

**LOWER WINDSOR TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
MAY 26, 2022**

The Lower Windsor Township Planning Commission held its regular meeting in person at the Municipal Building located at 2425 Craley Road, Wrightsville, PA 17368. The meeting was called to order by Chair Julia Parrish at 6:30 p.m. Also present were Planning Commission members Hollis Bedell, Kelly Skiptunas, Marzena Wolnikowski, and Hank Smeltzer. Zoning Officer Monica Love, and ten (10) residents were in attendance. All attendees stood for the Pledge of Allegiance.

PUBLIC COMMENT

None

MINUTES

Marzena Wolnikowski noted there was an incomplete sentence to be removed. Hollis Bedell made a motion to approve the minutes of March 24, 2022, with that correction; Kelly Skiptunas seconded. Motion carried 5 – 0.

OLD BUSINESS

The Existing Land Use map and the changes were discussed. Several items were noted with street names mislabeled, Salem church and cemetery on Salem Church Road should be institutional that were missed. The Future Land Use label in the Legend was noted as Zoning, rather than use. The Township should be institutional rather than Open Space. Another label for Meisenhelder Road should be added. Liberty Bible Camp on Keller Road is labeled Open Space – should it be Institutional? Both boat launches should be marked Open Space. Shanks Mare should be Commercial and the church across Bull Run Road should be Institutional. The cemetery at the corner of Adams Road and Cool Creek Road should be Institutional.

Monica Love reviewed the information currently available from the survey but noted that the survey will remain live until June 12, 2022.

Mrs. Parrish requested that the map for Ag Preservation be available for the June meeting.

NEW BUSINESS

Under the New Business Ms. Love reviewed the Short-Term Rentals and the Ordinances other Municipalities are working on. Information was provided to the members to review. This will be a future conversation.

The adoption of a Primary Solar Energy Systems (PSES) Ordinance was discussed. The model ordinance from York County Planning Commission, Dover Township ordinance, and an article provided from the Ag Law were given to the members for review. A discussion of the requirements, current events, and technology of solar ensued. Members of the public joined and asked questions.

Dr. Skiptunas asked if there are any Municipalities in the state that require a monetary reimbursement for the solar farm? Some research will be required. Mr. Barnes believes the Township must be proactive in passing the Ordinance and asked what the process is to adopt a new ordinance.

Mrs. Parrish requested the Model Ordinance in a Word document, which will then be discussed at the June meeting. Mrs. Skiptunas urged that the creation and adoption of this solar ordinance be prioritized.

Mrs. Parrish adjourned the meeting at 7:58 p.m.

Respectfully submitted,
Monica Love
Zoning Officer