

Wellsboro Planning Commission Minutes

Special Meeting April 7, 2022

A special meeting of the Wellsboro Planning Commission was held on April 7, 2022, in the council meeting room at 14 Crafton Street. In attendance were Planning Commission Members David Robinson, John Sticklin, Dr. Richard Black, Ron Comstock, Kathy Eastridge and Mark Thompson, Borough Manager Scot F. Boyce, Jr. and Borough Secretary/Treasurer Amy Kane Perry.

Members of the public in attendance were Ryan Satalin, Holly Young, Bonnie Costellic, Nancy Mosso, Bob Mosso, Tom Mosso, Gayle Thompson, John Shaffer and Matt DeCamp. Representing Twin Flames Adventures, LLC were Travis Twoey, Anne Sick AND Dante Cimorelli.

The meeting was called to order by Ron Comstock at 4:02pm and the Pledge of Allegiance was said by all.

PUBLIC COMMENT ON AGENDA ITEMS -

John Shaffer – Mr. Shaffer had previously submitted a letter with his concerns since he was unable to attend the first meeting. He resides at 115 Pearl Street and has concerns regarding the venue and the effects it will have on property value and the ability for him to enjoy outside activity at his property. He stated he would not have purchased the property if the venue had been in operation at the time of purchase.

Mark Thompson (acting as concerned neighbor and not in representation of the Planning Commission) – Mr. Thompson submitted and read aloud a letter submitted by Lee Stocks reflecting Mr. Stocks personal opinion on the proposed venue. A copy of the letter was submitted to be included with the minutes of this meeting.

Bonnie Costellic – Bonnie lives directly across the street from the property. She moved her after an event venue was operated near her previous residence and it resulted in loud noise and litter. Her property will be in directly line with vehicles leaving the premises.

Dante Cimorelli – Mr. Cimorelli has been doing the construction work at the location and provided information regarding the work that has been completed.

NEW BUSINESS

1. **Twin Flames Condition Use Application** – Mr. Twoey & Ms. Sick presented to the commission the vision they have for the property. The work that has been completed and their willingness to comply to additional conditions placed on the property.

After discussion a roll call vote was taken on the motion for the Planning Commission to recommend the approval of Twin Flames, LLC Conditional Use. Mark Thompson recused himself from the vote.

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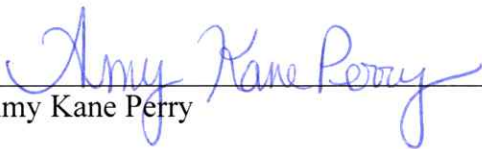
Kathy Eastridge – No
Bill Gerski – No
Ron Comstock – No
Dr. Black – Yes
John Sticklin – Yes
Dave Robinson – No

After roll call the motion does not pass. The Planning Commission will not be recommending the approval of conditional use for Twin Flames, LLC to the Borough Council.

PUBLIC COMMENTS - None

ADJOURN – Kathy Eastridge made a motion to adjourn. The motion was seconded by John Sticklin and carried. The meeting adjourned at 4:51pm. The next meeting will be held April 27, 2022 at 5pm.

Minutes respectfully submitted by:



Amy Kane Perry