

Snyder County Planning Commission

Courthouse, P.O. Box 217 Middleburg, Pennsylvania 17842-0217

Phone: (570) 837-4257

Fax: (570) 837-4345

REGULAR SCHEDULED MEETING

-Minutes-

01/17/2024

ATTENDANCE:

John Cramer
Betsy Lockwood
Greg Gargus
Bobby Jones
Dave Herbert
Andy Wagner
Ashley Hassinger (Absent)

Guests:

Joe Kantz
Ethan Hoffman – Ethan Hoffman Poultry
Glenn Hoffman – Ethan Hoffman Poultry
Allen Hornberger – Harbor Woodland Ests
Luke Hoffman – Harbor WoodlandEsts
Liz Rivera – Ethan Hoffman Poultry

Staff:

Lincoln Kaufman, Planning Director
Trevor Hess, Meck-Tech,
Beau Hoffman, AxRunkle, Solicitor

1. CALL TO ORDER:

Chairman John Cramer called the meeting to order at 7:00 p.m.

2. PUBLIC COMMENT: NONE

3. APPROVAL OF MINUTES:

Bobby moved to approve the minutes from the December 18, 2023 meeting. Second by Dave, motion carried.

4. REPORTS OF OFFICERS, COMMITTEES & REPRESENTATIVES:

A.) Financial:

Reports will be filed for auditing in the usual fashion.

B.) Plans & Applications from Municipalities with Regulations (Section A):

File #5713 W&L Mazda Preliminary LDP; Shamokin Dam Borough

This plan is for a proposed 25,850 sf car dealership building and car wash along with other site related amenities in Shamokin Dam Borough.

Dave acknowledged receipt of file #5713. Second by Bobby. Motion Carried.

File #5714 McClure Borough Station Park LDP; McClure Borough

This plan is for upgrades in Station Park in McClure Borough.

Dave acknowledged receipt of file #5714. Second by Bobby. Motion Carried.

Plans & Applications under the SALDO (Section B)

OLD PLANS

File #5677 –Womer Farms LLC Land Development Plan; Perry Township

UNDER REVIEW BY MECK-TECH

At the October 16, 2023 Planning Commission meeting an extension was granted to the 90 day clock which will expire at the January 2024 meeting.

Plan is under review by Meck-Tech.

Resubmitted today. They would be okay with conditional approval. Conditions of approval are listed on the Meck-Tech letter dated January 15, 2024.

Bobby moved to conditionally approve File #5677. Second by Andy.

File #5704 – High Caliber Cranes LDP; Union Township

This plan is for the construction of a building addition on the property of High Caliber Cranes on tract 18-08-019 located in Union Township.

The Plan is under Review by Meck-Tech.

Submitted for flood plain permit to Union township. Got approval but didn't attach to email to Meck-Tech or Lincoln.

Waivers Requested:

Section 201- to all a final plan without first submitting a preliminary plan
Bobby made a motion to grant this waiver. Second by Andy. Motion Carried.

Section 514.C.13.E – Detention Berm 1 does not have the required 1 foot of freeboard over the 100 year storm.
The site is in the 100 year flood plain.
Andy made a motion to grant this waiver. Second by Bobby. Motion Carried.

Section 514.D.10 – Storm pipes should be a minimum 15” diameter.
Bobby made a motion to grant the waiver to reduce the required 15” pipe to 4” because the berm is only 18 inches high. Also, the length of the pipe can be no longer than 20 ft. Second by Andy.

Bobby moved to conditionally approve file #5704. Second by Andy. Motion Carried.

NEW PLANS

File #5712 – Abide Group, LLC Subdivision Plan; Franklin Twp.

This plan is for the subdivision of tract 06-12-053, which is located in Franklin Township, into 2 tracts of land. Proposed Lot 2 will be 1.26 acres and Residual Lot 1 will be 1.35 acres.

Booby moved to final approve File #5712. Second by Andy. Motion Carried.

File #5715 – Harbor Woodland Estates, LLC Subdivision Plan; Washington Twp.

This plan is for the subdivision of tract 19-06-027 into 2 tracts of land. Proposed Non-Building Lot is listed as 0.901 acres and Residual Lot will be 46.9 acres.

Sewage is a distance away from where the residence is. Surveyor subdivided the property according to what the client had picked out with easement for sewage system. Dan Page (SEO) and DEP do not agree to go for less than the acre. Surveyor and client went back and looking at connecting the sewage system to the main house lot which will bring it to an acre.

Revised plans would be slightly over one acre.

Bobby moved to conditionally approve File #5715. Second by Andy. Motion Carried.

File #5716 – Michael & Lori Hornberger Subdivision Plan; Washington Twp.

This plan is for the subdivision of tract 19-10-117 into 3 tracts of land. Proposed Lots 1 and 2 and the residual which will become a lot addition to the neighboring property, tract 19-10-105.

Conditional approval with condition being to do draft deeds for the add on and applicant has the ability to make that condition go away.

Bobby moved to conditionally approve File #5716. Second by Andy.

File #5717 – Ethan Hoffman Poultry LDP; West Perry Township

This plan is for the construction of 3 Poultry barns along with additional site related amenities on tract 21-07-055.

There will be roughly 9.7 acres of disturbance and infiltration basin for run off. Want to propose for 12 inch pipe and has calculations to show the capacity is far more than what is required. This will go under proposed access, with heavy machinery and tractor trailers going over. 15” has greater strength and better drainage. Meck-Tech is working with comments and need comments from Tim from conservation District. They plan to survey the property. Meck-Tech recommends tabling the plan until they can review the revised plans for stormwater and boundary survey.

Waiver Requests:

Section 201 – to allow a final plan without first submitting a preliminary plan. Bobby made a motion to grant this waiver. Second by Andy. Motion Carried.

Section 514.D.10 – waiver requested to allow storm pipes to be smaller than 15”

in diameter.

Dave made a motion to deny this waiver. Second by Bobby. Motion Carried.

UNDER REVIEW BY MECK-TECH

Bobby moved to table File #5717. Second by Andy. Motion Carried.

File #5718 – Thomas Clark Farm Subdivision Plan; Jackson Twp.

This plan is for the addition of an easement from tax parcel 08-02-002 owned by Thomas Clark to tax parcel 08-02-062 also owned by Thomas Clark.

The planning commission feels this does not meet the definition of land development and have Lincoln send a letter stating so along with the return of application fee.

File #5719 – K-Ville Baseball Subdivision Plan; Jackson Twp.

This plan is for the subdivision of tracts 08-02-017 and 08-02-018 with a land swap. The plan also shows a proposed 50' Right-of-Way for access to the Kratzerville Little League and Kratzerville Fire Company.

Andy moved to conditionally approve File #5718 with an additional condition being it needs draft deeds. Second by Bobby. Motion Carried.

C.) Plans & Applications under the SALDO (Section C)

NONE

D.) Report of the Planning Director - Discussed in Old and New Business

E.) Commissioners Report – None

5. OLD BUSINESS – Possible discussion about changing the By Laws for a Commissioner seat.
6. NEW BUSINESS – email from Gary Royer from Middlecreek Fellowship Church looking to add fellowship hall. Building size is 1346 sq ft. He wanted to know process, and Lincoln advised to come in and talk to planning commission for possible exemption.

Chad Shaffer sent email for rundown on plans: Route 35 Storage - could be problem. The client asked to move the location of the stormwater basin. Plans are in the process of being revised and updated plans should be out next week. Conditional approval is null and void at this point. Penns creek storage NPDES has been approved, Developers and Storm Water management agreements have been executed. Chad is waiting on the letter of credit from the client. Easement

documents for the swale across the Penn Authority property have been sent to Bob Slivinski.

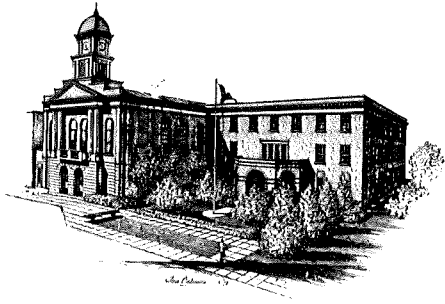
Ferida – tiny home community, conservation burials.

File #5472 – Whitmer Construction – got conditional approval and built. Never did what they had to for final. Son is now in charge now after father's retirement. Realized it wasn't done correctly. There were only 3 comments left on plan. 2022 Conditional approval ran out. The board agreed to grant an extension of time to allow time for final approval and to be able to record the plan.

Greg made a motion to grant an extension to April 30th to final approve file #5472 . Second by Dave. Motion Carried.

Joe was here to discuss having a commissioner on the board going forward. Since Malcolm was on the Planning Commission Joe was uneasy about a commissioner being on the board as the public could look at it as an influence on the board's discussions/decisions. Commissioner was placed on board to better communication between board and commissioners. Going forward one of the three commissioners will be in attendance every other month. Lincoln to draft a letter to be upload on County facebook page to recruit new members and fill alternate positions as well. There are currently two vacant seats on the board. If a member of the board is absent from the meeting an alternate can have voting rights for that meeting only. Change bi-laws to state that a commissioner does not need to sit on the board. Send out bi-laws.

Chairman John Cramer declared the meeting adjourned at 9:20 p.m.



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REGULAR SCHEDULED MEETING

-Minutes-
02/20/2024

ATTENDANCE:

John Cramer
Greg Gargus
Bobby Jones
Dave Herbert
Andy Wagner
Ashley Hassinger (Absent)
Betsy Lockwood(Absent)

Guests:

Nick Jacobson

Staff:

Lincoln Kaufman, Planning Director
Trevor Hess, Meck-Tech,
Beau Hoffman, AxRunkle, Solicitor

1. CALL TO ORDER:

Chairman John Cramer called the meeting to order at 7:03 p.m.

2. PUBLIC COMMENT: NONE

3. APPROVAL OF MINUTES:

Dave moved to approve the minutes from the January 17, 2023 meeting. Second by Bobby. Motion Carried.

4. REPORTS OF OFFICERS, COMMITTEES & REPRESENTATIVES:

A.) Financial: DCNR had the county put 20k to match. Will need to reapply for the grant because it expired. Roughly half way through the Grant.

Reports will be filed for auditing in the usual fashion.

B.) Plans & Applications from Municipalities with Regulations (Section A):

File #5724 – Fike Brothers Carpet One LDP; Penn Township

This plan is for the construction of a 4,000 sf Retail Store and a 2,000 sf warehouse along with other site related amenities on tax parcel 13-03-181.

Dave acknowledged receipt of file #5724. Second by Bobby. Motion Carried.

File #5725 – Donald Apple Subdivision Plan; Perry Township/Juniata County

This plan is for the subdivision of Tract 10-04-003 located in Monroe Township, Juniata County. Juniata County will be the approving body for the plan; however after approval West Perry Township, Snyder County will have a new tax parcel.

Dave acknowledged receipt of file #5725. Second by Bobby. Motion Carried.

Plans & Applications under the SALDO (Section B)

OLD PLANS

File #5717 – Ethan Hoffman Poultry LDP; West Perry Township

This plan is for the construction of 3 Poultry barns along with additional site related amenities on tract 21-07-055.

UNDER REVIEW BY MECK-TECH.

Meck-Tech received email today from consultant. Waiting on the surveyor to finish.

Dave moved to table File #5717. Second by Andy. Motion Carried.

File #5718 – Thomas Clark Farm Subdivision Plan; Jackson Twp.

This plan is to supercede SCPC File #2424 which had a note that the large farm field (tract 08-02-002) had to be added to tract 08-02-062 and allow the tracts to be separate. Additionally this plan grants an easement from tax parcel 08-02-002 to parcel 08-02-062, with both tracts being owned by Thomas Clark.

Bobby moved to conditionally approve file #5718. Second by Dave. Motion Carried.

NEW PLANS

File #5720 – Hostetler Subdivision Plan; West Beaver Township

This plan is for the subdivision of tract 20-10-014 into 3 tracts along with a Lot Addition to the neighboring property parcel 20-10-060 owned by Dean Scholl. Proposed Lot 1 will be 38.36 acres, Proposed Lot 2 will be 47.55 acres and the Lot Addition to the neighboring property will be 0.42 acres leaving a Residual Lot of 24.58 acres.

Dave moved to conditionally approve File #5720. Second by Bobby. Motion Carried.

File #5721 – Ross Stephens Subdivision Plan; Franklin Township

This plan is for the subdivision of tract 19-06-027 into 2 tracts of land. Proposed Non-Building Lot is listed as 0.901 acres and Residual Lot will be 46.9 acres.

Dave moved to conditionally approve File #5721. Second by Andy. Motion Carried.

File #5722 – Richfield Evangelical Methodist Church LDP; West Perry Township

This plan is for the construction of a building addition to the church.

UNDER REVIEW BY MECK-TECH

Dave moved to table File #5722. Second by Bobby. Motion Carried.

File #5723 – Richfield Evangelical Methodist Church Lot Addition; West Perry Twp.

This plan is for Lot Additions from Parcel 21-05-005 to Parcel 21-05-004 with a total of 0.2325 acres.

Condition would be consolidation of tracts of 1, 2 and 3 into a single parcel. And providing of a tract map.

Dave move to conditionally approve File #5723. Second by Bobby. Motion Carried.

C.) Plans & Applications under the SALDO (Section C)

File #5726 – Florence Hess Estate Subdivision / Lot Addition Plan; Chapman & Perry Townships / Susquehanna Township, Juniata County

This plan is for the subdivision of Tract 13-01-001 located in Susquehanna Township, Juniata County into 12 tracts of land along with 2 Lot Additions. One lot addition will be located in Juniata County and one will be a lot addition to tract 14-07-028 located in Snyder County. All subdivision and the lot addition for Bible Baptist Church are under the jurisdiction of Juniata County and must be approved by Susquehanna Township, Juniata County. Snyder County will approve the plan as well but only that of Lot Addition 2 to tract 14-07-028 in Perry Township. After subdivision approval, Proposed Lot 10 will become a new tract of land located in Chapman Township, Snyder County.

Bobby acknowledged File #5726. Second by Dave. Motion Carried.

File #5727 – CenPen Properties, LLC Lot Addition Plan; West Beaver Township

This plan is for a 1.46 acre lot addition from the property of John and Sue Beachel to the lands of Cenpen Properties, LLC.

Bobby acknowledged File #5727. Second by Greg. Motion Carried.

D.) Report of the Planning Director - Discussed in Old and New Business

E.) Commissioners Report – None

5. OLD BUSINESS – Possible discussion about changing the By Laws for a Commissioner seat.

Only thing this does would be one of the nine members would no longer be a county commissioner. They do not want to be a member of the board but every other month would have

one commission in attendance of the meeting. Jon Hummel would be a possible candidate to fill a vacant seat, Lincoln to reach out. Write something up for any interest of a possible candidate for the planning commission to be put on the County Facebook Page.

Dave made a motion to accept the by-laws as presented at this meeting to eliminate the seat held by the County Commissioners. Second by Andy. Motion Carried.

Jeremiah looking into the amount of members for quorum.

6. NEW BUSINESS – Received the latest Escrow Account Statement. Current Balance as of 1/31/24 was \$193,919.45. Current actual balance is \$193,440.20 which accounts for a deposit for the Richfield EMC project and checks #276 thru #280.

Chairman John Cramer declared the meeting adjourned at 8:15 p.m.



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REGULAR SCHEDULED MEETING

-Minutes-

03/18/2024

ATTENDANCE:

John Cramer
Greg Gargus
Bobby Jones
Dave Herbert
Ashley Hassinger
Betsy Lockwood(Virtual)
Andy Wagner (*Absent*)

Guests:

John Landis
Glenn Hoffman
Ethan Hoffman
Cody Hoffman

Staff:

Lincoln Kaufman, Planning Director
Trevor Hess, Meck-Tech,
Jeremiah Runkle, AxRunkle, Solicitor (Virtual)

1. CALL TO ORDER:

Chairman John Cramer called the meeting to order at 7:02 p.m.

2. PUBLIC COMMENT: John Landis spoke to the Planning Commission about a waiver for the construction of an agricultural (manure storage) structure which will be 5,280 sf which is slightly over the allowable exemption that we have of 5,000 sf. The Planning Commission voted to allow the additional 280 sf on a motion by Bobby and second by Ashley with the motion carrying.

3. APPROVAL OF MINUTES:

Dave moved to approve the minutes from the February 20, 2023 meeting. Second by Bobby. Motion carried.

4. REPORTS OF OFFICERS, COMMITTEES & REPRESENTATIVES:

A.) Financial:

B.)

Reports will be filed for auditing in the usual fashion.

B.) Plans & Applications from Municipalities with Regulations (Section A):

***File #5733 – Selinsgrove Area School District Maintenance Lot Reconstruction LDP;
Selinsgrove Borough***

This plan is for the repaving of the maintenance area of Selinsgrove Area High School, the addition of a maintenance garage and additional stormwater facilities.

Bobby acknowledged receipt of file #5733. Second by Greg, Motion carried.

Plans & Applications under the SALDO (Section B)

OLD PLANS

File #5717 – Ethan Hoffman Poultry LDP; West Perry Township

This plan is for the construction of 3 Poultry barns along with additional site related amenities on tract 21-07-055.

UNDER REVIEW BY MECK-TECH.

A Waiver was requested and granted for Section 403.B.7 to allow the proposed access to be wider than 24' at the right-of-way upon motion by Dave, second by Ashley – motion carried.

Dave then moved to Conditionally Approve File #5717. Second by Ashley. Motion carried.

File #5722 – Richfield Evangelical Methodist Church LDP; West Perry Twp.

This plan is for the construction of a building addition to the church.

Bobby moved to Table file #5722. Second by Dave. Motion carried.

NEW PLANS

File #5728 – Richard Heisey Subdivision Plan; Chapman Twp.

This plan is for the creation of a new residential lot along with a residual.

Waiver Requests

1. Section 403.B.5 – Tract Map – to not have to provide a tract map as all the pertinent information is on the plan.

Greg moved to approve waiver request Section 403.B.5. Second by Dave. Motion carried.

Ashley moved to conditionally approve File #5728. Second by Dave. Motion carried.

File #5729 – Fawn & Darryl Arndt Subdivision Plan; West Perry Twp.

This plan is for the subdivision of tract 21-03-045 into 2. Proposed Lot 1 will be 1.234 acres, with the residual being 1.437 acres.

After discussion it was noted that this plan will also require a Maintenance and Use Agreement for the Access which will need to be reviewed by our solicitor.

Greg moved to conditionally approve File #5729 with the added condition. Second by Bobby, motion carried.

File #5730 – David & Karen Rohrer Subdivision Plan; Washington Twp.

This plan is for the subdivision of tract 19-03-067 into 4 tracts of land. Proposed Lot 1A will be 3.397 acres, Proposed Lot 1B will be 3.004 Acres, Proposed Add-on Lot 1C will be 3.451 acres, Proposed Lot 2 will be 10.041 acres and the

Residual Lot will be 4.067 acres.

It was discussed that this plan will be changing and was then tabled

Greg moved to table File #5730. Second by Dave. Motion carried.

File #5731 – Carl Landis Subdivision Plan; Middlecreek Twp.

This plan is for the subdivision of tract 11-04-001 into 2 tracts of land. Proposed Lot 1 will be 3.829 acres leaving a residual of ±83.4 acres.

Greg moved to conditionally approve File #5731. Second by Ashley. Motion carried.

File #5732 – William & Karen Zimmerman LDP; Beaver Twp.

This plan is for the construction of 2 Proposed Poultry Barns, a gravel driveway, gravel pads and associated Stormwater controls.

Betsy moved to Table File #5732. Second by Greg. Motion carried.

C.) Plans & Applications under the SALDO (Section C)

NONE

D.) Report of the Planning Director - Discussed in Old and New Business

E.) Commissioners Report – None

5. OLD BUSINESS –

- 1) NEW BUSINESS – Received the latest Escrow Account Statement. Current Balance as of 2/29/24 was \$193,475.20.

Chairman John Cramer declared the meeting adjourned at 8:00 p.m.



Snyder County Planning Commission

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REGULAR SCHEDULED MEETING

-Minutes-
04/15/2024

ATTENDANCE:

John Cramer
Greg Gargus
Andy Wagner
Dave Herbert
Ashley Hassinger(Virtual)
Betsy Lockwood(Virtual)
Bobby Jones (Absent)

Guests:

Emily Eisele
Beth Eisele
Daryl Peachey
Jason Rice & Family
Zach Wenrich

Staff:

Lincoln Kaufman, Planning Director
Trevor Hess, Meck-Tech, SCPC Engineer
Jeremiah Runkle, AxRunkle, Solicitor

1. CALL TO ORDER:

Chairman John Cramer called the meeting to order at 7:31 p.m. due to technical difficulties in getting our virtual members into the meeting.

2. PUBLIC COMMENT:

Emily Eisele, Beth Eisele and Daryl Peachey were here to discuss the Ethan Hoffman Poultry Land Development located in West Perry Township, which gained Conditional Approval at the March meeting and was Final Approved on Friday, April 12. The Eisele property is across Middle Road from the proposed development and the Eisele's are not happy about the proposed location of the buildings. The Planning Commission solicitor explained that the Hoffman land development met the Snyder County Subdivision and Land Development Ordinance and that the commission does not have the right to not approve the plan.

Zach Wenrich spoke about a potential waiver for putting a garage on a property that he recently bought (tract 05-03-007) and within a few years also adding a new home. The garage would be a little over 3,000 sf and would be the only building on the property until the home is built. This would require land development approval, but the planning commission gave him 2 options. Option 1 would be to be granted a waiver with the caveat that the home would be built within the next 2 years. Option 2 would be to go through the land development approval process and then be able to build the home at any time. After discussion Zach decided that he would rather talk to Jim Grose, who did the plan for him, to check how quickly he would be able to submit a land development plan for approval as he's unsure that the home would be built within the 2 years.

3. APPROVAL OF MINUTES:

Greg moved to approve the minutes from the March 18, 2024 meeting. Second by Dave, motion carried.

4. REPORTS OF OFFICERS, COMMITTEES & REPRESENTATIVES:

A.) Financial:

Reports will be filed for auditing in the usual fashion.

B.) Plans & Applications from Municipalities with Regulations (Section A):

File #5734 – Isaac & Anna Yoder Subdivision Plan; Monroe Township

This plan is for the conversion of a storage building into a one bedroom residence with an approximate 794 sf addition to include area and covered porch.

File #5739 – Shamokin Dam Borough Subdivision Plan; Shamokin Dam Borough

This plan is for the subdivision of tract 16-03-201 with a 1 acre portion of that tract being combined with tract 16-03-196 which is currently a park and ballfield.

Dave acknowledged receipt of files #5734 & 5739. Second by Greg, motion carried.

Plans & Applications under the SALDO (Section B)

OLD PLANS

File #5722 – Richfield Evangelical Methodist Church LDP; West Perry Township

This plan is for the construction of a building addition to the church.

Reviewed by Meck-Tech – February 16, 2024

CES Engineering sent a request to allow an additional 90 days for the planning commission to take action on the plan to allow them time to address comments. The planning commission asked the Planning Director to reach out to CES and request that they change the date to fall on the July 15th meeting which would be 91 days or the plan shall be deemed as denied.

It was discussed that no new plans have been submitted for review, Greg then moved to Table File #5722. Second by Andy, motion carried.

File #5730 – David & Karen Rohrer Subdivision Plan; Washington Twp.

This plan was originally for the subdivision of tract 19-03-067 into 4 tracts of land. Proposed Lot 1A will be 3.397 acres, Proposed Lot 1B will be 3.004 Acres, Proposed Add-on Lot 1C will be 3.451 acres, Proposed Lot 2 will be 10.041 acres and the Residual Lot will be 4.067 acres. The plan was resubmitted to only be for the subdivision of tract 19-03-067 into 2 tracts Proposed Lot 2 and a Residual. The new plan was discussed. The plan was reviewed by the new comment letter has not been sent. The plan still requires the access and stormwater agreements and since it is no longer a lot addition plan will require contours to be added. The letter will be sent on Tuesday April 16th.

After discussion Andy moved to Conditionally Approve file #5730. Second by Dave, motion carried.

File #5732 – William & Karen Zimmerman LDP; Beaver Township

This plan is for the construction of 2 Proposed Poultry Barns, a gravel driveway, gravel pads and associated Stormwater controls.

This Plan is under Review by Meck-Tech

After discussion, Greg moved to Table file #5732. Second by Dave, motion carried.

NEW PLANS

File #5738 – Curvin & William Martin LDP; Washington Twp.

This plan is for removing a Non-Building Waiver from tract 19-06-010A SCPC File #3119 (Map File #2868) and the addition of a private residence on the tract.

Greg moved to conditionally approve File #5738. Second by Andy, motion carried

C.) Plans & Applications under the SALDO (Section C)

File #5735 – Marvin & Eva Brubaker Lot Addition Plan; Chapman Twp.

This plan is for the re-subdivision of 3 tracts of land into 3 new tracts.

Dave moved to Acknowledge receipt of File #5735. Second by Greg, motion carried.

File #5736 – Bethel Mennonite Church Lot Addition Plan; Washington Twp.

This plan is for a 2.719 acre lot addition from the lands of Neal & Ella Mae Hoover (tract 19-04-068) to the lands of the Bethel Mennonite Church (tract 19-04-003A).

Dave moved to Acknowledge receipt of File #5736. Second by Greg, motion carried.

File #5737 – Yoder & Hostetler Lot Addition Plan; Jackson Twp.

This plan is for Lot Additions from Solomon & Anna Yoder to Christ and Leah Hostetler and Enos and Dena Yoder. Proposed Add-on A will be from Solomon and Anna to Crist and Leah Hostetler, and Add-ons B and C will be from Solomon and Anna to Enos and Dena Yoder.

Dave moved to Acknowledge receipt of File #5737. Second by Greg, motion carried.

D.) Report of the Planning Director - Discussed in Old and New Business

E.) Commissioners Report – None

5. OLD BUSINESS –

- 1) NEW BUSINESS – 4/8/24 - Received the latest Escrow Account Statement. Current Balance as of 3/31/24 was \$197,275.20. This does not account for checks #282 & 283 for Recording in the amount of \$583.50. Actual current balance is \$196,656.70.

The Planning Commission broke off into Executive Session to discuss a potential litigation matter at 8:36 and returned to finish the public meeting at 8:42.

Chairman John Cramer declared the meeting adjourned at 8:43 p.m.