

TIOGA COUNTY PLANNING COMMISSION
Minutes of
Wednesday October 9, 2024
6:30 P.M. Tokishi Building

Call to Order: Roger Bunn called the meeting to order at 6:30 p.m.

Roll Call: The roll call found six (6) members present: Roger Bunn, Carol Hoke, Karl Kroeck, Bill Roosa, Erick Coolidge, and Kevin Connelly. Also, in attendance Kaye Aumick; Planning Director and Deb Crawford; Administrative Director. Public in attendance: None

Approval of Minutes: A copy of the September minutes was available for review. Motion to approve was made by Carol Hoke, second by Kevin Connelly. Motion carried.

Public Comment: None

Presentations: None

Old Business: Kaye gave the following updates:

- **Sky King Fireworks – Lawrence Township** – Nothing new to report. Still waiting for the final plans to be delivered to the planning office and recorded.
- **Keeneyville Compressor Station – Middlebury Township** – Construction Phase – Nothing new to report; still on track to finish construction in mid-2025. Kaye will reach out for an update.
- **Mountain Laurel Recovery Center – Westfield Borough** – Construction Phase – We are still waiting for the Notice of Termination and the final plans to be submitted. Kaye will reach out again for an update.
- **Lawrenceville Family Dollar – Lawrenceville Borough** – Nothing new to report; still waiting for the final plans.
- **Three Springs Ministries – Morris Township** – Construction is complete and the final plans have been recorded. Motion by Erick Coolidge to close out the project and remove from the agenda, second by Bill Roosa. Motion carried with 6 yes votes.
- **Morris Run Water Treatment – Acid Mine Reduction** – They are still working on negotiations with a few property owners. Some of those impacted have not yet given their consent. They are 90% complete and will start submitting for permits and restart communications with the local municipalities. A project scope will be provided soon.
- **Kecks Food Service – Jackson Township** – Nothing new to report. They are working on updating the plan and the conditions.
- **PGE Huckleberry Pad C – Compressor Station – Union Township** – Construction phase - Nothing to report at this time.
- **Tioga North Interconnect – Chatham Township** – Construction phase. Kaye will reach out in about 6 months for an update.

New Business: None

Other Business:

- **Lighting Ordinance** – The Ordinance was approved by the Board of Commissioners at their October 8th meeting. The Ordinance has been adopted by the County.
- **SALDO** – Articles 3,4, and 5 updates were discussed by the subcommittee.
 - Continued discussion on Preliminary versus Final Approval.
 - There was some discussion on privacy fencing and setbacks.
 - The subcommittee will continue to work on Articles 1-5 until members are in agreement of all changes. The entire planning commission will review and give input on the updates before moving on.
 - The document will then go to the Board of Commissioners for their approval to send to legal for review and approval. We will then move forward with the reviewing the next Articles.
 - The Department of Environmental Protection will be added to the definitions.

Directors Report: Kaye gave her verbal report.

- Deb Bigley has resigned her position on the commission. Dawn Avery is interested and a letter will be given to the Board of Commissioners for approval at their next meeting in November to appoint her for the remainder of Deb's term.
- Overview of the number of subdivisions since the September meeting and which Municipalities they were in.
- There have been 54 land developments and subdivisions this year. Last year at this time we also had 54.

Next meeting: November 13, 2024.

No further business – Meeting adjourned at 7:08p.m.

Respectfully Submitted by Kaye Aumick.