

**MEETING MINUTES
JANUARY 26, 2021
7:00 p.m.**

A Meeting of the New Britain Township Planning Commission was held on January 26, 2021, at the Township Administration Building, 207 Park Avenue, New Britain Township, PA beginning at 7:00 p.m. In attendance were: Members Marco Tustanowsky, Alfred Tocci, Theresa Rizzo Grimes, Stephanie Shortall, Gregory Hood and Michelle Martin. Absent from the meeting was Deborah Rendon. Township Zoning Officer Kelsey Harris, Assistant Township Manager Michael Walsh, and Craig Kennard, P.E., Township Engineers, were also in attendance.

I. Reorganization

1. Appointment of Temporary Chair: Upon nomination by Ms. Shortall, seconded by Ms. Grimes, and unanimously carried, Mr. Hood was appointed as Temporary Chair.

2. Nomination of Chair: Upon nomination by Mr. Tustanowsky, seconded by Ms. Grimes, Ms. Shortall was nominated as Chair. No other nominations were presented.

3. Appointment of Chair:

MOTION: A motion was made by Mr. Tustanowsky, seconded by Ms. Grimes, and unanimously carried, to close nominations and appoint Ms. Shortall as Chair.

4. Nomination of Vice Chair: Upon nomination by Ms. Shortall, seconded by Ms. Martin, Mr. Tustanowsky was nominated as Vice Chair. No other nominations were presented.

5. Appointment of Vice Chair:

MOTION: A motion was made by Ms. Shortall, seconded by Ms. Martin, and unanimously carried, to close the nominations and appoint Mr. Tustanowsky as Vice Chair.

6. Nomination of Secretary: Upon nomination by Mr. Tustanowsky, seconded by Ms. Shortall, Ms. Rendon was nominated as Secretary. No other nominations were presented.

7. Appointment of Secretary:

MOTION: A motion was made by Mr. Tustanowsky, seconded by Ms. Shortall, and unanimously carried, to close the nominations and appoint Ms. Rendon as Secretary.

II. Public Meeting

1. Approval of Minutes:

1.1 Minutes of December 8, 2020 Planning Commission Meeting:

MOTION: Upon motion of Mr. Tustanowsky, seconded by Mr. Tocci, the December 8, 2020 meeting minutes were unanimously approved.

2. Cotton Park Review, TMP# 26-005-002-001

2.1 Chris Green, Registered Landscape Architect of Gilmore & Associate's was present to provide the latest renderings of the future Cotton Park project at the corner of Schoolhouse Road and Walnut Street in New Britain Township. Mr. Green gave an overview of the latest comments provided by the Park and Recreation Advisory Board. Mr. Green pointed out updates to the project including traffic measures on Schoolhouse Road, walking trails, added parking spaces, recreational fields, playground equipment, amphitheater event space, concession stand and restrooms building, and batting cages and baseball fields.

Mr. Kennard stated that the staff and Board of Supervisors requested Planning Commission feedback on the latest rendering and that the park project will return to PC closer to the land development phase. Mr. Hood stated that deadlines for grant applications were approaching in May and that PC feedback was helpful for any potential grant applications. Mr. Tustanowsky praised the layout and amenities included on the proposal. Ms. Shortall asked what age groups the baseball fields are designed for. Mr. Green stated that the current fields are designed for high school sports, but that the size could be reduced later. Ms. Grimes asked about traffic calming measures for Schoolhouse Road and if road widening was proposed. Mr. Green responded that speed tables on both sides of the entrances with raised pedestrian walks are proposed for traffic calming. No road widening is proposed. Mr. Hood asked about improvements to Cedar Hill Road. Mr. Green stated that a trail will connect the existing sidewalk from West Branch Park. No other improvements to Cedar Hill are proposed. Mr. Kennard stated that plans road improvements may change depending on any grants that might be awarded for the project. Overall, the Planning Commission was favorable to the current proposal but was open to reviewing ongoing changes that may arise during future planning of Cotton Park.

There were no further questions or comments at this time.

MOTION: There were no motions made at this time regarding the Cotton Park proposal.

III. Public Comment. There was no public comment at this time.

IV. Adjournment

MOTION: A motion was made by Mr. Tocci, seconded by Mr. Tustanowsky, and unanimously carried to adjourn the January 26, 2021 meeting at 7:30 p.m.

Respectfully Submitted,

Stephanie Shortall, Chair

Kelsey Harris, Zoning Officer