

**PENN TOWNSHIP  
PLANNING COMMISSION MINUTES  
228 CLIFFORD ROAD, SELINSGROVE  
March 28, 2022**

**Members present included:** Brian Wentzel, Marvin Weaver, Dan Kuruna, Jon Payne and Ken Herman Jr.

**Members Excused:** Derek Straub & Robert Grayston

**Also Present:** Manager Julie Hartley, Solicitor Jim Bathgate and Alex Deery

**The meeting was called to order by Chairman Brian Wentzel at 6:32 pm.**

**On motion by Ken Herman Jr., and seconded by Dan Kuruna, and carried on a 5-0 vote, the minutes of the March 14, 2022 Planning Commission meeting were approved as presented.**

**Persons to be Heard:**

Alex Deery of ReNu Solar representing the Accessory Solar Energy System for the Paul Long residence located at 1310 Fair Oak Road parcel number 13-02-030, informed the Planning Commission that the residence is slated to install a forty-panel system. The roof has passed inspection for load capacity and the homeowner will own the system. The panels have a twenty-five-year warranty on panels and workmanship by ReNu and the panels have a manufacturer's warranty of thirty years. Remote monitoring of the system will be in place as well as the homeowner having a phone app to allow monitoring of the system's performance. ReNu is based out of Harrisburg, PA. The energy produced is for the homeowner but all excess electricity goes to PPL. The warranty is transferable and the system has a rapid shut down system during outages. There is a kill box outside of the home in case there is a fire emergency and thirty-six-inch walkways are provided at the ridgelines to allow firefighter's access. ReNu replaces invertors free of charge as they have an average life of ten years. All environmental waste is handled according to regulations. The panels do not glare and they do not use mirrors under their panels. Jim asked if the twelve-month decommissioned panel removal is able to be done by ReNu and Alex said it is their policy to remove such panels in days after decommissioning. After discussion the following motion was made:

**On motion by Brian Wentzel, and seconded by Marvin Weaver, and carried on a 5-0 vote, to recommend that the Board of Supervisors approve the Conditional Use of Paul Long for a roof mounted Accessory Solar Energy System provided that they follow all local, state and federal regulations.**

**New Business:**

Changes to Section 411.1 AC- The Planning Commission reviewed the Agricultural Conservation changes for section 411.1 through 411.5 with no additions or corrections.

**Proceed with Adoption of Amended Zoning Ordinance – On motion by Ken Herman Jr., and seconded by Marvin Weaver, and carried on a 5-0 vote, to recommend to the Board of Supervisors to begin the process of adopting the comprehensive zoning amendment changes and the zoning map changes.**

**Old Business:**

Ethics Commission Forms due

**FYI:**

- Bright Farms – Final LD, filed 6.17.20, due 5.6.22
- VFW Subdivision, filed 1.5.21, due 4.29.22
- Lester Sensenig Land Development, filed 3.22.21, due 5.13.22
- Cottontail Solar 6, LLC Land Development, filed 12.7.21, due 4.13.22
- Ellie Herman, Conditional Use Hearing, filed 2.16.22, due 4.15.22, hearing 4.6.22
- Paul Long, Conditional Use Hearing, filed 3.16.22, due 5.13.22, hearing 5.4.22

**Adjournment – On motion Marvin Weaver and seconded by Ken Herman Jr., and carried on a 5-0 vote, the Planning Commission meeting was adjourned at 7:44 p.m.**

Respectfully submitted,  
Julie Hartley, Township Manager