

**WEST GOSHEN TOWNSHIP  
PLANNING COMMISSION MEETING  
OCTOBER 16, 2007**

Planning Commission – Dean K. Diehl, Nancy B. Higgins, Jeffrey Laudenslager, Jim O'Brien, Salvatore Triolo, Michael McKie

Supervisor – Dr. Robert White

Administration – Richard J. Craig, Township Engineer  
Diane E. Clayton, Asst. Zoning Officer (Recording Secretary)

Chairman, Dean Diehl, called a stated meeting of the West Goshen Planning Commission to order at 7:00 p.m. on Tuesday, October 16, 2007, at the West Goshen Township Administration Building.

Following the Pledge of Allegiance to the Flag, the floor was opened for public comment. Dr. White announced that it appears as though Pulte developers have withdrawn their contract with the Jerrehian family to develop their land. The Chairman called for approval of the Minutes from the September 18, 2007 meeting. On motion made by Jeffrey Laudenslager and seconded by Jim O'Brien, the minutes were approved unanimously.

Final Plan Reviews:

**Steward Subdivision**

Location: 820 South Five Points Road  
Represented by: Roy & Jeanne Steward, Rodger Steward

The plan represents a minor subdivision characterized by a lot line change, which will transfer property belonging to 820 South Five Points and redistribute it to three adjacent parcels. A motion was made by Jeffrey Laudenslager and seconded by Nancy Higgins that the plan be recommended for approval to the Board of Supervisors as submitted. Motion carried 6:0

Initial Submissions:

**The West Chester Diner**

Location: 1147 West Chester Pike  
Represented by: Nicholas Vastardis, Engineer  
Atef El Hendaw

The proposed land development plan depicts a 1,350 square foot restaurant building addition with additional parking.

**CMC Ten-O-Three**

Location: 1003 West Chester Pike

In an effort to minimize the nonconformity of existing lots, the applicant has combined four lots to create one larger lot. The initial land development plan presented exhibits a 5,886 square foot retail/warehouse addition. Mr. Craig stated to the applicant that a traffic study would be necessary for the site.

Conditional Use Application Review:

Applicant: Dash Enterprises

Represented by: Dave Gibbons, D. L. Howell & Associates

The applicant proposes to develop property at 312-439 Westtown Road for use as an automobile showroom, office, and repair shop. The property is zoned Multipurpose District, in which conditional use approval is necessary. A motion was made by Nancy Higgins and seconded by Michael McKie that the conditional use application be recommended for approval to the Board of Supervisors. Motion carried 6:0

Committee Reports:

There were no reports presented.

There being no further business, on motion by Salvatore Triolo and seconded by Jeffrey Laudenslager the meeting was adjourned at 7:45 p.m.

Respectfully submitted,

Diane E. Clayton  
Recording Secretary