

**PENN TOWNSHIP
PLANNING COMMISSION MINUTES
228 CLIFFORD ROAD, SELINGSGROVE
July 8, 2024**

Members present included: Brian Wentzel, Jon Payne, Chris Fetter, Marvin Weaver, Laura Fellencer, Isaac Ramer Jr. and Dan Kuruna

Also Present: Manager Julie Hartley, Solicitor Jim Bathgate, Tim Thomson and Paul Long Jr.

The meeting was called to order by Chairman Brian Wentzel at 6:30 pm.

On motion by Laura Fellencer and seconded by Isaac Ramer Jr., and carried on a 7-0 vote, the minutes of the June 24, 2024 Planning Commission meeting were approved as presented.

Persons to be Heard:

Tim Thomson, Alternate Candidate – Tim introduced himself and explained why he would like to serve on the Planning Commission and where he resides in the township. He is currently working on the Penn Township Road crew and other odd jobs.

Paul Long, Alternate Candidate – Paul also introduced himself and said he would like to serve on the Planning Commission, hoping to help. He explained where he lives in the township and that he is a retired truck driver. Jim explained that the alternate positions are not part of the regular membership but can attend each meeting, add comment and vote if a quorum is not present. **On motion by Dan Kuruna and seconded by Laura Fellencer to recommend that the Board of Supervisors appoint Tim Thomson and Paul Long as Alternates to the Planning Commission.**

New Business: None

Old Business:

Report on Cottontail Solar 6 from Township Engineer – Jim reviewed the letter from Chad Shaffer, Township Engineer. Item one noted that the fence and landscape buffer were moved to the correct location. Item two said the fence at the southwestern corner has been installed. Item three noted that the concentrated runoff at the western end of the sock trap has been resolved. Item four and six, solar arrays that were added in block three section one has not been submitted yet on as-built plans. Item five and seven, stated that it is on-going process to seed and stabilize the disturbed areas but there has been improvement since the April 29, 2024 inspection. Item eight, portions of the gravel access roads remain to be installed. Item nine, road entrances off Sassafras and Clifford will need to be brought into compliance with the approved plans prior to project close-out. Jim suggested after review of Chad's letter that anything else that needs addressed should be placed on a list and given to Chad. Some items mentioned for further review are as follows: 1) Self Locking Gates; 2) Emergency Response Plan; 3) Plan addressing Maintenance of Grounds; 4) Decommissioning Bond; 5) Noise Level Study before close-out.

Stormwater Ordinance Revisions – Tabled

Agricultural/Open Space Trail – Dan Kuruna will reach out to Derek Straub to see if Susquehanna University would like to be involved in the project.

FYI:

- Fike Brothers Carpet One Conditional Use, filed 6.14.24, due 8.13.24, hearing 8.7.24
- Terry Stauffer Add-On Subdivision, filed 6.24.24, due 9.20.24

Adjournment – On motion by Laura Fellencer, and seconded by Jon Payne, and carried on a 7-0 vote, the Planning Commission meeting was adjourned at 7:35 p.m.

Respectfully submitted,
Julie Hartley, Township Manager