

PINE GROVE TOWNSHIP PLANNING COMMISSION
175 OAK GROVE ROAD, PINE GROVE, PA 17963
September 7, 2016 MEETING MINUTES



CALL TO ORDER –Chairman Frank Fox called the September 7, 2016 meeting to order with the Pledge of Allegiance at 7:00 PM. Attending were Planning Commission Members Frank Fox, Craig Kramer, and John T. Stahl. Ray Stump and Andrew Logsdon were absent. Also in attendance were Planning Commission Secretary Cynthia Hummel, Township Engineer Ryan Fasnacht, and John Mars.

PUBLIC COMMENT ON AGENDA ITEMS – No comments were received.

APPOINT VICE-CHAIRPERSON – Fox recommended we table nominating a Vice Chairman. Stahl made a motion to table nominate for Vice-Chairman and Kramer seconded the motion; all were in favor and motion carried 3 to 0.

MINUTES --Fox mentioned with the mix of absent members he suggested to table the approval of the minutes. Stahl motioned to table approving the June 1st and August 3rd minutes Kramer seconded the motion; all were in favor and the motioned carried 3 to 0.

PERSONS TO BE HEARD – No persons to be heard.

OLD BUSINESS

Mars Diesel – Final Plan – Fox mentioned we received a request for a two months’ extension. Fasnacht said he updated the cost estimate for the completed items; to date the project is about 45% complete including the 10% contingency cost. Fasnacht said the majority of the cost is the site paving. Fasnacht said the only items remaining is to provide PennDOT closeout documents, financial security, and the \$3,000 fee in lieu of land.

John Mars explained a two months’ extension will not be enough, he will be back and request another extension. Mars said he would like to start building in the Spring. Mars said at this point most of the project is paid for, he would like a little time to finance the building, and hopefully build up some revenue. Mars said the only Conservation District comment was the grass and since their visit the grass is growing, he has cut the grass 3 times. Mars said he keeps in contact with the neighbors to make sure everything is alright. Mars said he does not want to put the blacktop on the site, he is concerned it will get destroyed. Mars said he would like to get as much completed except for the blacktop.

Fox said in other municipalities a building permit cannot be obtained until the plan is recorded.

Stahl commented he has seen significant improvements to the lot. Kramer and Stahl agreed as long as improvements continue they would be willing to give a longer extension. After a brief discussion about length of time to spring, a six-month extension was agreed upon; Fasnacht calculated the date as March 8, 2017. Stahl made a motion to approve a six-month extension ending March 8, 2017, Kramer seconded the motion, all were in favor and motion carried 3 to 0. Fasnacht said to Mars to check into bonding instead of financing the security.

NEW BUSINESS – No new business to discuss.

CORRESPONDENCE - Fox mentioned there will be a Zoning Hearing Board on September 22, 2016 at 6:30 PM for Matthew and Meloni Lehman.

PUBLIC COMMENT –No public comment.

ADJOURNMENT – At 7:10 PM Stahl moved to adjourn the meeting and Kramer seconded the motion, all were in favor and the motion carried 3 to 0.

Respectfully Submitted,

Cynthia Hummel, Planning Commission Secretary

Approved on October 5, 2016 at Planning Commission Meeting