



# *Sullivan County Planning Commission*

*Sullivan County Courthouse  
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## **Minutes December 1, 2022 Sullivan County Courthouse**

### **I. CALL TO ORDER –**

Commission Chairman Melvin Lewis, called the meeting to order at 3:00 PM and stated Roll Call will be taken from the sign-in-sheet.

**II. ROLL CALL – Present –** Melvin Lewis, Mike Hedgecock, Robert Guglielmi, Tammy Finan, Laurie Cimino, Fred Fiester, Jim Lambert, Christopher Roenning Planning Director, & Erica Lutz Assistant Planner.

### **III. APPROVAL OF MINUTES –**

A motion was made by Fred Fiester, to approve the minutes of December 1, 2022, meeting approved as presented. The motion was seconded by Robert Guglielmi, and unanimously approved, in the affirmative.

**IV. VISITORS -** Jerrod Nolan & Ben Smith

### **V. SUBDIVISION**

1.) Insinger, Robert & Candy

Review for approval, 1 lot addition located in Cherry Township on Elys RD (T-449). Christopher Roenning Planning Director described the site location and specifics for the 1 lot addition. Following a discussion, Robert Guglielmi made a motion to grant final approval. The motion was seconded by Tammy Finnann and received unanimous approval.

2.) Timmerman, Ellen & Richlin, Mark & Jeannine, & Nolan, Jerrod

Review for approval, 4 lot additions located in Cherry Township on Cherry Street. Christopher Roenning Planning Director described the site location and specifics for the 4-lot addition. Following a discussion Jim Lambert made a motion to grant final approval. The motion was seconded by Mike Hedgecok and received unanimous approval.



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## **VI. LAND DEVELOPMENT**

1. ) WGMF Tower, Review of sketch plan located in Colley Township on Holly Hill RD. Per Section 302 & 303, of the Subdivision & Land Development Ordinance, Preliminary & Final Plans needs to be prepared by a registered professional land surveyor. Also needs to follow all applicable Municipal Ordinances, Federal, State & Local Laws & Regulations.

## **VII. OLD BUSINESS**

Eagles Edge Preserve, LLC

A 3-lot subdivision located in Eagles Mere Borough off of Wingert Lane to Geyelin Avenue to the proposed Widget Run Lane and Woddrop Wood Lane.

An updated subdivision plan was revised to add the note, that the Planning Commission requested from November's Planning Meeting that states the streets should be developed in accordance with Minimum Design Standards Table 1 & Construction Standards Table 2 of the Sullivan County Subdivision and Land Development Ordinance.

## **VIII. NEW BUSINESS**

## **IX. COMMUNICATIONS**

- Chesapeake Energy – Notice of Intent (NOI-2022-0432) for Consumptive Use at Runabuck Drilling Pad located in Elkland Township, Sullivan County. The requested consumptive use amount for drilling and development at the above drilling pad is 10,000,000 gallons/day.
- PennDOT – Notification of Request for Water Obstruction Permit SR 087 SEC 127 over Slab Run Superstructure Replacement Hills Grove Township.

## **X. OPEN FORUM**

## **XI. ADJOURN**

Laurie Cimino, made a motion for adjournment at 3:22PM. The motion was seconded by Robert Guglielmi.

*Laurie Cimino*  
1-5-23