



MAYFIELD BOROUGH
PLANNING COMMISSION
739 PENN AVE.
MAYFIELD, PA 18433

MINUTES OF A MEETING OF THE MAYFIELD BOROUGH PLANNING COMMISSION

MEETING DATE: 8/2/2023

CALL TO ORDER: Mr. Zeshonski at 7 pm

PLEDGE OF ALLIEGANCE

ROLL CALL: Mr. Baldan – AB Mr. Chelik – P
Mr. Jaskowiec – P Mr. Perry – P Mr. Zeshonski – P

PUBLIC INPUT ON THE AGENDA: None

MINUTES OF PREVIOUS MEETING:

MOTION: Mr. Jaskowiec, 2ND: Mr. Chelik - to approve the minutes of the 7/5/2023 meeting – Motion Carried

OLD BUSINESS:

Century Development/Mayfield Logistics Center – NPDES permit is moving along. They are ironing out their highway occupancy permit with PennDOT.

Langan Development – None

Waymart II Windmills – Received a letter from Lackawanna County Conservation District that they are terminating the NPDES permit because the work has been complete.

NEW BUSINESS: Discussion on Korpusik property: Park St. - It is going to be sold as one property. Hill St. - the property on the west side of Hill St. is on the same deed as a property on the east side of Hill St. This would have to be subdivided before being sold.

Jason Smith, Zoning Officer, discussed the Mark Bednash property that was recently subdivided. He plans on adding a convenient store within the existing building. Lackawanna County Planning had no problem with it. He was advised to get a change of use permit.

Solar Farm was discussed – There are no transmission lines in the area so the project is dead.

A discussion was held on including a Half-Way House in the zoning ordinance as it is listed in the definitions but not in the table.

MOTION: Mr. Chelik, 2nd Mr. Zeshonski to recommend to council to add Half-Way House as a Special Exception in a C1 and C2 zone in the Mayfield Borough Zoning Code. - Motion Carried

Also, discussed were electric vehicle charging stations. The commission would recommend that council add electric vehicle charging stations to the Mayfield Borough Zoning Ordinance. Mr. Chelik will discuss this with the solicitor.

PUBLIC INPUT: Don Mosley asked the commission for clarification on a 50' wide lot, he owns on Whitmore St. Someone told him that it was unbuildable. He was told by Jason Smith, Zoning Officer that the total of both side setbacks needed to be 25' so a building 25' wide could be constructed on the lot. Also, when building, they must conform to the 40% impervious surface section of the zoning ordinance.

MOTION TO ADJOURN:

Motion: Mr. Chelik, 2nd: Mr. Jaskowiec to adjourn. - Motion Carried