



TOWNSHIP OF UPPER UWCHLAN  
BOARD OF SUPERVISORS

**CONDITIONAL USE HEARING**  
**Applicant: Gunner Properties, Ltd. – 160 Park Road**

May 8, 2018  
6:00 p.m.  
Approved

Location: Upper Uwchlan Township Building, 140 Pottstown Pike, Chester Springs PA 19425

Attending:

Board of Supervisors

Jamie W. Goncharoff, Chair  
Sandra M. D'Amico, Vice-Chair  
Guy A. Donatelli, Member

Kristin Camp, Esq. Township Solicitor  
Nancy Sciarretta, Court Reporter

Township Administration

Cary B. Vargo, Township Manager  
Shanna Lodge, Assistant Township Manager  
Gwen A. Jonik, Township  
Al Gaspari, Codes Administrator

Mr. Goncharoff called the Hearing to order at 6:05 p.m., read the Application and asked Ms. Camp to proceed with the Hearing. Approximately 4 residents were in attendance. Nancy Sciarretta, Court Reporter, recorded the proceedings. The Court Reporter's transcript is the formal Record of the Hearing.

Ms. Camp read Gunner Properties' Application seeking approval for a seasonal eating and drinking establishment at 160 Park Road, as well as approval for off-site parking. Ms. Camp entered into the Record the following Board of Supervisors' Exhibits:

- B-1 Conditional Use Application dated April 6, 2018 and cover letter
- B-2 Conditional Use Plan prepared by D.L. Howell & Associates, dated April 15, 2018
- B-3 Proof of publication – Daily Local News April 24, 2018, May 1, 2018
- B-4 Affidavit of property posting
- B-5 Draft Planning Commission April 12, 2018 meeting minutes
- B-6 Traffic analysis letter prepared by F. Tavani, dated November 30, 2017
- B-7 Conditional Use Application Decision - June 13, 2017
- B-8 Correspondence from the Township, dated February 26, 2018, to Mr. Gunther regarding Land Development Plan approval for the property

Ms. Camp explained the procedures of the Hearing; Don Tracy of Waynebrook Drive was admitted as a Party to the Proceeding.

Alyson Zarro, Esq., Fred Gunther and Chase Gunther were in attendance. Ms. Zarro distributed copies of the Applicant's Exhibits A-1 through A-8. Testimony was heard.

Mr. Tracy offered comments. The Hearing was closed. The Board has 45 days to render a Decision. It may be read at their May 21, 2018 meeting.

There being no further business to be brought before the Board, Mr. Goncharoff adjourned the evening at 7:12 p.m.

Respectfully submitted,

Gwen A. Jonik  
Township Secretary