

**BOROUGH OF MEDIA  
MINUTES  
SPECIAL MEETING  
PLANNING COMMISSION MEETING  
DECEMBER 12, 2002**

The Media Borough Planning Commission met on the above date to hold a special meeting as a follow-up to the December 3, 2002 monthly meeting with the following individuals present: Chairperson Steve Moss, Vice-Chairperson William Payne, Peter Williamson, and Gordon Grimditch. Also present were Code Enforcement Officer Jeffery, Vice-President Robinson, and Secretary Higgins. Robert Yosua, Chris Pavlou, and Tina Mason were absent from the meeting.

Chairperson Moss announced that the Commission was meeting today to take formal action on the applications that were discussed at the December 3, 2002 meeting. Chairperson Moss called the meeting to order at 5:35 p.m.

**Sign Applications**

County Auto Service – 306 E Baltimore Ave.

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. *Code Enforcement Officer Jeffery explained that County Auto Service would like to place a panel in the existing freestanding sign at the corner of 306 E Baltimore Ave.* Chairperson Moss requested Secretary Higgins to explain the original motion. *Secretary Higgins replied that Gordon Grimditch motioned to approve application as submitted with the condition that Code Enforcement Officer Jeffery follows-up with Media Real Estate Co. in order to have landscaping installed at the base of the freestanding sign. Robert Yosua seconded the motion.* Bill Payne entertained a motion to approve original motion with attached condition; seconded by Gordon Grimditch. Motion carried unanimously.

Starbucks – 443 E Baltimore Ave.

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. Code Enforcement Officer Jeffery explained that Foreman Sign Co is proposing to install a freestanding sign on the existing sign- post equivalent to the existing Media Borough Welcome sign. The message would read the tenants' names and have a landscaped base. Chairperson Moss requested Secretary Higgins to explain the original motion. Secretary Higgins replied that Robert Yosua entertained a motion to approve application as submitted; seconded by Gordon Grimditch. Bill Payne entertained a motion to approve original motion; seconded by Gordon Grimditch. Motion carried unanimously.

Christina Aborlleile, Esq. – 119 W. State Street

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. *Code Enforcement Officer Jeffery explained that Ms. Aborlleile wants to place a 1.94 sq ft wall sign at 119 W State Street to recognize the name of her law firm.* Chairperson Moss requested Secretary Higgins to explain the original motion. *Secretary Higgins explained that Gordon Grimditch made a motion to approve application as submitted; seconded by Robert Yosua.* Bill Payne entertained a motion to approve original motion; seconded by Gordon Grimditch. Motion carried unanimously.

Hibberd Brothers Insurance – 210 W. State Street

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. *Code Enforcement Officer Jeffery explained that Tom Hibberd is proposing to place a wall sign that consists of black raised letters that are to be affixed to the cream wall. The location of signage is currently prohibited by code but after a brief discussion the commission decided that the business has been apart of Media for very long times and that the signage does improve the gateway onto State Street.* Chairperson Moss requested Secretary Higgins to explain the original motion. *Secretary Higgins explained that Gordon Grimditch motioned that council not oppose application as submitted; seconded by Robert Yosua.* Peter Williamson made a motion to approve the original motion; seconded by Gordon Grimditch. Motion carried unanimously.

Timothy Walsh, Esq. – 200 South Ave/ 202 W Baltimore Ave.

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. *Code Enforcement Officer Jeffery explained that Tim Walsh is proposing to place three signs at the above property. A freestanding illuminated sign to advertise the law practice, two wall signs that would state the practicing attorneys names one would be on the South Ave façade and the other on the Baltimore Ave façade both would have a spot light directly on each sign.* Chairperson Moss requested Secretary Higgins to explain the original motion. *Secretary Higgins explained that Gordon Grimditch made a motion to approve application as submitted; second by Robert Yosua.* Bill Payne entertained a motion to approve original motion; seconded by Gordon Grimditch. Motion carried unanimously

**Minor Land Development**

Law Office – 200 South Ave/202 W Baltimore Ave.

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. *Code Enforcement Officer Jeffery explained that Tim Walsh is proposing to change to use of 200 South Ave/202 W Baltimore Ave. from mercantile to business use. Mr. Walsh proposes to use the first floor as his law office and keep the second and third*

*floors as residential use. Peter Williamson recommended that a landscaping plan be incorporated. The parking requirements are met. Chairperson Moss requested Secretary Higgins to explain the original motion. Secretary Higgins explained that Robert Yosua made a motion that Council approves application as submitted with condition that a landscaping plan be incorporated. Gordon Grimditch seconded the motion. Peter Williamson made a motion to approve the original motion; seconded by Gordon Grimditch. Motion carried unanimously.*

#### Parking Lot – 42 E Front Street

Chairperson Moss requested Code Enforcement Officer Jeffery to briefly summarize the application. *Code Enforcement Officer Jeffery explained that applicant is proposing to create a parking area for his tenants at 42 E Front Street. The application is proposing to eliminate three metered street spaces to create three non-metered off street spaces for his tenants. Peter Williamson recommended that the paving be as close to the street as possible so that green may remain between the building and the lot. Chairperson Moss requested Secretary Higgins to explain the original motion. Secretary Higgins explained that Gordon Grimditch made a motion to approve the preliminary application with condition that a landscaping plan are submitted and that Engineer Walton's concerns dated 10/31/02 in the NDI memo be addressed; seconded by Robert Yosua. Gordon Grimditch made a motion to approve the original motion; seconded by Peter Williamson. Motion carried unanimously.*

#### Approval of Minutes

Peter Williamson made a motion to approve the minutes of the Commission meeting from November 6, 2002. Gordon Grimditch seconded the motion. Motion carried unanimously.

#### Closing Discussions

Vice-President Robinson informed the Commission that the Zoning Hearing Board is requesting an increase in members to allow for a five-member board oppose to a three-member board. Peter Williamson motioned that Council approve the member increase; seconded by Bill Payne.

Peter Williamson inquired to if any Commission members had any suggestions in order to improve the attendance. Peter Williamson suggested that Council allows for a larger board, Vice-President Robinson explained that the Planning Commission is at its maximum number of members. Bill Payne suggested that they have two alternate members who would come to all meetings and sit if a member can't make it. The alternates would alternate from month to month. Peter motioned that a recommendation is made to Borough Council to allow for two alternates; Bill Payne seconded the motion. Motion carried unanimously.

**Adjournment**

Bill Payne motioned to adjourn the meeting; seconded by Peter Williamson. Motion carried unanimously. Meeting adjourned at 6:07 p.m.

Respectfully submitted,

Tara Lynn Higgins  
Administrative Secretary