



COUNTY OF ERIE

Erie County Planning Commission

Erie County Courthouse

140 West Sixth Street - Room 111

Erie, Pennsylvania 16501

Phone: (814) 451-6336

www.eriecountyplanning.org

Patricia Pfadt
Chair

Jan Cornwell
Vice-Chair

MEETING NOTICE

A regular meeting of the **Erie County Planning Commission** will be held at **6:30 PM** on **Thursday, February 7, 2013** at the **Greene Township Municipal Building**, 9333 Tate Road, Erie, PA (see attached map).

- AGENDA -

- I. Call to Order / Pledge of Allegiance
- II. Hearing of the Public
- III. Approval of the December 13, 2012 Minutes (attached)
- IV. New Business
 - A. Executive Board Nominating Committee Report / Election of 2013 Officers
 - B. Erie Inland Port Project – TIF Redevelopment Area
 - C. ECDP Monthly Activity Report (attached)
- V. Old Business
 - A. 2013 ECPC Members – New Term Appointments
 - B. 2013 Meeting Dates (attached)
- VI. Other Business
 - A. Municipal Reports
- VII. Adjournment

EXECUTIVE BOARD MEMBERS: PLEASE CONTACT OUR OFFICE TO CONFIRM YOUR ATTENDANCE



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Gerry Dahl
Chair

Jan Cornwell
Vice-Chairman

**ERIE COUNTY PLANNING COMMISSION
MEETING MINUTES**

February 7, 2013

A meeting of the Erie County Planning Commission was held at 6:30 PM on Thursday, February 7, 2013 at the **Greene Township Municipal Building**, 9333 Tate Road, Erie, PA.

Those in attendance were:

ECPC members:	Representing:
Patricia Pfadt	Venango Twp (Chair, Exec. Board)
Jan Cornwell	County (Vice-Chair, Exec. Board)
Gerry Dahl	Corry City (Exec. Board)
Charles Casey	Erie City (Exec. Board)
Paul Pangratz	Girard Twp (Exec. Board)
Richard Allgeier	Greene Twp (Exec. Board)
Joe Legnasky	Lake City Boro (Exec. Board)
Flory Kondzielski	Waterford Twp (Exec. Board)
Darrel Kimmy	Amity Twp
Ed Kissell	County
William Taylor	Elk Creek Twp
Dave Brennan	Erie City Council & EDC
William Lawry	Greenfield Twp
William Kuhn	Platea Boro
Karen Molitor	Waterford Boro
Peter Nye	Wesleyville Boro
Planning Department Staff:	
Jake Welsh	
John McGranor	
Guests:	
Patrick Molitor	Waterford Boro Planning Commission
Jack Stull	Waterford Twp

Executive Board members present – 8 of 9; quorum attained

CALL TO ORDER / PLEDGE OF ALLEGIANCE

Patricia Pfadt called the meeting to order and the pledge of allegiance was given.

Patricia thanked Greene Township for hosting the meeting.

HEARING OF THE PUBLIC

Waterford Township Supervisor, Jack Stull, expressed concerns about a Department of Health letter related to the inspection of small flow treatment facilities (SFTF) and proposed fee increases. In his opinion, the increased fees will be a burden on property owners.

Mr. Stull also voiced concerns about a proposed round-about to be constructed by PennDot at the intersection of Routes 19 and 97, just south of Waterford Borough. PennDot has expressed its expectation for the Township to assume responsibility for maintenance of proposed street lighting associated with the project. The Township is concerned about the potential costs involved.

APPROVAL OF DECEMBER 13, 2012 MINUTES

A motion was made by Charles Casey and seconded by Joe Legnasky to approve the minutes. The motion was approved unanimously.

NEW BUSINESS

Executive Board Nominating Committee Report / Election of 2013 Officers

Jan Cornwell presented the nominating committee's recommendations for appointments to the 2013 Executive Board, and for the appointment of officers. Gerry Dahl was recommended for appointment as Chairman, and Jan Cornwell was recommended for appointment as Vice-Chair. See attached report.

Charles Casey made a motion to accept the nominating committee's recommendations. Joe Legnasky seconded the motion. The motion was approved unanimously.

Erie Inland Port Project – TIF Redevelopment Area

David Brennan, speaking on behalf of the Economic Development Corporation, presented the findings of the A.C.C.E. Redevelopment Area Basic Conditions Report. This report is available for viewing at www.edcec.org. The report was prepared to document the existence of blighting factors within EDC's proposed Redevelopment Area for the Erie Inland Port Project. The proposed area includes portions of Albion Borough, Cranesville Borough, Conneaut Township and Elk Creek Township. In accordance with the Pennsylvania Urban Redevelopment Law of 1945, municipal planning commissions in effected municipalities must pass a resolution certifying the existence of blighting factors in the proposed redevelopment area. Since Conneaut Township does not have a municipal planning commission, this responsibility defaults to the ECPC. Passage of the resolution will enable EDC to pursue the establishment of a Tax Increment Financing (TIF) program in the redevelopment area.

Following his presentation, David Brennan requested the ECPC to consider passing the required resolution. During the discussion that followed, it was emphasized that passage of the resolution is a preliminary step necessary to allow further exploration and consideration of the TIF by the affected tax bodies, including the municipalities, school district and County government. The resolution by ECPC is not a final approval of a TIF, and is not binding. The municipalities, including Conneaut Township will ultimately have the final approval authority.

David stated that municipal planning commissions in Cranesville Borough and Elk Creek Township have already passed resolutions, and passage in Albion is expected in the near future. It was also noted that Conneaut Township officials and residents have been engaged by EDC throughout its planning process, and have been generally supportive.

Following some additional discussion by ECPC, Jake Welsh read aloud the proposed resolution. Karen Molitor made a motion to pass the resolution. Joe Legnasky seconded the motion. The motion passed unanimously.

ECDP Monthly Activity Report

The ECDP Monthly Activity Report was provided with the meeting notice. No additional report was given.

OLD BUSINESS

2013 ECPC Members – New Term Appointments

Jake Welsh noted that most of the new term appointments have been received. He will be following up on one remaining appointment that is still needed.

2013 Meeting Dates

The 2013 meeting dates were provided with the meeting notice. Jake Welsh noted that he will follow-up with Dave Carner concerning the March ECATO meeting. The March ECPC meeting will potentially be held at Ft. LeBeouf in coordination with the ECATO meeting.

OTHER BUSINESS

Municipal Reports

Ed Kissel brought up the topic of recycling of e-waste, and the effects of new legislation on municipalities.

Jake welcomed William Kuhn as Platea Borough's representative to the ECPC.

Charles Casey expressed his thanks to Patricia Pfadt for serving as Chair of the ECPC during 2012. This gratitude was shared by the other ECPC members in attendance.

ADJOURNMENT

Being no further business, the meeting was adjourned.