

***New Sewickley Township
Planning Commission
233 Miller Road
Rochester, PA 15074***

Chairman Albert Horn

***Vice Chairman Jenny Fessler
Secretary Ed Eisenbrown***

***MINUTES
February 20, 2025***

On February 20, 2025, the New Sewickley Township Planning Commission held its monthly meeting at the township municipal building. Chairman Albert Horn called the meeting to order at 6:30 p.m. Present were:

Planning Commission Members: Vice-Chairman Jenny Fessler, Ed Majors, Chris Brenckle, and Art Craig

Absent: Gary Braun and Secretary Ed Eisenbrown

Township Officials: Manager Ronald Leindecker, Secretary Lawrie Borgman, Engineer John Wright, and Planner Ashley Harris

Guests: Larry Hough, Alex Meeder, and Laura Dengel

Call to Order and Pledge: Chairman Horn called the meeting to order and announced the presence of security cameras. The Pledge of Allegiance was recited.

Amendments to the Agenda

Motion by Majors to add the Annual Report to the agenda, seconded by Craig. Vote of 4-0 in favor. Chairman Horn stated the Annual Report is due to the Board of Supervisors by March 1st; however, he would like the commission to have time to review and make corrections, and would like to delay the submission until April 1st this year. The commission agreed and will submit any corrections to office staff or Ed Majors.

Educational Program

Katie Wickert, DCED

Katie Wickert from the Office of Community Planning and Review gave a presentation on various resources offered by DCED and the different grant opportunities available.

Opening Comments

None.

Public Comments

None.

Minutes

Art Craig and Jenny Fessler made corrections to the Opening Comment portion of the January meeting minutes. Motion by Craig to approve the January 19, 2025, meeting minutes with the corrections stated, seconded by Fessler. Vote of 4-0 in favor.

Pre-Application

None.

Preliminary Plans

None

Old Business

None.

Conditional Use Submission

None.

Ordinance Review

Section 606 – Electronic Signs

The Commission agreed to amend the text for electronic signs to add lighted signs in the Light Industrial District.

Section 502 – Area and Yard Requirements

Discussion continued on accessory structures being permitted in front yards. Ashely Harris suggested permission be limited by zoning district or by conditional use. Chris Brenckle expressed concern over an unneeded burden being put onto residents. Manager Leindecker stated there are many houses in the township with accessory structures that are offset from the front of the house and being a conditional use may help. John Wright stated that LSSE will research other municipalities for examples.

The Commission agreed much discussion is needed and will likely need to be done in a future workshop.

Landscaping Section of PRD Ordinance

John Wright stated he had some suggestions from the landscaping presentation given by Alex Meeder. Chairman Horn said he would like LSSE to prepare the comments to review at the March meeting. Manager Leindecker stated Energy Transfer is doing work in the township, and he asked them to plant wildflowers as part of their reseeded and to contact Alex Meeder. Mr. Meeder stated he is waiting for a return call from Energy Transfer.

Home Business Permitted Square Footage

Amendment consideration will be discussed further at the March meeting.

Discussion

None.

Closing Comments

None.

Adjourn

Motion by Craig to adjourn the meeting, seconded by Majors. Vote of 4-0 in favor. The meeting adjourned at 7:56 p.m.

Respectfully,

Lawrie Borgman,
Township Secretary