

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday January 11, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
John Venzon	Vice Chairman
Brian Weaver	Commission Member
Patrick Greer	Secretary

Others Present:

Lewis Clark	Township Supervisor
Jeff Ripple	Public Participant
Phil Petrunak	Public Participant
John Rugg	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:05 pm, and the Pledge of Allegiance to the Flag was conducted.
2. Reorganization:
  1. A motion to retain current Chairman, Vice Chairman, and Secretary was made by Patrick Greer, and seconded by Brian Weaver. The motion was unanimously approved.  
Bob Feather - Chairman  
John Venzon - Vice Chairman  
Patrick Greer - Secretary
3. The minutes from the November 9, 2016 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon , and seconded by Bob Feather. The motion was unanimously approved. Business:

Old Business

1. Two letters pertaining to Winchester Estate Lot 57, 57A and 57B were reviewed. The first letter is from Attorney Stofko representing Paint Township to Attorney Leventry representing John Rugg. The second letter is from the EADS Group to Paint Township. Section

1201 of the Paint Township Subdivision and Land Development Regulations is being discussed in the matter. No voting action required.

2. A letter from the EADS Group to Paint Township pertaining to the Ramblin Hills NPDES Permit was reviewed. The Planning Commission will receive a copy of the NPDES Permit. No voting action required.

New Business:

1. Jeff Ripple/Phil Petrunak - Ramblin Hills Phase III re-submittal for EADS review. Mr. Ripple submitted the revised plan to the commission to be passed on to the EADS Group for review. Mr. Ripple stated that he had addressed all of the concerns from the November 2016 EADS Group letter. At that time it was noted that the Planning Commission had not received a copy of the November 2016 letter from the EADS Group to Mr. Ripple. Mr. Petrunak stated that he would provide a copy of that letter to the Planning Commission. Mr. Ripple also stated that the Windber Water Authority has not reviewed the plan yet, and that the storm water plan has not been completed due to the fact that the plan is requiring on lot storm water systems and the EADS Group is working out the details of how to calculate the proper sizing of the systems. Lewis Clark stated that he will pass the plan along to the EADS Group. No voting action required.

2. John Venzon - Mr. Venzon stated that for future Planning Commission meetings that he would like to have a copy of all correspondents emailed to each commission member ahead of time for review. He stated that this will allow the commission members to be more prepared for the meetings and it will cut down on the amount of time that public participants have to wait for the commission members to review the information. Mr. Greer stated that he will provide Wendy with the all the email addresses so that everyone can be copied. No voting action was required.

3. Bob Feather set the date for the next meeting for February 8, 2017 at 7:00 pm.

4. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted February 8, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday February 8, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
John Venzon	Vice Chairman
Patrick Greer	Secretary

Others Present:

Lewis Clark	Township Supervisor
John Rugg	Public Participant
Jason Tyger	Public Participant
Robert Tyger	Public Participant
Caleb Bean	Public Participant
Bret Feather	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:03 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the January 11, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon , and seconded by Bob Feather. The motion was unanimously approved.

Old Business

1. Ramblin Hills - Mr. Clark stated that no new actions have been taken on the part of Mr. Petrunak to address the issues with the current phase III plan.

2. Mr. Clark informed the Planning Commission that the Township Supervisors will now require developers to pay for any major subdivision plan reviews after the first two. Mr. Clark stated that it has become a problem and a cost to the township for the extra reviews by the township engineers. This new requirement will come under article 10 of the subdivision and land development regulations.

New Business:

1. John Rugg - Winchester Estates Letter Pertaining to Lots 57, 57A and 57B. Mr. Rugg questioned the planning commission about the letter sent to Paint Township from the EADS group dated December 14, 2016 which pertained to DEP approvals for an extension to a public sanitary sewer system. Mr. Rugg argued that the sewage module for Winchester Estates contained 70 sewer taps and that the two taps proposed for lots 57 and 57A would be considered part of the original sewage module from 2007-2008 which has been approved by DEP. A motion was made by Patrick Greer to inform the EADS group that lot 57 and 57A sewer taps would be contained in the original sewage module from 2007-2008 that was approved by DEP and would be part of the "as built" plans. Therefore, there is no need for DEP approval for an extension of the existing sanitary sewer system as stated in the December 14, 2016 letter. The motion was seconded by John Venzon. The motion was unanimously approved.

2 John Rugg - Winchester Estates Letter Pertaining to Lots 57, 57A and 57B. Mr. Rugg stated that he would follow through with taking care of the four items listed in the letter from Dennis Stofko to Tim Leventry dated December 20, 2016. He stated that he will have his engineer Brian Kelly take care of these items on the new plan. The four items that Mr. Rugg said he will address and show on the new plan are as follows: 1. The sanitary lateral needs to be a "T" and not at an angle, 2. A manhole needs to be installed where it is designated as an inspection port at the elevation of 1916'. 3. A clean out is to be placed at the point designated on the map attached to the letter dated December 20, 2016 and 4. In the note section #5 of the plan the sanitary sewer needs to be depicted as "Public". Mr. Rugg made an objection to the "Public sanitary sewer line but stated that he will put that in the plan and realizes that the sewer will be a public sewer line. A motion was made by Patrick Greer to accept the plan dated 9-10-2016 for lots 57, 57A and 57B with the understanding that the four items from above will be addressed and changed on the final plan submitted to the Township Supervisors. A copy of the new plan will be provided to the planning commission. John Venzon seconded the motion. The motion was unanimously approved.

2. Boy Scouts of America Troop 2110 - Jason Tyger and Caleb Bean attended the meeting to work on their Citizenship Badges. They asked a question to the planning commission about the impact that the Iron Horse project has had to the community. Mr. Feather stated that a few concerns were addressed but that it has had a positive impact for the Paint Township community.

3. Bob Feather set the date for the next meeting for March 8, 2017 at 7:00 pm.
4. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted March 8 , 2017  
Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday March 8, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
John Venzon	Vice Chairman
Patrick Greer	Secretary
Brian Weaver	Commission Member

Others Present:

Lewis Clark	Township Supervisor
John Rugg	Public Participant
Jeff Ripple	Public Participant
Phil Petrunak	Public Participant
Pete Mishko	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:02 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the February 8, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon , and seconded by Bob Feather. The motion was unanimously approved.

Old Business

1. No old business

New Business:

1. Jeff Ripple/Phil Petrunak - Subdivision Plan - Mr. Ripple presented a subdivision plan to the commission for Mr. Petrunak. The plan had several issues and needs to be resubmitted as a major subdivision with all the pertaining details associated with a major subdivision including DEP approvals for sewer and stormwater. A motion to reject the plan as submitted was made by Patrick Greer and seconded by Brian Weaver. The motion was unanimously approved.

2. Pete Mishko - Mr. Mishko had several questions pertaining to setbacks, property subdivisions, driveway easements and apartment buildings. He was informed that all of the information he was looking for is in the subdivision and land development regulations for Paint Township that is available on the townships website. No voting action was required.

3. Bob Feather set the date for the next meeting for April 12, 2017 at 7:00 pm.

4. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted April 12, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday April 12, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
John Venzon	Vice Chairman
Patrick Greer	Secretary
Tom Pomroy	Commission Member

Others Present:

Lewis Clark	Township Supervisor
Patricia Morris	Public Participant
Jeff Ripple	Public Participant
Robert McCreary	Public Participant
Loretta Spak	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:03 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the March 8, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon , and seconded by Bob Feather. The motion was unanimously approved.

Old Business

1. No old business

New Business:



1. Jeff Ripple - Subdivision and Land Merger Plan - Mr. Ripple presented a subdivision & land merger plan to the commission for Philip & Lisa Petrunak. . A motion to accept the plan as submitted and move it on to the EADS group for further review was made by John Venzon and seconded by Tom Pomroy. The motion was unanimously approved.

2. Patricia Morris/Robert McCreary - Patricia Morriss had several questions pertaining to lot lines and how to go about changing them. The commission informed her that she would need to have a survey completed and a plan submitted to the commission for review and approval before a new deed could be written and recorded. No voting action was required.

3. Bob Feather set the date for the next meeting for May 10, 2017 at 7:00 pm.

4. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted May 10, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday May 10, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
John Venzon	Vice Chairman
Patrick Greer	Secretary
Brian Weaver	Commission Member

Others Present:

Lewis Clark	Township Supervisor
Ed Studinary	Public Participant
Joseph McCausland	Public Participant
Jill Dunmyer	Public Participant
Jonathan Dunmyer	Public Participant
John Rugg	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:12 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the April 12, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon , and seconded by Bob Feather. The motion was unanimously approved.

Old Business

1. No old business

New Business:

1. Ed Studinary - Mr. Studinary had several questions pertaining to lot lines and how to go about changing them. He is interested in selling some property to the neighboring property. The commission informed him that he would need to have a survey completed and a plan submitted to the commission for review and approval before a new deed could be written and recorded. No voting action was required.

2. Jill & Jonathan Dunmyer - The Dunmyers had questions pertaining to building permits, sewer permits and sewer line extensions. The commission informed them that all the information pertaining to these issues could be found on Paint Townships web site and in the Paint Township Subdivision and Land Development Regulations. No voting action was required.

3. John Rugg - Mr. Rugg presented the commission with a letter dated June 15, 2006 from the Windber Area Authority pertaining to the number of EDU's that the Authority accepts for the Winchester Estate Development. The letter shows that the Authority accepts 70 EDU's for Winchester Estate. Bob Feather requested that the letter be added to the official minutes.

4. John Rugg - Mr. Rugg presented the commission with a new plan for the sanitary sewer easement and design for Lots 57, 57A, & 57B in Winchester Estates. Bob Feather made a motion to accept the plan with the following changes. Remove the inspection ports, add a clean-out at the top of the line on lot 57A and add two Y's for the laterals for lot 57A and lot 57. John Venzon seconded the motion. The motion was unanimously approved.

5. Bob Feather presented the commission with a letter dated May 2, 2017 pertaining to the Berwind Corporation mining operation access road onto route 160 across from the township building. It was stated that the Planning Commission agrees with the proposed changes to the access road. No voting action required.

6. Bob Feather informed the commission about the invitation from PENNDOT to attend a meeting on Wednesday May 24th between 4 - 5 pm at the Windber elementary school. The meeting is pertaining to route 56 improvements. No voting action was required.

7. Bob Feather set the date for the next meeting for June 14, 2017 at 7:00 pm.

8. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted June 14, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday June 14, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
John Venzon	Vice Chairman
Patrick Greer	Secretary
Brian Weaver	Commission Member
Tom Pomroy	Commission Member

Others Present:

Jill Dunmyer	Public Participant
Jonathan Dunmyer	Public Participant
John Rugg	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:05 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the May 10, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon , and seconded by Brian Weaver. The motion was unanimously approved.

Old Business

1. No old business

New Business:

1. Jill & Jonathan Dunmyer - The Dunmyers presented the Commission with a plan for a private sanitary sewer line. John Venzon made a motion to approve the plan contingent on Paint Township taking over ownership of the 1 1/2" pressure sewer line as it leaves the Dunmyer's property and extends to the existing gravity line on Joseph Street owned by Paint Township. The pressure line must meet Paint Township sanitary sewer specifications. Bob Feather seconded the motion. The motion was unanimously approved.

2. John Rugg - Mr. Rugg presented the commission with a letter dated June 5, 2017 from Stofko Law Offices and a letter dated May 17, 2017 from the EADS Group both letters pertaining to lots 57, 57A and 57B in Winchester Estates. Mr. Rugg stated that he will be bringing the planning commission a copy of the finished plan that was approved by the Paint Township Planning Commission on February 8, 2017 to the next meeting. Mr. Rugg questioned why the EADS Group had to see the plan twice and why they did not put the sanitary sewer plate's in there correspondence after the first review. Mr. Rugg also stated for the record that he feels he has been treated unfairly during this process and is concerned about Paint Townships lack of consistency during this process. No voting action was required.

3. Bob Feather Presented the commission with a letter from the EADS Group pertaining to Ramblin Hills Phase III. Mr. Feather noted that we received and reviewed the letter and will be looking for the changes on the next plan. No voting action required.

5. Patrick Greer made a motion to request that the Paint Township Supervisors authorize the Township Secretary the ability to provide by email, all correspondence directed to or pertaining to planning commission business to the commission members prior to the next meeting. Bob Feather seconded the motion. The motion was unanimously approved.

7. Bob Feather set the date for the next meeting for July 12, 2017 at 7:00 pm.

8. A motion to adjourn was made by Patrick Greer and seconded by Tom Pomroy. The motion was unanimously approved.

Minutes submitted July 12, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday August 9, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
Patrick Greer	Secretary
Brian Weaver	Commission Member
Tom Pomroy	Commission Member
John Venzon	Vice Chairman

Others Present:

Lewis Clark	Township Supervisor
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Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:03 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the July 12, 2017 meeting were unable to be reviewed. They will be reviewed at the September 13th meeting.

Old Business

1. No Old Business.

New Business:

1. There was no new business.
2. Bob Feather set the date for the next meeting for September 13, 2017 at 7:00 pm.
3. A motion to adjourn was made by Patrick Greer and seconded by John Venzon.  
The motion was unanimously approved.

Minutes submitted September 13, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday September 13, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
Patrick Greer	Secretary
Tom Pomroy	Commission Member
John Venzon	Vice Chairman

Others Present:

Jeff Ripple	Public Participant
Ted Farkas	Public Participant

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:04 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the July 12, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon, and seconded by Tom Pomroy. The motion was unanimously approved.
3. The minutes from the August 9, 2017 meeting were reviewed. A motion to accept the minutes as written was made by Bob Feather, and seconded by Tom Pomroy. The motion was unanimously approved.

Old Business

1. No Old Business.



New Business:

1. Ted Farkas - Lot Line Change/Land Merger. Mr. Ripple presented a plan for Mr. Farkas. Patrick Greer made a motion to accept the plan as written. John Venzon seconded the motion. The motion was unanimously approved.
2. Bob Feather set the date for the next meeting for October 11, 2017 at 7:00 pm.
3. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted October 11, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday October 11, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
Patrick Greer	Secretary
Tom Pomroy	Commission Member
John Venzon	Vice Chairman
Brian Weaver	Commission Member

Others Present:

Lewis Clark	Paint Township Supervisor
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Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:03 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the September 13, 2017 meeting were reviewed. A motion to accept the minutes as written was made by Tom Pomroy, and seconded by Bob Feather. The motion was unanimously approved.

Old Business

1. Verification and proper recording of approved plans. John Venzon has concerns that the Paint Township planning commission is not receiving verification of plans being properly recorded with the Somerset County Recorder of deeds. A discussion ensued pertaining to section 309: (Recording of the Final Plan) of the Paint Township Subdivision and Land Development Regulations. Section 309 clearly states that within 30 days of the approval of the Final Plan by the Board of Supervisors the Applicant shall record an original of the final approved plan in the office of the Somerset County Recorder of Deeds and file with Paint Township a Recorders Certificate that the approved Plan has been recorded with the Deed Book and page numbers indicated.

John Venzon made a motion to have a copy of the Somerset County Recorders Certificate (verifying that an approved final plan by the Paint Township Planning Commission and Paint Township Supervisors has been properly recorded with Somerset County, the Recorders Certificate must include Deed Book and page numbers) to be provided to the Paint Township Planning Commission to become part of the official record. The motion was seconded by Bob Feather. The motion was unanimously approved.

New Business:

1. Letter from the EADS Group pertaining to Ramlin Hills Phase 3 - A letter from Vincent Paczek pertaining to Ramlin Hills Phase 3 was reviewed. The plan was rejected as submitted at the March 8th 2017 planning commission meeting. It was stated by Mr. Clark that the Mr. Ripple is no longer working on the project for Mr. Petrunak. Mr. Petrunak has be advised to resubmit the plan with the necessary changes. No voting action required

2. Brian Weaver informed the Planning Commission that he is resigning from the commission as of Jan 1, 2018. The Planning Commission advised Mr. Clark to find a replacement as soon as possible. No voting action required.

2. Bob Feather set the date for the next meeting for November 8, 2017 at 7:00 pm.

3. A motion to adjourn was made by Patrick Greer and seconded by John Venzon. The motion was unanimously approved.

Minutes submitted November 8, 2017

Patrick Greer, Secretary

Minutes of the  
Paint Township Planning Commission Meeting  
7:00 pm Wednesday November 8, 2017  
Paint Township Municipal Building  
1741 Basin Drive Windber, PA 15963

Commission Members Present:

Bob Feather	Chairman
Patrick Greer	Secretary
Tom Pomroy	Commission Member
John Venzon	Vice Chairman

Others Present:

Tim Walker	Public Participant
Ed Studinary	Public Participant
Lewis Clark	Paint Township Supervisor

Order of Business:

Procedural Business:

1. Bob Feather called the meeting to order at 7:03 pm, and the Pledge of Allegiance to the Flag was conducted.
2. The minutes from the October 11, 2017 meeting were reviewed. A motion to accept the minutes as written was made by John Venzon, and seconded by Tom Pomroy. The motion was unanimously approved.

Old Business

1. Bob Feather stated that he will be asking Wendy Senior how the Township is currently handling the requirements of section 309 of the Paint Township Subdivision and Land Development Regulations. He will also be inquiring as to the best way for the Planning Commission to receive a copy of the Recorders Certificate with the Deed Book and Page Numbers indicated.
2. Bob Feather stated that the sewage plan for lot 57, 57A and 57B has been approved and signed by the Township Supervisors. Lewis Clarke stated that construction will be proceeding.

3. Bob Feather stated that in January he will be inquiring with the Township Supervisors as to the current status of road bonds being maintained by the two developments in the Township (Ramblin Hills, Winchester Estates).

New Business:

1. Tim Walker/Ed Studinary Mr. Walker and Mr. Studinary had questions pertaining to lot line changes and land merger procedures. No voting action required
2. Bob Feather asked the Planning Commission members to start to think about a replacement for Brian Weaver for Paint Township Planning Commission. Suggestions will be passed along to the Supervisors for consideration. No voting action required.
2. Bob Feather stated that there will be no meeting in December and that the Planning Commission will be notified by the Township Supervisors as to the 2018 meeting dates.
3. A motion to adjourn was made by Patrick Greer and seconded by Tom Pomroy. The motion was unanimously approved.

Minutes submitted January , 2018

Patrick Greer, Secretary