

**SPRINGFIELD TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
July 5, 2022**

The Springfield Township Planning Commission met for their regularly scheduled meeting at 7:00 P.M., in the Boardroom of the Springfield Township Administration Building, located at 1510 Paper Mill Road, Wyndmoor, PA 19038. Present at the meeting were Ms. Murray, Ms. Blankin, Mr. Devine, Mr. Sands, Mr. Schaefer, Mr. Gutowski, Mr. Quill and Ms. Helwig. Also in attendance were Anne Nygard, Community Planner from Montgomery County Planning Commission and Mark Penecale, Director of Planning & Zoning.

Approval of the Minutes:

There were no pending minutes requiring consideration.

Old Business:

There was no old business to discuss.

Commissioner's Report:

There was no Commissioner's Report at this meeting.

New Business:

Christin Pionzio, Esq. presented the plan of LaSalle College High School's proposed David's Building Addition to the Planning Commission. Ms. Pionzio stated that the proposed 7,000 square foot, single story addition would house the existing David's Program. The David's Program provides specialized training to existing students in a one on one or small group setting. The proposed addition will not generate any new students or staff. Ms. Pionzio explained that the Springfield Township Zoning Hearing Board granted the requested dimensional variance for the required number of on-site parking stalls. In addition, she stated that the proposed plan is the same as what was presented to the Planning Commission as a Sketch Plan at a prior meeting. Ms. Pionzio stated that the plan required five waivers and reviewed each of the waivers requested. In addition, she informed the Planning Commission that the application was submitted as a Preliminary as Final Plan.

Ms. Helwig asked the applicant how they would be addressing the noise from air handle located on the Cheltenham Avenue side of the main building.

Ms. Pionzio stated that the chiller unit is scheduled to be replaced as part of this project and a fan with duct work added to redirect the output up instead of out toward the property line.

Additional insulation has been added to the unit and a sound wall will be installed to further assist in baffling the sound of this system.

Ms. Nygard asked the applicant about their willingness to work with both Montgomery County Planning Commission and Springfield Township on a connective trail through the LaSalle Property.

Michael Cassidy, Esq. stated that this is something that LaSalle College High School would not be interested in, due to security concerns. A trail open to the public through the property would run afoul of the School's Security Protocols.

Mr. Quill informed the Planning Commission that he is serving on the newly formed Springfield Township Trails Committee and although working to improve the trails system within the Township, understands the school's concerns for safety.

Ms. Helwig asked the Planning Commission if there were any questions on the plan submitted or the requested waivers. There were none.

Mr. Gutowski thanked the applicant for the steps they have taken to address the issues concerning the air handler. This was seconded by several Planning Commission Members.

Ms. Helwig asked if there were any questions or comments from anyone else in attendance.

Ms. Alison Pottage of 317 Plymouth Avenue stated that Chestnut Hill Academy has had a trail on campus for many years and has had a positive experience with Green Ribbon Trails.

Mr. Gutowski made a motion to approve the plan and the waivers requested as submitted.

The motion was seconded by Ms. Murray and a vote was taken. The application and the requested waivers were recommended for approval unanimously by a vote of 8 to 0.

The meeting was adjourned at 7:43 P.M.

Respectfully Submitted
Mark A. Penecale
Director of Planning & Zoning