

**DOYLESTOWN BOROUGH PLANNING COMMISSION
COMPREHENSIVE PLAN MEETING
OCTOBER 10, 2023
MEETING MINUTES**

The meeting of the Doylestown Borough Planning Commission was held at Borough Hall at 7:30 pm on October 10, 2023. Members present were as follows:

James Lannon, Chairman
Nicholas Caramenico
W. Andrew Happ
Heather Mahaley
MaryAnne Baenninger
P.R. West

The meeting was also attended by Karyn Hyland, members of Borough Council, and representatives of the Bucks County Planning Commission.

CALL TO ORDER: The meeting was called to order at 7:30 pm by Mr. Lannon, followed by the Pledge of Allegiance in honor of Martin Corr.

MEETING MINUTES from the September 26, 2023 will be available at the next meeting.

COMPREHENSIVE PLAN UPDATE Mike Roedig brought the Commission up to date with the Comprehensive Plan. Mr. Roedig picked up where the Commission had left off at the last meeting, reviewing feedback from the public workshops and prioritizing land use concerns based on the degree of public interest, balance of short-, mid-, and long-term implementation, and feasibility. The Commission reviewed and reorganized feedback with respect to Historic Preservation and Housing and Development. Subtopics of historic preservation included educating the public, fence review, feasibility of utility line burial.

Council member Larry Browne suggested adding an appendix to the Comp Plan to index workshop feedback, particularly comments that should be reevaluated for appropriateness during future comprehensive plan updates. The Commission members agreed this would be a good idea to pursue.

With respect to HARB and what they will and will not approve of, it was suggested there should be design guidelines in place to help steer property owners. A pre-approved list of building materials was also suggested as it will help homeowners reduce procedural delays, and improve meeting efficiency, particularly as the commission is exploring expanding the scope of historic review. A pre-approved list would benefit homeowners and staff. Mr. Lannon believes this is something that should be pursued and put in the plan rather than the appendix.

The Housing and Development subtopics included accessory dwelling units, multi-generational dwelling units, public notice process, opportunities for sustainable development, and increasing communication.

The next regularly scheduled Planning Commission meeting has agenda items that are not relevant to the Comprehensive Plan. As such, the next special meeting of the Planning Commission - Comprehensive Plan will take place on November 14, 2023, where they will finish going through the remaining slides beginning with Housing and Development.

ADJOURNMENT: There being no further business, the Commission adjourned at 10:00 pm in honor of Libby White.

Respectfully submitted,
Erika Fellman