

PENN TOWNSHIP PLANNING COMMISSION

MINUTES OF APRIL 20, 2026

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The Penn Township Planning Commission (PTPC) met on April 20, 2026, at 6:00pm for a workshop. PTPC members present were Forrest Woodward, Art Dalla Piazza, Robin Bahrenburg, Meranda Harwood, and Jessica Bryington. Others present were Ted Brillhart (Engineer), Jennifer Blouch (Secretary), and Justin Hayman (Operations Coordinator).

Workshop - Zoning Amendments

The Planning Commission worked on the zoning amendments.

“General Gardening” will be changed to “Gardening.”

There was discussion of allowing only 1 primary use per lot, other than in the commercial zone.

Meeting

Chairman Dalla Piazza convened the regular meeting at 7:00pm with the Pledge of Allegiance. A list of visitors attending is on file in the Township Office.

Visitors

George Pselis 371 Watts Drive - Mr. Pselis received a letter from the township stating that temporary structures can only be occupied for 14 days. A rental camper has been on the property for at least 5 years and he would like to know what his options are. Forrest Woodward mentioned that there are already 3 houses on that private right of way. There was discussion on whether a manufactured home would be allowed. Mr. Pselis was advised to come to the next Supervisors meeting.

Jerry Gibonney, Burget and Associates, for Shade Reidlinger, 1408 State Road, Backdraft Excavating - Mr. Gibonney stated that they plan to finish the previous land development plan that was not completed by the previous owner. The Planning Commission reviewed comments from the Engineer, Zoning Officer, and from the County. Art Dalla Piazza stated that if the house is going to stay on the property and be utilized, it would have separate parking requirements. Shade Reidlinger stated that he is unsure of his plans for the house. There was discussion on the road access and getting a HOP from the state. Mr. Dalla Piazza requested a letter from the PTMA about the EDU's from the house. Mr. Dalla Piazza stated that the minimum lot size needs changed from 1 to 2 acres on the plan. Upon a Bahrenburg/Harwood motion, the PTPC voted unanimously to table the plan to allow the applicant to address comments.

Jerry Gibonney, Burget and Associates, for Stone/Frisch Subdivision, 291 Sawmill Road - Art Dala Piazza stated he would like to see designated fill areas, and all impervious areas on the plan. Ted Brillhart stated that the zoning lines on the plan need to be clarified. Forrest Woodward stated that what is shown as an open field is not accurate and that the area is disturbed. Upon a Woodward/Bahrenburg motion, the PTPC voted unanimously to table the plan to allow the applicant to address comments.

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Minutes

Upon a Woodward/Bryington motion, the PTPC voted unanimously to approve the February 16, 2026 minutes.

Adjournment – Upon a Woodward/Bahrenburg motion, the PTPC voted unanimously to adjourn the meeting at 8:29pm.

Respectfully Submitted,

Jennifer Blouch
Secretary