

TIOGA COUNTY PLANNING COMMISSION
Minutes of
Wednesday August 11, 2021
6:30 P.M. Tokishi Building

Call to Order: Nancy, Acting Chair, called the meeting to order at 6:30 p.m.

Roll Call: The roll call found five (5) members present: Nancy Smith, Karl Kroeck, Roger Bunn, Billy Stokes, and Kevin Connelly. Also, in attendance Deb Crawford; Administrative Director, Kaye Aumick; Planning Director. Public in attendance: Kristin Hamilton; Develop Tioga and Jerry Crawford.

Approval of Minutes: A copy of the June minutes was available for review. Motion to approve was made by Karl Kroeck, second by Kevin Connelly. Motion Carried.

Public Comment: None

Old Business: Kaye gave the following updates:

- Jason Ward Poultry – Union Township – The NOT site inspection was scheduled for 6/11. Crystal spoke with Resso and they are on schedule to have the final grade work done before the end of summer.
- Keck’s Wedding Venue – Penelec is bringing the required power up from their lines to a temporary, which is expected to be completed in 6-8 weeks. The actual construction if not underway this fall will commence in the spring. The timing of starting the construction warranted pausing due to Covid related uncertainty, including various concerns regarding materials and availability. Brian will keep us updated.
- Dollar General – Knoxville Borough – The trees have been replaced. Pictures were sent showing the trees and they are correct per the plan. Copies of the pictures were passed around the room. The NOT has not been issued yet as the site wasn’t greened up full and stabilized. We also need the As-Builts. Travis Martin is working to get both.
- Dietrich’s Milk Plant Solar Project – Construction phase. DSD Renewables are responsible for the decommissioning bond. Linden is working to get something from them that will answer questions raised concerning bonding.
- Sky King Fireworks – Lawrence Township – We have received the HOP and a large copy of the site plan. Frank also sent pictures of other buildings they have done that displayed the lighting and signage around the building. The pictures were passed around the room. There was a question concerning landscaping, but the original answer was that there would be any. Kaye will reach out to Frank and verify this. Frank is working with Terry Myers on the sewage approval. They will be using a holding tank and a contract with a pumping company should be finalized soon.
- Meads Wedding Venue – Brookfield – We have started receiving information that we need for this project. We have received our fees, application, and a site map.

The site map will need to be updated to show the buildings that have been built. DEP visited the site to try and make a determination on Stormwater approval. This is difficult as the earth disturbance has been completed and everything is reseeded and final. He still needs to work with Erb Inspections to obtain a building permit.

- PGE 596B Compressor Station – Liberty – As of July 13th we have received the items that were needed per the preliminary conditional approval. They will now move into the construction phase.
- Stonewall Pork – This is an old project that never was completed. It went before the commission in 2017. The building is completed, but the project was never closed out and a building permit never submitted. We have reached out to TeamAg and waiting to hear back.

New Business:

- Empire North Jackson Compressor Station – We received the final HOP, NOT and the As-Built plans. Final inspection with Scott Bray is scheduled for August 18. Once Scott is satisfied, we will be able to move to close out on this project.
- By-Laws – Discussion of the draft Bi-Laws submitted by Deb. A few changes were noted. It was brought up that there were Bi-laws formerly. Kaye will look in hard copy documents to find. Karl made a motion to approve if previous are not found.
- ACT 65 – Deb asked if this would affect the Planning Commission. Posting the agenda 24 hours before the meeting.

Directors Report: Kaye gave a verbal report.

Next meeting: September 8, 2021

No further business – Meeting adjourned at 7:20 p.m.

Respectfully Submitted by Kaye Aumick, acting Secretary.