

## PLANNING COMMISSION MEETING MINUTES

The Union Township Planning Commission met in regular session on Wednesday, January 7, 2026. The meeting was held at the Municipal Building, 3111 State Route 72, Jonestown, PA.

David Yavoich called the Planning Commission Meeting was called to order at 7:00 p.m.

Present:

David Yavoich, Chairman

Karl Hinkle, Vice Chairman

Dave Matterness, Secretary

Herb Eckert, PC member

Larry Herr, PC member – Alternate.

Kristin Zimmerman, Administrative Assistant

Steve Sherk, Township Engineer

Six (6) Attendees

**Appoint Board Members for 2026** – David Yavoich appointed Kristin Zimmerman as the Temporary Chairman. Kristin Zimmerman asked for a motion to appoint the Chairman for 2025. The motion was made by Karl Hinkle and seconded by Herb Eckert to appoint David Yavoich as the Chairman. All Approved. A motion was made by Herb Eckert and seconded by David Yavoich to appoint Kristin Zimmerman as the Recording Secretary. All Approved. A motion was made by Herb Eckert and seconded by Dave Matterness to appoint Karl Hinkle as the Vice-Chairman. All Approved. The motion was made by David Yavoich and seconded by Karl Hinkle to appoint Dave Matterness as the Secretary. All approved.

**Public comments** – None

**Approve the Planning Commission Meeting Minutes for December 3, 2025.** The motion was made by Karl Hinkle and seconded by Dave Matterness. All Approved.

**OLD BUSINESS** –

- 1. Axis Jonestown Storage 1, LLC – Preliminary/Final Land Development Plan – 509 Jonestown Road.** –Waiting for Financial Security, payment of rec fee, signed plans, and approval of related agreements (SWM O&M Agreement, Developer’s Agreement, and Sidewalk Deferral Agreement). Plan will expire on March 2, 2026.
- 2. 181 Ridge Road – Minor Subdivision Plan** – Waiting on plan revisions. Plan will expire on February 5, 2026.
- 3. Mohamed Kenz – Stormwater Management Plan – 11 Wolfe Lane** – Waiting on plan revisions. Plan expires on January 17, 2025
- 4. BL Companies – Preliminary Final Subdivision/Land Development Plan – 2855, 2861, 2867 State Route 72** – accept a 90-day time extension letter, extending the plan

from January 31, 2026, to May 1, 2026. Waiting on plan revisions. Plan expires January 31, 2026.

The motion was made by Herb Eckert and seconded by Karl Hinkle to accept the 90-day extension letter, extending the plan from January 31, 2026, to May 1, 2026. All Approved.

- 5. Burkentine Builders & Sons – Preliminary Final/Land Development Plan – 11 Wolfe Lane** – Waiting on plan revisions. Plan expires on March 3, 2026
- 6. MAHG, LLC, 81-Room Hotel - Akens Engineering – Final Land Development Plan - 3068/3078 State Route 72** – Waiting on plan revisions. Plan expires on March 4, 2026.
- 7. Lebanon Newswanger Solar Farm – Preliminary Land Development Plan – 107 Awol Road.** – Waiting on plan revisions. Plan expires on March 2, 2026.

**NEW BUSINESS –**

- 1. AutoZone – Sketch Plan - 453 Jonestown Road** – sketch plan received. Waiting on plan revisions.

**The meeting was adjourned, at 7:34 p.m.**

Recording Secretary,

Kristin Zimmerman, Administrative Assistant