

**MINUTES
DERRY TOWNSHIP DESIGN REVIEW BOARD
JUNE 27, 2011**

The meeting of the Derry Township Design Review Board was called to order at 5:58 p.m. by Vice Chairwoman Cindy Farkas.

ROLL CALL

Members Present: Cindy Farkas, Vice Chairwoman; Sandy Ballard, Secretary; Ed Buchan; Dan Sheffey; Pam Moore

Members Absent: Phil Guarno, Chairman; Joyce St. John

Also Present: Chuck Emerick, Assistant Director of Community Development; Jenelle Stumpf, Community Development Secretary

Public Attendance: Lynn Woolcock

APPROVAL OF MINUTES

On a motion by Ms. Moore and second by Ms. Ballard, the minutes of April 25, 2011 were unanimously approved as presented.

NEW BUSINESS

a. Consideration of patio extension for the property located at 102 West Chocolate Avenue – Fenicci’s Restaurant (Phil Guarno, DRB #308)

Lynn Woolcock represented the proposal. Relief is currently being sought before the Zoning Hearing Board to move 16 outdoor seats which were previously approved for the front of the building to the side (Linden Road frontage) of the building. It is also proposed to demolish an existing shed and use the space for the patio extension. The brown stucco on the side of the building will be replaced with stone facing to match what is on the existing patio area. All of the building’s metal siding will be repainted in the existing color. A forest green, fabric awning is proposed above the extended section of the patio. Mr. Woolcock commented that Phil Guarno has not yet specified whether the awning will be retractable or stationary, but he is assuming it will be stationary because of its size.

Mr. Buchan inquired if any columns will be necessary to support the awning. Mr. Woolcock believes some sort of support posts will be needed.

Ms. Ballard asked for clarification about zoning relief which was granted to have the 16 seats in the front of the building. Mr. Woolcock said the relief was granted about 2 years ago. Mr. Emerick added that while the patio seating is in use, Mr. Guarno will remove seats from inside the restaurant so a parking issue does not occur. Mr. Woolcock stated that they discovered issues with having the seating in front of the

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building due to noise, dirt, and transporting the food in a timely manner from the kitchen which is located at the back of the restaurant.

Mr. Woolcock stated that the windows will be replaced, but they will be the same design as what is existing. Mr. Buchan asked what kind of lighting will be in the new patio area. Mr. Woolcock answered that it will match what is on the front of the building.

The motion to issue a Certificate of Appropriateness for the proposal as presented, assuming that the requested zoning relief is granted by the Zoning Hearing Board, was made by Mr. Buchan, seconded by Ms. Ballard, and passed unanimously.

b. Consideration of privacy fence for the property located at 554 West Chocolate Avenue (Allison Beck, DRB #309)

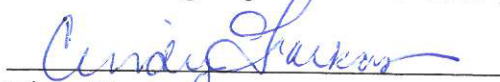
Mr. Emerick stated that two panels of fencing are proposed to be installed on the east side of the house, in line with the area of where the porch and the house meet.

The motion to issue a Certificate of Appropriateness for the fence, with the stipulation that it be maintained in an acceptable condition, was made by Mr. Buchan, seconded by Ms. Moore, and passed unanimously.

OTHER BUSINESS

As discussed at the April 2011 meeting, Ms. Ballard asked if staff had determined the total number of properties in the Chocolate Avenue Preservation Overlay district. Mr. Emerick replied that the estimate is 220 properties. Ms. Ballard would like the Township to send an annual letter to all of the property owners, informing them of the requirement to get approval from the Design Review Board for any material changes to their property. Mr. Sheffey agreed with sending at least one letter, but not necessarily every year. Ms. Farkas asked about approaching the Hershey Partnership as a means of spreading the word. Mr. Emerick suggested a Township newsletter notice. Ms. Ballard does not think that would be as effective. She will seek approval from the Board of Supervisors to expend the funds necessary for this mailing. Ms. Ballard also stated that as a follow up, a notice could be given to the Hershey Partnership and placed in the Township newsletter annually as a reminder and maybe every 4 years the Township could send the notice again, in case the properties have new owners.

The meeting adjourned at 6:25 p.m.



Vice Chairwoman