

**ECONOMY BOROUGH PLANNING COMMISSION
MINUTES OF APRIL REGULAR MEETING**

DATE: April 1, 2019

Present: J. Blumling, D. Carlson, R. Kowal, M. Kowalski, R. Loedding, A. Mutschler, D. Lang, A. DeAngelo (Planning Commission Consultant), C. Pcsolyar.

Absent: B. Meegan.

Others Present: Chad Zutter (100 Zutter Ridge, Baden, PA 15005), Ted Broniszewski, Jr. (150 Pfaff Road, Baden, PA 15005), JoAnn and Steve Borato (2001 Conway Wallrose Road, Freedom, PA 15042), S. Casey Bowers (Sr. VP & Counsel, Penn Energy, 1000 Commerce Drive, Pittsburgh, PA 15275), Amy Gonzalez (Stakeholder Relations Manager, Penn Energy, 1000 Commerce Drive, Suite 400, Pittsburgh, PA 15275), Steve White (475 Amsler Ridge, Sewickley, PA 15143), Julie DiCenzo (127 Skymark Lane, Sewickley, PA 15143).

After review, the minutes from the March 4, 2019 meeting were approved with one change on a motion by Don Lang. Seconded by Roger Kowal. Motion approved.

NEW BUSINESS:

1. Application for subdivision by: Gail Bucuren – Krystle Bogati Plan of Lots (101 Tevebaugh Road, Freedom, PA 15005) (04-01-19).

Baker received the application of the Bogati Plan of Lots to remove the parcel boundaries between three properties on Tevebaugh Hollow Road and subsequently subdivide the property. The application would remove the two parcel boundaries between the existing properties (tax parcels 60-11-400, 60-11-401, and 60-11-402.1 to create a new Lot 1 (1.00 acre) and Lot 2 (0.938 acres). The properties are zoned R-2 Suburban Residential.

The application for conformance with the Subdivision and Land Development and Zoning Ordinances. The procedures for this type of subdivision are governed by Chapter 163, Article VII. As such, the applicant is required to submit the plans and data under Section 163-15. The requirements of Chapter 180 also apply, in particular, the standards found in Article VI: R-2 Suburban Residential District. Based on the consultant's review, it is recommended that the Subdivision Application be recommended for approval to Borough Council with the condition to address any comments the Planning Commission may have.

There was brief discussion regarding the plan and plan location.

Action taken: Motion by Chad Pcsolyar to recommend approval by Borough Council assuming favorable comments from Beaver County Planning Commission. Seconded by Don Lang. Motion approved.

2. Oil & Gas Ordinance and Planned Activity on Amsler Ridge Road: Group discussed upcoming gas drilling activity planned for the Amsler Ridge Road area. Three residents (Mr. Zutter, Mr. Broniszewski, and the Boratos) spoke in favor of prior activity on Hoenig Road and relayed their positive experience with Penn Energy. Penn Energy presented their "Responses to Citizen Questions" – these answers were to specific questions regarding the Access Road, Well Site, and Safety. These answers to the questions posed by concerned residents was distributed to the Planning Commission. In detail, Penn Energy's representatives reviewed what will be done in preparation for the project start. Other residents and concerned area citizens spoke of their concerns of road traffic, disruption and noise to the Amsler Ridge area. These residents requested that the Planning Commission review our present ordinance and make revisions as was done by some area municipalities (examples of such ordinances were also distributed to the Planning Commission members). After much discussion, it was agreed that not much was going to happen at this time until the public hearing.

3. House Numbers: Myron Kowalski reported that the Fagens, owners of parcel 60-194-0146-p00, have asked for a house number for this piece of property. This property is land locked. Their daughter wants to build a house on this land. They have a right a way to access this property through Parcel 60-194-0146-00 which is also owned by

the Fagens. The number given to this property will be 5 Merriman Rd, Ambridge, PA. It is known that the property mailbox will be on Merriman Rd. next to 1 Merriman Rd. with an arrow pointing to 5 Merriman Rd.

Motion to adjourn by Audrey Mutschler, seconded by Don Lang. Motion passes. Meeting adjourned at 8:50 p.m.

Signed _____
Chairman

Signed _____
Secretary