

Jeannette Planning Commission | Meeting Minutes



Meeting Date March 9, 2022

Approval Date: April 13, 2022

Call to Order: 6:05 pm

Attendance:

- Bill Pacelli, Chairman: present
- Alec Italiano, Co-Chairman: absent with cause
- Joseph Carle: present
- Donald Deguffroy: present
- Judy Soles: absent with cause
- Anthony DeNunzio: present
- Cindy Salvatore: present

City Representatives

Chuck Highlands, City Councilman

Review and Approval of last meeting minutes. No comments on minutes, a motion to accept and approve minutes as presented made by Don Deguffroy and 2nd by Joe Carle.

Ms. Cindy Salvatore was welcomed as the newest Planning Commission member replacing Laura Smith.

Old Business:

- a. **Bringing the Pa Downtown Center's Main Street Program to the city.**
Jeannette Initiative currently holding meetings, to discuss the PA Downtown Centers Main Street Program with Mr. Fontana. Nothing to report. There is a meeting March 14, 2022 at 6:00 PM at the library. Anthony Denunzio read a short E-mail from Mr. Fontana. Jnt. Initiative board members have been asked to contribute \$10 as a membership fee.
- b. **Reviewed and discussed the next section of Zoning ordinances**
This review began with Church/ Places of worship and concluded with Discontinuance.
- c. **Mr. Whetzel's letter, dated September 9, 2021**
Article 3 General Development and Performance Standards
The commission agreed at the February meeting to maintain the zoning as written. If the property owner wishes to construct a new dwelling, they can request a variance.

Section 3 3.4.5 Noise: PC is suggesting measurable decibel rating of noise, duration and specific times. PC is also suggesting a Noise Meter, purchased by the City, to measure the level of noise. Bill Pacelli sent an E-mail to outline the proposal to Solicitor Witt. The response was reviewed and discussed. It was decided that this should be sent to council and consider making a city ordinance instead of doing this as a zoning change.

Section 3 3.5.1 Swimming Pools: PC suggesting a 4 foot fence with locking mechanism on all gates enclosing above ground and inground pools.

Section 3 3.2.2 Setback Exceptions: PC suggesting the present rules are sufficient. If there becomes an issue, interested party can apply to the Zoning Board for a Variance. PC sending proposed revisions to Solicitor Witt, for review before recommending to Council for approval. PC will invite Bill Whetzel to meeting for discussion on ordinances.

- d. **Jeannette Glass Chambers Ave** Bill Pacelli is going to talk with Nathan Bish regarding the Jeannette Glass Chambers Ave site, to determine if there is any interest from the city in the property for development, also the tax status and Flood Plan.
- e. **PC Bylaws** The PC Bylaws addendum will be rewritten based on feedback from Solicitor Tim Witt.
- f. **Planning Commission Annual Report** During 2016 and 2017, the City of Jeannette utilized the Westmoreland County Planning Dept. through their Technical Resources and Municipal Services Program, to help facilitate and guide the Planning Commission. Westmoreland County Planning Staff included: Brian Lawrence, Daniel Carpenter and Seth Koons, beginning 6-2017. An annual report was prepared by this group. Bill Pacelli reached out to Solicitor Witt and asked if this is a requirement of the MPC. Attorney Witt agrees an annual report is a requirement per section 207 of the MPC. It does not need to be lengthy. Bill Pacelli will draft a report for review at the next meeting.

New Business

- a.

Public Comment: None

Adjournment: A motion to adjourn the meeting was made by Joe Carle and 2nd by Don Deguffroy. Motion passed 5-0. Next meeting 04/13/2022.