

COLUMBIA COUNTY PLANNING COMMISSION

AGENDA

April 16, 2024

ROLL CALL

PLEDGE OF ALLEGIANCE

MINUTES

CITIZENS AND GUESTS TO BE HEARD

TREASURERS REPORT

Bills for Payment – March 20, 2024 to April 16, 2024

Receipts – March 20, 2024 to April 16, 2024

SUBDIVISION AND LAND DEVELOPMENT

Review and Approval

Review and Comment

Review Committee for **Thursday, May 16, 2024**

OLD BUSINESS

Mary Ann Billman in Cleveland Township—requesting a 30-day time extension of Conditional Approval

George & Donna Flick in Orange Township---requesting a 30-day time extension of Conditional Approval

NEW BUSINESS

Agricultural Exemption Application submitted by Jonas Beiler in Mount Pleasant Township.

PERTINENT CORRESPONDENCE

ADJOURNMENT

COLUMBIA COUNTY PLANNING COMMISSION

BILLS FOR PAYMENT

March 20, 2024 to April 16, 2024

AMOUNT

PROFESSIONAL EXPENSES

VEHICLE EXPENSES

Emily Vollmer \$92.51

MISCELLNEOUS EXPENSES

Lycoming County \$1,171.88

Total Bills for Payment – March 20, 2024 to April 16, 2024 \$1,264.39

COLUMBIA COUNTY PLANNING COMMISSION

RECEIPTS

March 20, 2024 to April 16, 2024

RECEIPTS

CHECKS

CASH

Subdivision Fees

Jonas Beiler	50.00
Williams Field Services Group	3,650.00
Kornerstone Custom Builders	95.00
Piestraks Surveying	145.00
Robert Anderson	80.00

Engineering Fees

Solar Renewable Energy	347.88
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Total Checks \$4,367.88

TOTAL RECEIPTS **March 20, 2024 to April 16, 2024** **\$4,367.88**

SUBDIVISION REVIEW COMMITTEE MEETING APRIL 2024:

The Columbia County Subdivision Review Committee Meeting was held on Thursday, April 11, 2024 at 8:30 AM with Paul Lee and Terry Hoover present. At this meeting a total of thirteen (13) Review and Approval Applications and four (4) Review and Comment Applications were reviewed. The following comments are offered:

There were six (6) applications the Review Committee felt required No Action. These were:

#109 (2022)—Main Township Board of Supervisors, Main Township, 1 lot,.05 acres, (Land Development)

There are numerous outstanding items on this application.

#75 (2023) – Biros, Michael & Kimberly, Beaver Township, 1 lot, 0.06 acre (Land Development)

There are numerous outstanding items on this application.

#86 (2023)—Beach, Margaret & John, Franklin Township, 1 lot, 5.9 acres

There are numerous outstanding items on this application.

#11—Thomas, Mary, Cleveland & Franklin Township, 1 lot, 5.85 acres

There are numerous outstanding items on this application.

#18—Catawissa Borough Municipal Authority, Catawissa Township, 1 lot, .44 acres (Land Development)

There are numerous outstanding items on this application.

#25—Swilp, Matthew John and Yana, Beaver Township, 1 lot, 30 acres

There are numerous outstanding items on this application.

There were four (4) applications to be granted Conditional Approval. The conditional items on the application must be received within thirty (30) days of the conditional approval letter followed by the applicant/agent's acceptance of the conditional items or the application will be denied. These were:

#110 (2022)—Goettner, Paul, Pine Township, 6 lots, 53.22 acres (Major Subdivision)

The conditional items on this application are receipt of favorable engineer comments, payment of engineering fees, and an approved construction cost estimate, receipt of financial security and developer's agreement.

- A waiver has been requested to 302(B)(6) to waive the requirement to submit an Erosion and Sedimentation Control plan. A letter has been received from the Conservation District in support of this request.

#19—Abraczinskas, Marian, Pine Township, 1 lot, 10.11 acres, (Add-on)

The conditional items on this application are receipt of township comments or expiration of their 30-day review period, whichever comes first, signed and notarized revised plans, and electronic survey data

#27—Styer, Emmaline, Franklin Township, 1 lot, 16.056 acres (Add-on)

The conditional items on this application are receipt of signed and notarized revised plans and electronic survey data.

#28— Williams Solar HOLDCO, LLC Station #610, Orange Township, 3 lots, .48 acres (Land Development)

The conditional items on this application are receipt township comments or expiration of their 30-day review period, whichever comes first, construction cost estimate, financial security, developer's agreement, electronic survey data, payment of engineering fees, and revised signed and notarized plans.

- Applicant is requesting a modification from Section 601.F.3. to allow for gravel (stone) in lieu of paving.

There were three (3) applications the Review Committee felt should be granted an Approval. These were:

#16—Farr, Monte, Greenwood Township, 2 lots, 31.074 acres

#21—Bennett, Joan Kindig, Benton Township, 1 lot, 11 acres and 1 lot, 16.44 acres (Add-on)

#23—Anderson, Sherry, Cleveland Township, 1 lot, 13.53 acres

There were four (4) Review and Comment Applications:

#20 – Amici Realty, LLC, Berwick Borough, 2 lots, 0.19 acres

#22 – CKN Properties, Berwick Borough, 2 lots, 0.35 acres

#24 – Dehn, Arnold and Pamela, North Centre Township, 1 lot, 2.00 acres (Incorporation)

#26 – The Highlands, South Centre Township, 11 lots, 25.2 acres