

Monday, November 4, 2024 @ 6:30 pm
Planning Commission Meeting Minutes, Room 203

Meeting was called to order by Chair Chris Kunes @ 6:30 pm.

Attendees were Chris Kunes, Ben Haupt, Keri Miller, Jane Scheuchenzuber, Mike Arthur, Don Myers, by phone, and Lindsay Covalt arrived @ 6:39 pm.

Pledge of Allegiance was recited.

Public Comment – None

REPORTS:

- **BOS Report** - Ben Haupt reported the supervisors are getting finances up to speed and are finally getting real numbers to work with. Getting close to being ready to submit the 2022 DCED Report and then will work on submitting the 2023 DCED Report. Also working through the court system with the Auman property. Some of the fire Hydrants will be replaced. Jim Smith resigned as maintenance and also resigned from the Advisory Board. Dave Sweeley has been hired to replace Jim Smith as Maintenance. Ms. Miller asked if there is a Special Events ordinance being worked on. Mr. Haupt said that David Gaines worked on a Special Events ordinance and that the BOS will be reviewing it at next Thursday's meeting. Mr. Kunes said that it is normal procedure that an ordinance go before the Planning Commission before the BOS vote on the ordinance. The Planning Commission would like to review the Special Events Ordinance before there is a vote by the BOS.
- **Zoning Officer Report** – Justin Dashem, PV Code, reported that business has been very slow.
- **PVRPC** – Mr. Haupt reported that they will be meeting close to Thanksgiving

Secretary's Report – Motion to accept October 7, 2024 meeting minutes by Ms. Scheuchenzuber. Second by Mr. Arthur. No further discussion. Vote was unanimous.

Current Projects:

1. Request from Happy Valley Adventure Bureau – Nothing new to report.
2. Short-Term Rentals – David Gaines, BOS Solicitor, drafted a short-term rental ordinance and the Planning Commission reviewed the ordinance. Ms. Miller asked if they talked about adding a definition to the rentals and Mr. Kunes said that they did discuss adding a rental definition and that they did not want to differentiate between short-term and long-term rentals. Mr. Kunes said that a rental definition is not currently in Section 14 of the Township Code Book. Planning Commission is requesting that a rental definition be added to 15-1402. Planning Commission Committee suggests that the word short term rental be replaced with “residential rentals” and suggested that the definition of a rental be “Residential Rental to include what is otherwise referred to as short-term rental, long-term rental, extended rental and the like, of which no time limitation or requirement is to be required or prohibited by this ordinance”. Motion to accept this suggested definition to BOS by Ms. Covalt. Second by Ms. Miller. No further discussion. Vote was unanimous.

Subdivision/Development:

1. Zach Gay for Mill Dam Farm subdivision. Had plans of addition of stream crossing from DEP. Mr. Haupt made a motion to approve and sign plan. Second by Mr. Arthur. No further discussion. Ms. Covalt abstained from the vote. Motion carried.

Correspondance – None

Next meeting will be on Monday, December 2, 2024 @ 6:30 pm in room 203. Mr. Kunes said that there’s nothing at the county level for now and that there may not be a December meeting. Mr. Kunes said that he will let the committee know about the December meeting closer to the meeting date.

Motion made to adjourn the meeting at 6:51 pm by Mr. Arthur. Second by Ms. Covalt. Vote was unanimous.

Respectfully submitted,

Vicky Vanada, Gregg Township Secretary/Treasurer

APPROVED