thirty consecutive days like everybody else. The last sentence under Section 301.6(h) should be omitted. The way the ordinance is written now, all non-profit and charitable organizations could have a temporary sign out permanently and that is not fair to businesses that pay taxes to the Borough. Bill Stumbo is in agreement with Mike Smelgus.

Bill Stumbo would like to recommend that Borough Council review the ordinance regarding the Village District and multiple uses. He is concerned that small businesses cannot make a go of it, if they are limited to only one use. Many times two small businesses compliment each other. An example is a tea room and antiques in the same building. He fears that the Village District is on the decline because a small business owner cannot make a living while being limited to only one use, and they cannot afford the high rent in a shopping center.

BILLS AND COMMUNICATIONS

None

REPORTS

None

ADJOURNMENT

The meeting was adjourned at 7:50 p.m.

Prepared By

Doreen Smith

NEXT MEETING: May 23, 2005

