

Plainfield Township Planning Commission

6292 Sullivan Trail
Nazareth, PA 18064

Phone: 610-759-6944

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MEETING AGENDA:

DATE: Monday, April 17, 2023 at 7:00 P.M.

LOCATION: Plainfield Township Municipal Building

ADDRESS: 6292 Sullivan Trail, Nazareth, PA 18064

Call to Order and the Pledge of Allegiance- Chairman, Paul Levits

APPROVAL OF MINUTES:

1. Approval of the March 20, 2023 Regular Planning Commission Meeting Minutes

OLD BUSINESS:

1. PC-2021-015- N.A.P.E.R. Development, Inc. Site Grading Plan Land Development Application
 - Application Received: **February 11, 2021**
 - Expires: **May 31, 2023** request granted
 - No resubmission received; Request to table, action needed
2. PC-2021-009- CRG Services Management, LLC. (905 W. Pennsylvania Avenue, Pen Argyl, PA 18072)- Land Development / Subdivision Application
 - Application Received: **July 26, 2021**
 - Expires: **May 31, 2023** (extension approved.
 - Special Meeting still recommended, but no date provided.
 - Request to table, action needed
3. PC-2022-015 - JVI, LLC/Green Knight Economic Development Corporation (45-65 Beers Way)- Land Development Application
 - Application Received: **September 26, 2022;**
 - Expires: **May 31, 2023**
4. PC-2022-014 - Crossroads OXO, LLC (5664 Sullivan Trail) - Special Exception Application
 - Application Received: **September 26, 2022**
 - Expires: **May 31, 2023**
 - No resubmission received; Request to table, action needed

5. PC-2022-017 – Clever Girl Winery (Pen Argyl Rd.) – Land Development Application
 - Application Received: **October 5, 2022**
 - Expires: **May 31, 2023 (extension approved)**
 - No resubmission received; Request to table, action needed

6. PC-2022-019 – BH Paving Inc. (Pennsylvania Ave.) – Land Development Application
 - Application Received: **October 24, 2022**
 - Expires: **May 31, 2023 (extension approved)**
 - No resubmission received; Request to table, action needed

7. PC-2022-021 – Sencan Car Dealership (Blue Valley Drive) – Land Development Application
 - Application Received: **November 18, 2022**
 - Expires: **May 31, 2023 (extension approved)**
 - No resubmission received; Request to table, action needed

8. PC-2022-022 Grand Central Sanitation MRF Building – Land Development/Subdivision
 - Application Received: *December 16, 2022*
 - Expires: ***May 31, 2023 extension granted***
 - **Resubmission received.** Continued discussion regarding traffic issues.

9. PC-2022-023 Colton RV – Land Development
 - Application Received: *December 16, 2022*
 - Expires: **May 31, 2023**
 - No resubmission received Request to table, action needed
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10. PC-2022-010- RPM Metals Recycling (701 N. Broadway, Wind Gap, PA 18091)- Special Exception/Site Plan
 - Application Received: **July 7, 2022 (RESUBMISSION)**
 - Expires: **July 31, 2023** (extension approved)
 - No Resubmission. Request to table action needed

11. PC-2023-001 – TNL Property Management LLC (812 Bangor Rd.) – Special Exception/Site Plan – temporary-use
 - Application Received: **January 20, 2023 (NEW)**
 - Expires: **May 31, 2023**
 - *ZHB Hearing scheduled: February 22, 2023 Cancelled*
 - No resubmission. Request to table. Action Required

CURRENT/NEW BUSINESS:

1. PC 2023-002 Bradley & Kristen Ransom (608 W. Center Street, Wind Gap Pa 18091 Re-subdivision Plan
Application Received : **March 16, 2023** (New)
Expires: **June 16, 2023**
Applicant has requested item be tabled to address engineer review letters

2. Winery Definition – Discussion for Recommendation to the Board of Supervisors
3. Proposed Ware House Ordinance Discussion and Recommendation to the Board of Supervisors
4. Proposed Backyard Chicken / Fowl Ordinance Discussion and Recommendation to the Board of Supervisors.

PUBLIC COMMENT – AGENDA/NON-AGENDA ITEMS:

ADJOURNMENT:

Next regular meeting scheduled for April 17, 2023 at 7:00PM the Plainfield Township Municipal Building