

# Wellsboro Planning Commission Minutes

## April 23, 2025

---

A meeting of the Wellsboro Planning Commission was held on April 23, 2025 in the council meeting room at 14 Crafton Street. In attendance were Planning Commission Members Dave Robinson, John Sticklin, Kathy Eastridge, Kerry Gyekis, Ron Comstock, and Mark Thompson. Borough Manager Louis Rachiele and Borough Secretary/Treasurer Amy Kane Perry were also in attendance.

Members of the Public: Mark Spencer, Penn Oak Realty and Michael Greenfield, JAG Realty

Mark Thompson called the meeting to order at 5:00pm. The pledge of allegiance was said by all.

Kathy Eastridge made a motion to approve the minutes of the February 26, 2025 meeting. The motion was seconded by John Sticklin and carried. 2

**Public Comment on Agenda Items – none**

### **NEW BUSINESS**

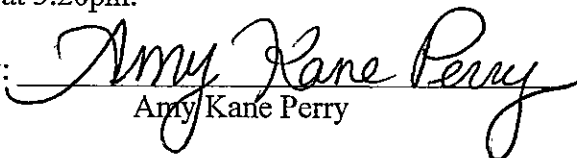
#### **1. Conditional Use Applications –**

- a. 27 Bacon Street – John Sticklin made a motion to recommend the approval of the conditional use application for a multi-family apartment complex with the following conditions: adequate parking will be provided, signage will be approved, all tenants must stay a minimum of 30 days and there must be a local apartment manager. The motion was seconded by Dave Robinson and carried.
- b. 10 West Avenue - John Sticklin made a motion to provide no recommendation for a multi-family apartment complex at the 10 West Avenue location due to lack of information at this time. The motion was seconded by Kerry Gyekis and carried.

**PUBLIC COMMENTS –** Michael Greenfield commented on the need for more housing in Wellsboro and the difficulty developers face trying to find locations and being approved due to local restrictions.

**ADJOURN –** John Sticklin made a motion to adjourn and was seconded by Kathy Eastridge and carried. The meeting was adjourned at 5:20pm.

Minutes respectfully submitted by:

  
Amy Kane Perry