

Ligonier Township Planning Commission
Meeting Minutes
October 26, 2023

Call to Order/Pledge of Allegiance

Barb Nalle called the meeting to order at 7:00 P.M.

Roll Call

Roll call was taken by Sheila Grimm. Present were Barbara Nalle, Michael McCalpin, Sheila Grimm, Chris Hefner, Daniel Wiemer, and David Copeland. Also present were Township Manager Michael Strelac, and Zoning and Code Enforcement Officer Rick Krouse.

Review of Meeting Minutes

Chris Hefner made a motion to accept the meeting minutes, seconded by Dan Weimer. Motion carried

Public Comment

none

Old Business

Zoning Code updates: Mr. Krouse reports the Township received updates and comments from Township's engineer and solicitor. Engineer's recommended changes around wind and solar have been incorporated into the updated draft. Glare, setbacks, fencing, and timeframe for decommissioning. The solicitor's recommendations were mostly around grammar and punctuation.

Discussion about next steps, regarding future meetings, whether to move to Supervisors, and the Supervisor's process, including public meetings

Motion to forward to Supervisors.

Chris Hefner makes motion, seconded by Mike McCalpin. Motion carries.

New Business

Planning Commission rules of order: Motion to adopt rules of order as presented. Motion made by Dan Weimer, second by Chris Hefner. Motion carries.

McVicker planning module: Mr. Krouse read the project narrative. Installation of a small flow treatment facility to serve a three bedroom single family home on the property. The property is unfit for a regular septic system, due to topography, soil characteristics, and deed restrictions.

Motion to recommend to Supervisors

Dan Weimer makes motion, seconded by Mike McCalpin. Motion carries.

Alguindigue subdivision: Mr. Krouse reports this is a fairly straightforward subdivision. Township staff did have a meeting with Mr. Alguindigue and his surveyor, Joe Davis.

Motion to recommend to Supervisors.

Chris Hefner makes motion, seconded by Mike McCalpin. Motion carries.

Olsen Plan subdivision: Both a subdivision and a consolidation. Mr. Krouse states that it will not make any nonconformities, and all things comply with all regulations and ordinances.

Motion to recommend to Supervisors

Chris Hefner, makes motion, seconded by Sheila Grimm. Motion carries

Correspondence

EADs comments on Wind Ordinance

Solicitor Hudock comments on Zoning Ordinance

Additionally, there was Correspondence directed to the Board of Supervisors: Susan McBroom has resigned, Sheila is resigning at the end of the year, and David Copeland will also be resigning at the end of the year.

General Concerns/Comments

Dan Weimer thanks Susan McBroom for her service.

Barb Nalle agrees, and states that Susan McBroom will be missed.

Discussion about the future of sewage. The Township has revoked its appeal with prejudice, allowing us to refile. Issues with Infiltration and Inflow (I&I). The expansion of sewage is on hold.

Adjourn

Chris Hefner made a motion to adjourn, seconded by Dan Weimer. The meeting adjourned at 7:22 P.M.