

MINUTES
MIFFLIN COUNTY PLANNING COMMISSION REGULAR MEETING
June 23, 2022
MIFFLIN COUNTY COURTHOUSE – MEETING ROOM B

ATTENDANCE

Members

Thomas Lake, Chair
Dan Dunmire, Vice-Chair
Kent Spicher, Secretary
Dave Pennebaker
Kay Semler
Neal Shawver

Other

Rob Postal, Commissioner
Patrick Ward, Buchart Horn
Travis Parkes, EADS Group

Staff

Mark Colussy, Director
Candace Rager, Secretary
Chastity Fultz, Community Development Administrator
Doug Marks, Housing Rehab Specialist/Construction Manager
Tiffany Brought, Grants Fiscal Manager

Call to Order

Thomas Lake called the meeting to order at 3:30 p.m.

Record of Public Attendance

Candace Rager recorded public attendance, the meeting was held in Meeting Room B.

Approval of Meeting Minutes

Thomas Lake requested a motion to approve the minutes from the May meeting. A motion was made by Dan Dunmire to accept the minutes. Neal Shawver seconded the motion. All members voted aye.

Temporary Adjournment for CDBG Public Hearing

Thomas Lake temporarily adjourned the MCPC meeting to hold the CDBG Public Hearing at 3:33 pm.

FFY 2022 CDBG Public Hearing

Thomas turned the meeting over to Chastity Fultz, CDBG Community Development Administrator, for the public hearing. There were two (2) applications submitted which included: Lockport Road Stormwater System Improvement Project and Juniata Terrace Borough Water Main Extension. Travis Parkes gave a presentation for the Lockport Road project. Patrick Ward gave a presentation for the Juniata Terrace Extension project.

Thomas Lake adjourned the CDBG Public hearing at 4:09 p.m. and reconvened the MCPC meeting.

CDBG Projects Update

Chastity gave a CDBG project update beginning with the county projects. The Wayne Township Infrastructure Improvement Project has been completed and turned out very well. The Juniata Terrace has proposed a Stormwater project. It has been funded as a two year project and bids are due the end of July. The estimates are predicted to be significantly higher due to budgets being pre-CV19 numbers. It was initially presented as a four phase project and is now being considered as such. Some of the housing rehabilitation funds will need to be moved into this project as well. Doug Marks gave a description of how the different phases would be completed to correct the stormwater drainage issues. Additional projects include, Brown Township is working on sidewalks along the 300 & 400 blocks of Walnut Street. The next phase will go from Main Street to Maple Street. Derry Township has three housing rehabilitation projects, a demolition project that is up for review, an on-lot septic replacement program, and Yeagertown Senior Center improvements. Granville Township applied for and was awarded a competitive grant to extend sewer lines on Hawstone Road. Lewistown Borough is going to be working on South Side road construction. The allotment given for the CDBG CV19 funds, initially to purchase laptops for students, will be used towards funding NuVision Senior Net program equipment, an HVAC project at the Shelter, Lewistown Senior Center, and the Yeagertown Senior Center. Some additional funding will go for playground equipment, including the Reedsville playground. Lewistown Borough will be creating a small playground at the corner of Walnut and Catherine Streets. The county will assist Menno Township to place some playground equipment at the library. Granville Township will be using their funds to improve the water system in Hawstone.

Chastity stated items coming up are the 2022 competitive applications, and the 2020 census for Armagh Township has reached 4,000 residents so they now have their own allotment and will be able to apply for their own projects. Mark highlighted that it is rare for communities to compete against themselves but due to the Hawstone project there is confidence to apply for the Juniata Terrace project in addition and feels strongly they will be approved for funding.

Chastity explained a need for two volunteers for the CDBG Advisory Committee. Neal Shawver and Kay Semler volunteered to meet in the next two weeks to review the applications.

Thomas then turned the meeting over to Mark Colussy for presenting plan submissions.

Subdivision and Land Development Review Committee Report

Thirteen (13) plans were submitted to the committee for review. Nine (9) plans are under Municipal Ordinance and Four (4) are under County Ordinance. Six (6) plans are Minor Subdivisions and Seven (7) plans are Lot Additions. The plans are for Michael & Christy Ward (Granville Township), Timothy Kauffman (Bratton Township), Mose Atherton (Wayne Township), American Legion Memorial Home Association of Mount Union (Wayne Township), Timothy Royer & Fay Smith & Thomas Edward & Terry Smith (Wayne Township), Ben & Susie Peachey (Menno Township), Charles & Jane Stuck (Granville Township), T. David & Deborah Filson (Derry Township), John Peachey & Roman Zook (Oliver Township), Emanuel & Rachel Peachey (Union Township), Thomas & Lena Swarey (Union Township), Samuel & Barbara Yoder (Brown Township), Kurt Stauffer (Union Township).

Municipal Subdivision Plan

Mark discussed the Kurt Stauffer plan highlighting potential future plans for this property. This project involves the subdivision of the lands of Kurt A. Stauffer. This property is the current home of Big Valley Wood Products Manufacturing facility and is developed with various structures and associated parking/loading facilities. All utility extensions and access to the proposed lots will be via a proposed 50' private access and utility easement. These are proposed as non-building lots and could be deemed commercial lots, also leaving questions as to why they are subdividing these lots.

Mark also reviewed the Timothy Kauffman plan. This plan proposes to create Lot Addition C to be added onto Lot C and become an integral part thereof. This plan also proposes to consolidate the residue Lot A and Lot B, both owned by Timothy R. Kauffman, into a single tract. No new development is being proposed by this plan. Mark stated there have been significant revisions made and some unusual things going on with this property which could potentially affect subdivision activity in the future. On the conclusion of this lot being recorded, there will be separate tax numbers for this parcel and all of the immediately surrounding parcels.

Kay Semler offered a motion to accept the four county subdivision plans. Dan Dunmire seconded the motion. All voted aye. Kay also offered a motion to approve the nine municipal ordinance plan review letters that are provided. Kent Spicher seconded the motion. All voted aye.

Public Comment

Thomas Lake acknowledged there were no public comments to add.

Project Updates

Mark explained the Active Transportation plan, *Mifflin Moves*, is moving along quite well. There is a weekly zoom meeting scheduled with the consultant and a steering committee meeting scheduled for next week. They will be addressing the draft priority goals and the public input data collected by the consultant team. There will be five additional areas of focus on top of the train station study. The winner of the \$50 gift certificate will be announced at the next meeting also. There is additional training regarding active transportation through SEDA-COG through the LTAP program. A session is scheduled at the Derry Township building on July 27th.

Nick Felice approached Mark about holding a gathering of different boards and committees (Joint Operating Committee, Chambers Board of Directors, Downtown Lewistown Executive Board, Board for the Visitor's Bureau and the Planning Committee). Nick is suggesting it will be held in December. Mark will offer ongoing information as plans are become available.

Other Business

No additional business was presented.

Adjournment

Tom Lake adjourned the meeting at 5:05pm.