

**PENNSBURY PLANNING COMMISSION MINUTES  
OCTOBER 25, 2022**

Chairman Dennis Smith called the meeting to order at 5:30 p.m. Present: Dennis Smith, Corinne Murphy, Kay Ellsworth, Mike Clements, Alan Matas, Township Engineer Matt Houtmann and Kathleen Howley. The minutes of September 27, 2022 were approved as submitted.

**Cheryl Lane and 1080 Parkersville Rd Lot Line Subd** – Mark Padula, engineer for the applicant went over Mr. Houtmann’s October 21, 2022 review letter and noted his comments and resolved issues against the revised plans. Several residents from Cheryl Lane present objected to the reduction of the lot but the township could not find anything on the recorded plan or title report that prohibited this. Mr. Smith reiterated that the Commission members cannot give legal opinion and can only review the plans according to our ordinances. Ms. Green asked for a copy of the demo permit for the house at 1610 Cheryl Lane and Ms. Howley said she would check her records for it. With no further discussion it was moved to recommend to the Supervisors approval of the plans with the condition that all items in Mr. Houtmann’s letter of 10/21/22 are satisfied and also subject to the legal opinion of our attorney. The motion was seconded. A vote was taken and all were in favor. Motion passed. Mr. Padula asked to be on the Supervisor’s agenda for the November 16<sup>th</sup> meeting. Ms. Howley stated that interested parties can check the township website for the agenda for 11/16 meeting.

**Atkins 4 lot Subdivision** – Wes Atkins was present to review Mr. Houtmann’s review letter of October 23, 2022. The plans had been updated showing lots reconfigured based on Planning Commission members comments from a previous meeting. Mr. Houtmann went over all items in the letter and noted outstanding items that need to be addressed. Mr. Atkins stated the driveway for lot 1 will be relocated most likely in the spring. He also gave a copy of a letter from Longwood Fire Company stating they had reviewed the subdivision and had no issues. Mr. Houtmann will follow up with the fire company. Members asked questions regarding the open issues. After much discussion a motion was made to recommend approval to the Board of Supervisors conditioned on the satisfaction of all issues in Mr. Houtmann’s letter of October 23, 2022. In addition, Mr. Houtmann may amend his letter of 10/23/22 if other issues surface. The motion was seconded and a vote taken. All were in favor and the motion passed.

**The next meeting will be held on November 15, 2022 and the December meeting will be December 13, 2022 at 5:30 p.m.** Ms. Howley reported Mr. Greg Williams 2 lot subdivision was submitted to the township for review. This plan will be before the Commission when Mr. Houtmann issues his review letter.

With no further business the meeting adjourned at 7:20 p.m.

Respectfully submitted:

Kathleen Howley  
Recording Secretary