

MINUTES
HOPE TOWNSHIP PLANNING BOARD MEETING
AUGUST 2, 2021

The business meeting of the Hope Township Planning Board was held on Monday, August 2, 2021. Chairman Steve Larena called the meeting to order at 7:33 p.m. He announced that notice of the meeting was given in compliance with the “Open Public Meetings Act – This meeting has been advertised in accordance with the provisions of the Open Public Meetings Act, Chapter 231, P.L. 1975.” He then led the Board in the pledge to the flag.

Roll Call:

Members present: Chris Maier, Steve Larena, Terry Urfer, Betsy Peterson, Matthew Koski, Brad Bartow, and Donna Marie.

Absent: Robert May, Mayor Timothy McDonough, and John Koonz

Also Present: Board Attorney Roger Thomas, Board Engineer Ted Rodman, Planner Elena Gabel, and Board Secretary Alfia Schemm

Correspondence:

7-27-21 Environmental Commission, **Re: POP Zone**

Chairman Larena noted the Environmental Commission Memo.

Approval of Minutes:

The minutes of July 5, 2021 were distributed prior to the Board meeting. Several Board Members stated a concern that they did not hear all of the meeting due to poor internet connection. It was suggested that the Board defer the adoption of the minutes, so that the audio can be listened to.

Mr. Bartow made the motion to defer the adoption of the minutes. Motion seconded Ms. Marie. In a voice vote, all were in favor.

Resolution:

#21-001 Michael Planer, Block 800, Lot 400 - Minor Subdivision

Mr. Bartow made the motion to defer the adoption of the Resolution. The Board discussed the action that was taken and whether they wish to defer the adoption of the Resolution. Mr. Bartow withdrew his motion.

Mr. Urfer made the motion to adopt the Resolution. Motion seconded by Ms. Maier. In a roll call vote, all were in favor. Abstaining-Alternate Koski

Chairman Larena suggested in the future that Board Members not wait a month if there are questions regarding what is said at a meeting as the audio is available.

Other Business:

Peace and Good Order Ordinance

The Board reviewed where they left off, at the June meeting, on the discussion of the proposed ordinance. It was agreed to re-circulate the Ordinance.

POP Zone Discussion

Ms. Peterson reviewed the additional language that was added in her revised memo and she stated that she supports the Environmental Commission memo.

Planner Gabel briefly described the two maps that were prepared from the State resources. The Board discussed the NC Zone, residential uses in the POP Zone, and uses. Mr. Urfer commented on the zoning of the Tramontin property and access to POP property. Mr. Maier stated his concerns over the lack of rateables and the impact to the Seniors. He stated that transportation is critical.

Mr. Koski reviewed the subcommittee's recommendation memo, which was discussed with the Board. Chairman Larena stated that he would like Elena to put some ideas together. Ms. Peterson stated that she is also interested in hearing what Planner Gabel has to say as she has experience in these issues. Ms. Gabel commented on Vehicle Electric Charging Stations as an inherently beneficial use. She also commented on gas stations/convenience stores/service stations and defining each type of use and either permitting or prohibiting that use. Ms. Gabel stated that she will compile a possible list of uses.

Bills:

Dolan & Dolan

Re: Planer	407.98
Re: General	308.28

Mr. Maier made the motion to approve the vouchers. Motion seconded by Ms. Peterson. In a roll call vote, all were in favor.

Open to the Public:

Chairman Larena opened the meeting to the public.

Monica Sobon commented on viable options for Hope Township. It was noted that the suggested options are already permitted.

Another member of the public commented on what attracted him to Hope.

With there being no further public comment, the meeting was closed to the public.

Adjournment:

With there being no further business a motion was made and seconded to adjourn the meeting at 8:40 p.m.

Respectfully Submitted:

Alfia Schemm
Board Secretary
9/8/21