

The regular meeting of the Muncy Creek Township Planning Commission was held Wednesday, May 1, 2024 at 7:30 p.m. at the Township Building. The meeting was called to order by the Chairman, Mark Kreisher. Roll call was done by the secretary, the following were present:

**MEMBERS:** Mark Kreisher, Leon Liggitt, Harley Fry II, Alexis Newcomer, Brian Vann, Jon DeWald

**OTHERS:** Larry Hoose, Josh Leidhecker, Rich Opp, Jim Hill, Hunter Heivly, William Fortin, Joshua Gavitt, Cindy & Eric Newcomer, Cari Buck

***Reading/Approval of the April 3, 2024 meeting minutes and April 17, 2024 meeting minutes.*** - A motion was made by H. Fry, seconded by L. Liggitt to waive the reading of the April 3 & April 17, 2024 minutes. Motion carried.

- L. Liggitt had a question regarding Today Farm having a deeded ROW and suggested the wording be changed to may have a deeded ROW on the April 3 minutes under communications & bills. Motion was made by L. Liggitt, seconded by H. Fry to make the change.

- A motion was made by H. Fry, seconded by A. Newcomer to approve the minutes of the April 3, 2024 meeting with the change, and April 17, 2024 meeting as presented. Motion carried.

***Communications & Bills***

- Codes reports for April 2024  
- H. Fry had a question about the permit issued to 1054 Chippewa Rd.

***Old Business***

***Kepner – Maple Lane (Hopkins) – Sub-division***

- No action was taken. No one was present regarding this plan.

***Susquehanna Yurts LLC – Musser Lane (Gavitt) – Sub-division***

- Solicitor mentioned that the notary acknowledgement needs updated to reflect 2024.  
- A motion was made by M. Kreisher, seconded by B. Vann to approve the Sub-division plan. Motion carried.

***New Business***

- None

***Hunter Heivly – Zoning Changes***

- Mr. Heivly is looking for a change of zone from Ag to C2. Is asking the planning commission for a letter of recommendation.  
- The board instructed him that he would need to go to the BOS to request a zoning change.  
- Discussion was had regarding the Asbuilt that Mr. Heivly needs to complete regarding his stormwater plan. Will need to speak with Vassallo Engineering.

***Today Farm – Component II Sewage Module (2<sup>nd</sup> Module)***

- This will be a continuation of the previous component II sewage module submission. A re-design of the sand mound to modify the existing system.
- Vassallo e-mailed the documents earlier in the day. Board has not had time to review the documents. The township engineer (Todd Pysher) has not had time to review the documents.
- Regarding land development, is it necessary? Has there been a conversion of residential use to non-residential use?
- The component II sewage module does not require land development, but it does require time for the board and township engineer review. The board will not be making a decision this evening.

***Public Comment***

- W. Fortin: Regarding his Musser Lane property, there is a toe path on the rivers edge, can something be done to develop that path? There is a conservancy grant he was looking into. The board suggested he speak with Bill Poulton or Mike Davis with the Muncy Historical Society.

***Adjournment***

- The meeting was adjourned at approximately 8:15 p.m. by Chairman Mark Kreisher.

Respectfully submitted by:

Cari Buck, Secretary