

# GREENE TOWNSHIP PLANNING COMMISSION

198 Brink Hill Road • Greentown PA 18426-9215  
570-676-9325 • 570-676-9867 fax

---

## MINUTES OF THE REGULAR MEETING April 27, 2022

**CALL TO ORDER:** At 7:05 pm, Chairman Roger Altemier called the meeting to order.

Also present included Scott and Heather Mousley, Al Luberto. Absent was Al Haldamann.

Tim Jones, new member will join the next regular meeting.

This committee continues to have one vacancy.

**MINUTES OF THE JANUARY MEETING:** Approved as submitted and placed on record.

**VISITORS:** James Motichka, Land Surveyor

Dennis Stinson, Engineer, Kiley Associates

**NEW BUSINESS:** **Lot Combination** of the lands of Kristin Dimariano located in Panther Lake Estates, Tax Map numbers, 140.00-01-51 and 140.00-01-52, Lot 82 will be combined with Lot 83 to then be referred to as Lot 82R.

The Planning Commission reviewed this submission and recommends approval contingent on Kristin Dimariano showing proof of ownership.

Motion to recommend approval was made by Roger Altemier, seconded by Heather Mousley and, by voice vote, received unanimous approval..

**Lot Combination** of the Lands of Phillip and Clara Benigno, located on Pawnee Drive, Lake Jamie, Intention is to combine Lots 152 and 154 with Lot 209 to be known in the future as Lot 209R.

Motion to recommend approval made by Roger Altemier, seconded by by Scott Mousley and received approval contingent on Attorney Jeff Treats, review and approval.

**Lot Combination** of the lands of James Buerhmann located on the corner of Beech Lane and Saw Mill Road, Sugar Hills Estates. Tax map numbers 128.02-02-51 and 128.02-02-50 was reviewed by the committee. Motion made, by Scott Mousley, to recommend approval contingent on the owner showing

proof that the lots are contiguous. Motion seconded by Al Luberto and, by voice vote, it received unanimous approval.

**New Subdivision of the Lands of Gregory and Stephen Gurrieri.** New maps this evening were presented by Dennis Stinson, Engineer with Kiley Associates. The purpose of this submission is to subdivide a 2 acre parcel from the total acreage of 22 acres (remaining 20 acres are non-buildable) that are in Clean and Green, Act 319. This parcel will include part of Saw Mill Road.

A Question was raised regarding the 2 acre parcel in relationship to the Greene Township Ordinance and the Pike County Clean and Green.

After review, Scott Mousley made a motion to accept this as a formal submission. Al Luberto seconded the motion and, by voice vote, received unanimous approval.

**OLD BUSINESS:** Light House Marina has granted an extension to the Township. They are revising the plans and should be ready for approval at the next Planning Commission meeting.

Roger advised the members that Dutch Flats Road was always intended to be a private road and will remain as such.

A Home Owners Association is being formed to provide maintenance for Dutch Flats Road.

Adjoiners have been notified of Lighthouse Harbor Marina intentions to build on their land. A letter, from an adjoining property owner was read and he was not in favor of the use of this property.. However, Planning Commission members felt that no recommendation is necessary.

**GENERAL:** Roger read a resolution by the Supervisors that the Planning Commission may appoint an alternate member to the Planning Commission.

**ADJOURNMENT:** At 8 pm, with all Township business complete. Al Luberto made a motion to adjourn the meeting. Heather Mousley seconded. The motion carried, by voice vote.

The next regular meeting for the Planning Commission is scheduled for May 25<sup>th</sup> at 7pm.

Respectfully submitted,

*Kerry Nix, P.C. secretary*