



## *Borough of Pottstown*

*Borough Hall, 100 East High Street  
Pottstown, Pennsylvania 19464-9525*

### **POTTSTOWN BOROUGH PLANNING COMMISSION**

Pottstown Borough Hall Council Chamber Room  
100 E. High St Pottstown, PA 19464  
Wednesday, June 16, 2021, 7:00 pm

Present Members: Jim Derr, Chair  
Rich Bouher, Brian Hydier, Thomas Hylton

Absent Members: Dan Weand

Additional Present: Charles Garner, Borough Solicitor  
Danelle Baer, Montgomery County Planning Commission  
Bob Flinchbaugh, Cedarville Engineering Group  
Winter Stokes, Zoning Officer

This meeting was held via video conference (GoTo Meeting) due to the COVID-19.

Meeting called to order by Mr. Derr at 7:00 p.m.

**Approval of Minutes:** Motion to accept the January 2021 minutes was made by Tom Hylton, seconded by Mr. Hydier. All in favor with Mr. Bouher abstaining.

### **331 Circle of Progress- revision**

Property owner, John Giannopoulos, and his design professional Joshua Castillo of Wilkinson & Assoc. were present to discuss revisions from a cabana bar to a shipping container unit. It was noted that zoning relief is required for the placement and size of this structure. An application for zoning relief has been submitted.

Mr. Flinchbaugh advised that other than zoning relief, the plan does comply with the Borough ordinances, subject to satisfying the outstanding comments of his review letter dated April 22, 2021, and to change related language on all plans. Mr. Giannopoulos noted that the shipping container would be smaller than the cabana bar.

A motion was made by Mr. Hydier, seconded by Mr. Bouher to recommend approval of the revised Plan to Borough Council, subject to the Applicant obtaining the appropriate zoning relief needed for the new structure and subject to complying with the remaining items outlined in the engineer's review letter. All in favor.

**Public Comments:** None.

**Blight:** Mr. Garner advised that the Blighted Property Committee met this afternoon. The Planning Commission voted on a number of properties:

1. To declare 3 properties as blighted: 329 Chestnut St., 707 Hamilton St., and 350 Walnut St. It was noted that grant money was awarded for the Hamilton Street property. Commission members would like to table discussions on 707 Hamilton and 350 Walnut Street until further information is provided.

A motion was made by Mr. Hylton, seconded by Mr. Hydier, to enact a Resolution to declare 329 Chestnut Street blighted and authorize the Department of Licensing and Inspections to provide notice to the property owner to correct the violations within 30 days. Mr. Bouher abstained.

2. To certify 4 properties as blighted: 357 Chestnut St., 306 N Evans St., 566 High St., and 450 South St.

A motion was made by Mr. Hydier, seconded by Mr. Hylton, to enact a Resolution to certify 357 Chestnut St., 306 N Evans St., 566 High St., and 450 South St. as blighted and forward each property to Montgomery County Redevelopment Authority for possible acquisition. Mr. Bouher abstained.

**Pottstown Regional Planning (PMRPC):** No report.

**Keim Street Bridge:** No change.

**Conditional Use:** 866 High St.: intent for a shoe store. Provided for informational purposes only.

**New business:** Nothing to report.

**Adjournment:** The meeting was adjourned at 7:25 p.m.