

## Jeannette Planning Commission | Meeting Minutes

Meeting Date: April 4, 2018

### Attendance:

- Alec Italiano, Chairman: Present
- William Pacelli, Co-Chairman: Present
- Joseph Carle: Present
- Donald Deguffroy: Present
- Jonathan Gibbon: **Absent**
- Laura Smith: Present
- Judy Soles: Present
- Chuck Highlands – Council Representative
- Seth Koons – Westmoreland County Planning



Call to Order: The meeting was called to order at 5:29 pm

### Previous Meeting's Minutes:

- March 7, 2018 Public Hearing Minutes: An error needed to be corrected in the minutes to show that Judy Soles was “present” and that Laura Smith was “absent”. Laura Smith made a motion to approve the minutes as modified, Judy Soles seconded. The minutes were approved unanimously.
- March 7, 2018 Public Meeting Minutes: The same error needed to be corrected in the minutes to show that Judy Soles was “present” and that Laura Smith was “absent”. William Pacelli made a motion that the minutes be accepted as modified, Judy Soles seconded. The minutes were approved unanimously.

### Staff Report:

- Seth Koons had nothing new to report. He was the only member of the Westmoreland County Planning Department that was able to attend the meeting. He stated that the County staff was looking for any edits to the Annual Report that was presented to the Commission at the previous meeting.

## Old Business:

- Annual Report: A motion was made by William Pacelli to approve the 2016 and 2017 Planning Commission Annual Report as presented, Joseph Carle seconded. The annual report was approved unanimously.
- Comprehensive Plan Implementation: William Pacelli stated his concerns about losing momentum with the Pennsylvania Downtown Center (PDC) and their work with the City. Alec Italiano stated that the Commission should do some additional outreach in an effort to boost attendance at the next meeting with PDC as a recent one had been cancelled due to an anticipation of a weak turnout.

Joseph Carle and William Pacelli discussed their issues with the City of Jeannette website not being maintained. After a brief conversation, Joseph Carle made a motion that the Commission make a recommendation to Council that the issues with the website not being maintained be addressed. Laura Smith seconded the motion. The motion was approved unanimously.

- Alec Italiano asked Seth Koons if the Commission needed to update the Comprehensive Plan in light of the recent zoning amendments that have been completed. Seth Koons stated that it could be a possibility and that the Planning Department staff would look into it.

## Agenda Item #1: April 10<sup>th</sup> Public Hearing – Zoning Amendment

- Seth Koons stated that because the Commission was reviewing the Zoning Amendment outside of an official “public hearing” that this meeting was to be purely informative and they were not to make a decision regarding the ordinance at this time.

Alec Italiano reviewed the proposed amendment with the Commission, including the proposed special conditions. Alec had some concerns about the potential truck traffic through that area of the city. Alec also had a question about the pending sale of the Zion property, in terms of whether or not it was to be broken up or sold as one piece of land. The Commission stated that they all believed it was going to be sold as a single tract of land.

William Pacelli informed the Commission that he would have to recuse himself from the Public Hearing under the advice of his legal team at the Elliott Group.

No action was taken by the Commission.

## Agenda Item #2: Grant Recommendation Letter

- Alec Italiano stated that Ed Antonacci had asked that the Commission provide a letter of recommendation for a flood mitigation grant that the City was applying for. Alec described the project that the grant would be going towards as a drainage fix around the Brush Creek reserve. Donald Deguffroy wanted to know if the project would affect the baseball fields near Brush Creek; Chuck Highlands stated that he believed that the existing levy would need to be raised by three or four feet.

Alec said that he would draft a letter of support and have it prepared for the next Planning Commission meeting.

## Public Comment:

- No public comment

## Adjournment:

- The meeting was adjourned at 6:05 pm