

**PENN TOWNSHIP
PLANNING COMMISSION MINUTES
228 CLIFFORD ROAD, SELINGSGROVE
September 13, 2021**

Members present included: Brian Wentzel, Jon Payne, Derek Straub via Zoom and Alt. Dan Kuruna via Zoom

Members Excused: Robert Grayston, Marvin Weaver and Ken Herman Jr.

Also Present: Solicitor Jim Bathgate and Manager Julie Hartley

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

On motion by Jon Payne and seconded by Derek Straub, and carried on a 3-0 vote to have Alternate Dan Kuruna join the meeting as a full member.

On motion by Jon Payne and seconded by Dan Kuruna, and carried on a 4-0 vote, the minutes of the August 23, 2021 Planning Commission meeting were approved as presented.

Persons to be Heard: None

New Business:

There was discussion about restricting Principal Solar Energy Systems where class one and two soils are present. Other board members, as well as the ones present, had expressed concerns and asked that the subject be revisited. Jim Bathgate noted that at this time there are no restrictions in the PSES section of the ordinance based on soil classes but that it is an allowable constraint. Also, the set back of a PSES needs to be reviewed.

On motion by Dan Kuruna and seconded by Derek Straub, and carried on a 4-0 vote, to request that the Board of Supervisors delay the adoption of the amended Zoning Ordinance for sixty days to allow the Planning Commission time and opportunity to address these concerns.

Old Business:

On motion by Jon Payne and seconded by Derek Straub, and carried on a 4-0 vote, to change the start time of the regular and workshop Planning Commission meetings in 2022 to 6:30 pm.

Discussion was held on the options of the Doug Klinger add-on subdivision.

FYI-

- Bright Farms – Final LD, filed 6.17.20, due 11.9.21
- RBBB Holdings/Ron Brubaker – Final LD, filed 8.25.20, due 10.5.21
- VFW Subdivision, filed 1.5.21, due 10.5.21
- Lester Sensenig Land Development, filed 3.22.21, due 11.15.21
- Marvin Weaver Conditional Use, filed 5.13.21, due 10.8.21, hearing 9.1.21, 6 pm
- Marvin Weaver – Final LD, filed 6.11.21, due 12.8.21
- John Kline/Trinity Solar Conditional Use, filed 7.12.21, due 9.10.21, hearing 9.15.21 (continuance), 6 pm
- Kevin Gray/Trinity Solar Conditional Use, filed 7.16.21, due 9.14.21, hearing 9.15.21 (continuance), 6 pm
- Ronald Herman/ReNu Solar Conditional Use, filed 7.16.21, due 9.14.21, hearing 9.15.21 (continuance), 6 pm
- Joshua Hoover/Trinity Solar Conditional Use, filed 8.9.21, due 10.8.21, hearing 9.15.21 at 6 pm
- Douglas Klinger Add-On Subdivision, filed 8.18.21, due 11.16.21
- Brad Bailor/Powerhome Solar Conditional Use, filed 8.31.21, due 10.30.21, hearing 10.5.21 at 6:30 pm

Adjournment – On motion by Derek Straub and seconded by Dan Kuruna, and carried on a 4-0 vote, the Planning Commission workshop meeting was adjourned at 7:50 p.m.

Respectfully submitted,
Julie Hartley, Township Manager