

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

DATE: May 3, 2021

Present: J. Blumling, D. Carlson, J. Cristobal (Planning Commission Consultant), R. Kowal, M. Kowalski, D. Lang, R. Loedding, B. Meegan, B. Norton (Planning Commission Consultant), C. Pcsolyar.

Absent: M. Lincheck (Planning Commission Consultant).

Others Present: Amanda Peterson (Penn Energy, 100 Commerce Drive, Pittsburgh, PA 15275), Mike Muchow (425 Sproat Avenue, Freedom, PA 15042), Tim Rullo (355 Sproat Avenue, Freedom, PA 15275).

After one change (correct spelling of Lang from Long) review, the minutes from the April 5, 2021, meeting were approved on a motion by Bob Meegan. Seconded by Chad Pcsolyar. Motion approved.

NEW BUSINESS:

1. Muchow-Rullo Plan of Lots (Application for Subdivision by: Ralph A. Musi, 235 Ridge Avenue, Freedom, PA 15042) 05-01-21. Planning Commission Consultant Lincheck received the subdivision application of the Muchow-Rullo Plan of Lots to subdivide tax parcel 60-13-226.3 (1.64 acres) into two properties labeled Lot 2R (1.085 acres) and Parcel A (0.375 acres) on the Site Plan. Parcel A is being sold to Timothy and Jennifer Rullo and consolidated with Lot 1. The properties are zoned R-2 Suburban Residential District.

Planning Commission Consultant Lincheck reviewed this 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 the standards found in Article VI: R-2 Suburban Residential District. Lot 1 is an existing non-conforming lot without frontage on a public or private street. This subdivision and consolidation would make Lot 1 more conforming than it currently exists. Based on review, there are no comments to address.

Action taken: Motion by Bob Meegan to recommend plan approval to Economy Borough Council. Seconded by Chad Pcsolyar. Motion approved.

2. Component 3 Sewage Facilities Planning Module for Economy Landings: Chairman Blumling requested that the Planning Commission review and approve said planning module. Members requested a copy be forwarded for their review. It is expected that comments and/or questions will be forthcoming at June meeting prior to motion.

Action taken: Motion by Bob Meegan to table consideration until copies are provided and there is an opportunity for member review. Seconded by Dick Loedding. Motion approved.

OLD BUSINESS:

1. House Numbers: Myron Kowalski reports one house number assigned – 1958 Watch Hill Drive (Tax Parcel #60-194-015-p01).

2. Penn Energy: Representative Amanda Peterson indicates she has nothing new to report.

Motion to adjourn by Audrey Mutschler, seconded by Don Lang. Motion passes. Meeting adjourned at 7:25 p.m.

Signed _____
Chairman

Signed _____
Secretary