

**SUGARLOAF TOWNSHIP PLANNING COMMISSION
AGENDA FOR MAY 2, 2022**

The Sugarloaf Township Planning Commission is holding their regular monthly meeting this Monday, May 2, 2022 at 7:00 P.M. at the Municipal Building, 858 Main Street, Sugarloaf, PA 18249, as duly advertised in the Standard Speaker on December 15, 2021

Attendance:

Reed, ____; Shoffner, ____; Morrison, ____; Ecker, ____; Cusatis, ____; DiSabella, ____.

Public Comment on Items on Agenda Only: Five minute time limit. Address the Board from the podium. You must be a taxpayer or resident of the Township. One address per person.

Minutes: The Minutes from the Regular Meeting from April 4, 2022 are up for approval. Are there any additions or corrections?

A motion by ____, seconded by ____, to (approve, table, deny) the Minutes as submitted.

Roll Call: Reed: ____; Shoffner: ____; Morrison: ____; Ecker: ____; Cusatis: ____; DiSabella: ____.

Zoning Officer's Report:

1. Read the permits issued/denied by the Zoning Officer for the month of April 2022.
2. Texas Republic Signs, LLC (Pilot) Zoning Application for Reimaging Signage was denied on March 10, 2022 due to size/height.
3. Robert Tranguch's Zoning Hearing Board Appeal in regards to a new garage was scheduled for April 25, 2022 and was approved.
4. Crossroads XOXO, LLC Zoning Hearing Board Appeal was held on March 28, 2022 and was granted the Application for Special Exception and Height Variance with conditions.
5. Victor Berroa's Zoning Hearing Board Appeal in regards to a variance to allow a truck repair facility and truck parking was held on February 28, 2022. The Board granted the applicant's request with conditions.

Subdivision/Lot Consolidations/Land Development:

SAI Sugarloaf Realty, LLC Subdivision and Land Development Project (SR 93 Convenience Store and Gas Station):

1. Plans were received and deemed Administratively Complete by Joseph Brutosky of JTB Engineering. JTB recommends the Planning Commission to accept the Plans as Administratively Complete. A copy of the Plans is available for all Planning Commission Members.

A motion by ____, seconded by ____, to accept the Plans as Administratively Complete

Roll Call: Reed: ____; Shoffner: ____; Morrison: ____; Ecker: ____; Cusatis: ____;

DiSabella: ____.

2. The Zoning Denial was received on April 25, 2022 from Henry Mieczynski, Zoning Officer with comments.

Old Business:

Crossroads XOX, LLC and JVI, LLC Land development:

1. First Zoning Review was received from Henry Mleczynski, Zoning Officer with comments
2. The Transportation Impact Study Determination & Scoping Meeting Application was received

Preliminary/Final Minor Subdivision of the Lands of Schiavo:

1. A letter was received from Alan Chyko at Barry Isett & Associates with response to Joseph Brutosky's comments
2. A letter was received from Brior Environmental Services, Inc. in regards to his review of the revised Plans. He states that the response to his comments have not been submitted yet.

Bonomo Subdivision

An Approval Letter was received from DEP with comments

New Business:

1. Any other business that the Board Members want to discuss.
2. The next scheduled meeting of the Planning Commission will be held on Monday, June 6, 2022 at 7:00 P.M.

Public Comment: Five minute time limit. Address the Board from the podium. You must be a taxpayer or resident of the township. One address per person.

Adjournment: With no further business to attend to, a motion to adjourn was made by _____, seconded by _____, at _____ P.M.