

MERCER COUNTY REGIONAL PLANNING COMMISSION MEETING

Please mute your mic unless you are speaking. Thank you!

Click the microphone logo to mute; and click again to un-mute. Once muted, microphone logo will be red and look like this →



If you're using the Telephone option, you need to enter your Audio PIN before you can use the Control Panel to mute yourself. Or, you can press *6 on your telephone keypad.

7:00 p.m.

March 24, 2026

MEETING REMINDERS

Online Attendees- Please log on a few minutes early 6:50 pm and we can provide technical assistance.

Be Ready to Unmute for Roll Call

Attending in person please sign in.

1. Please don't have side conversations during the meeting.
2. Please state your name for the motion and seconds.
3. If online attendees can not hear in person conversation please unmute and ask for us to repeat.
4. Questions are encouraged.

PLEDGE OF ALLEGIANCE



*ROLL CALL- PLEASE STATE YOUR NAME

*PUBLIC COMMENTS



MINUTES OF THE 2/24/2026 MEETING

- ▶ Motion needed to approve



FEBRUARY 2026 FINANCIAL STATEMENT

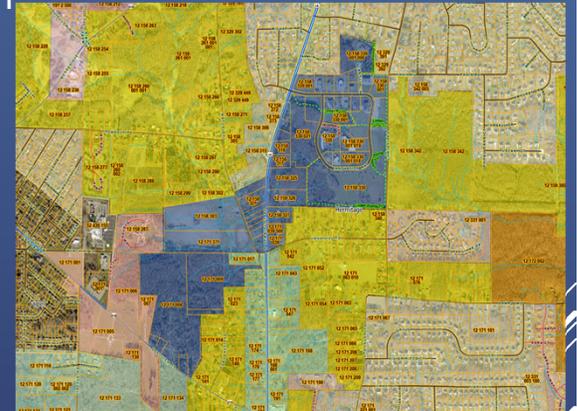
	Cash Account	Cash-Sweep Account
February beginning balance	\$31,296.06	\$312,766.30
February receipts	\$17,290.26	
February cash disbursements	(\$18,766.14)	(\$18,155.45)
February Other (payroll and interest in cash account)		
February ending balance	\$30,821.06	\$294,610.85

	2024	2025	2026	2026	2026	
REVENUE	Year End	Year End	February	Year To Date	Approved Budget	% Remaining
Member Municipalities	\$223,167.55	\$224,501.54	\$5,041.40	\$20,384.02	\$222,241.00	91%
Subdivision Fees	\$45,272.95	\$56,199.25	\$2,375.00	\$6,050.00	\$45,000.00	87%
Sales, Printing & Misc.	\$2,375.00	\$67.65	\$0.00	\$0.00	\$100.00	100%
PennDOT MPO	\$142,346.07	\$239,786.77	\$9,802.90	\$9,802.90	\$275,000.00	96%
CDBG Administration	\$95,821.08	\$133,054.10	\$0.00	\$0.00	\$134,586.00	100%
Special Project Grants	\$28,500.00	\$0.00	\$0.00	\$0.00	\$7,500.00	100%
Interest	\$9,426.85	\$6,651.90	\$633.90	\$1,346.02	\$5,000.00	73%
Total Revenue	\$546,909.50	\$660,261.21	\$17,853.20	\$37,582.94	\$689,427.00	95%
	2024	2025	2026	2026	2026	
EXPENSES	Year End	Year End	February	Year To Date	Approved Budget	% Remaining
Salaries & Wages	\$427,440.46	\$306,446.18	\$23,858.22	\$43,790.36	\$384,082.66	89%
Employee Benefits	\$104,326.25	\$95,909.92	\$5,965.36	\$10,381.85	\$127,414.00	92%
Printing & Supplies	\$7,755.07	\$6,908.69	\$1,485.45	\$1,561.72	\$9,100.00	83%
Quarters & Operations	\$49,442.83	\$59,451.05	\$4,751.68	\$9,366.58	\$72,720.00	87%
Travel & Expense	\$8,013.85	\$7,928.26	\$490.65	\$2,320.65	\$8,500.00	73%
Insurance	\$2,149.00	\$1,996.00	\$0.00	\$1,944.00	\$2,600.00	25%
Consultants	\$17,615.00	\$41,778.28	\$0.00	\$0.00	\$100,000.00	100%
Equipment	\$4,175.48	\$23,773.90	\$316.98	\$664.55	\$13,000.00	95%
Other	\$286.51	\$173.89	\$0.00	\$0.00	\$500.00	100%
TOTAL EXPENSE	\$621,204.45	\$544,366.17	\$36,868.34	\$70,029.71	\$717,916.66	90%
Balance	\$ (74,294.95)	\$ 115,895.04	\$ (19,015.14)	\$ (32,446.77)	\$ (28,489.66)	

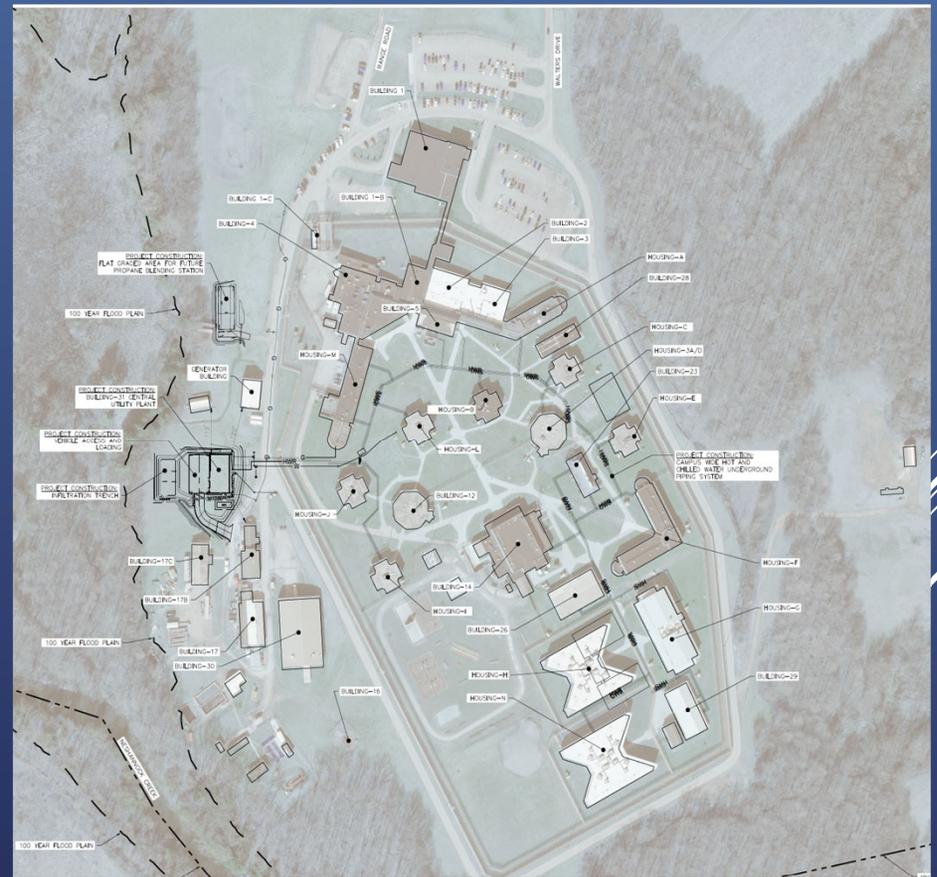
ZONING & SUBDIVISION COMMITTEE

City of Hermitage Zoning Ordinance-Text Amendment

- Text Amendment would permit “drive Through” options in the B-2 (Business 2) Zoning District 321.220
- Limited to restaurant use only
- Will not be applied to “pick up” windows
- “Drive-Through” A building opening, including windows, doors or mechanical devices, through which occupants of a motor vehicle receive or obtain a product or service.”
- Motion to recommend the definition of “drive Through” in ordinance align better with Hermitages Zoning Ordinance-Definition does not limit to restaurant use.



SCI- CORRECTIONAL FACILITY-PRELIMINARY FINAL-FINDLEY TOWNSHIP



SCI- CORRECTIONAL FACILITY-PRELIMINARY/ FINAL-FINDLEY TOWNSHIP

- ▶ SCI- Correctional Facility-Preliminary Final-Findley Township Construction of a central energy/utility Plant and distribution lines to various buildings onsite-using existing connections
- ▶ Located at 801 Butler Pike
- ▶ Project will consist of 4,500 Square Foot Building
- ▶ Approximately 3,000 linear feet of underground piping
- ▶ New plant and associated impervious areas to be treated with an infiltration trench
- ▶ Other utility line work is to be site restoration
- ▶ Total Parcel site: 287.74 LOD is 4.21 acres
- ▶ Zoned Mixed Use Commercial- Has Zoning
- ▶ Will Need a Modification Request to Not Survey 287.74 Acres
- ▶ Contingent upon meeting all land development requirements and obtaining all required permits

PERSONNEL FINANCE COMMITTEE

▶ **Motion to Accept Resignation**

Motion to formally accept the resignation of Peter Messina, effective March 6.

▶ **Motion to Approve Hiring**

Motion to approve hiring Brock Esenwein as a summer intern. Brock is a student at Slippery Rock University (SRU) and will work to complete the countywide GIS zoning layer and begin the Active Transportation Inventory project. The internship will be for a duration of 12 weeks, with a 35-hour work week at a rate of \$10.00 per hour, with no benefits.

▶ **Motion to Authorize Contract for Electronic Payment System**

Motion to authorize the Executive Director to enter into a contract with PNC Financial Services for the implementation of the Clover payment system offered by PNC. MCRPC will pay a one-time setup fee and a monthly fee. The system will provide credit card processing at the counter and enable online payments. Customers will be responsible for any associated transaction fees. Payments by check will continue to be accepted at no additional cost.

GUEST SPEAKER

Zachary Norwood Pennsylvania Department of
Community and Economic Development (DCED)



STAFF REPORTS



- ▶ For information and any questions/discussion

LIZ PELUCHETTE, SENIOR GIS PLANNER

SUBDIVISION & LAND DEVELOPMENT

- ▶ Sharon City Zoning and proposal Mapping to ensure proper Zoning Areas –Attended Zoning Meetings for New City Zoning Adoption
 - ▶ Zoning and Subcommittee Plans and Reviews – Working on Several Major Land Developments
 - ▶ NW GIS User Group Meetings / Information from other user groups from NW PA to see plans/ Zoning Updates/ GIS Web App Updates
 - ▶ Minor Plan Submission and Reviews-
 - ▶ Assisting Surveyors with modifications of plans if needed while building new relationships with new surveyors and engineers for Mercer County
 - ▶ SALDO Updates and Revisions
 - ▶ New SALDO Checklist- Still in Progress will go along with new revisions of SALDO
 - ▶ Zoning Maps Updates for all zoned communities
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ROSALYNN REAGLE, SENIOR PLANNER

COMMUNITY DEVELOPMENT

- ✓ Requested access to reporting programs
 - ✓ Keystone Portal
 - ✓ AppC Portal
 - ✓ IDIS (Integrated Disbursement and Information System)
 - ✓ Located documents for FY2021 project files
 - ✓ Gathered and supplied information for 2025 municipal audits
 - ✓ Greenville
 - ✓ Grove City
 - ✓ Completed FY2021 MAPRS (Monitoring Activity Progress Report) for submission (Due April 15th)
 - ✓ City of Farrell (2 activities)
 - ✓ Mercer County (4 activities)
 - ✓ Attended project meetings
 - ✓ City of Farrell
 - ✓ Gove City
 - ✓ Sharpsville
 - ✓ Comp Plan Steering Committee
 - ✓ Researched/drafted a Vendor Verification Policy
 - ✓ Locating documents for upcoming monitoring
 - ✓ City of Farrell FY2015 – FY2019
 - ✓ Ongoing research of the CDBG program
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JACOB MATTA, PLANNER

ENVIRONMENTAL & TRANSPORTATION

Environmental Reviews:

- ▶ Farrell CDBG Admin
- ▶ Farrell 10th Street
- ▶ Farrell Spearman & Street Improvements (Bond & Darr) Ad Posting, Review, MBE/WBE
- ▶ Greenville & Sharon HOME
- ▶ Grove City College & Elm
- ▶ Grove City Woodland Avenue
- ▶ 2024 Rehabs (Mercer County, Greenville, Pine Township)
- ▶ 2024 Demolitions (Farrell & Greenville)

TIP/LRTP

- ▶ LEP (Limited English Proficiency)
- ▶ PPP (Public Participation Plan)
- ▶ Title VI
- ▶ Tribal Outreach
- ▶ Key Trends & Visions, Goals, Strategies Review
- ▶ Air Quality Conformity (Still Learning)
- ▶ Scoping Field View

WalkWorks

- ▶ Letters of Support
- ▶ Proposal Narrative
- ▶ Review of Draft Application
- ▶ Submission

Other

- ▶ Website Modernization/Updates
- ▶ ER Organization/Digital Cataloguing
- ▶ Lots of reading/learning!

TARA FLOCH, OFFICE MANAGER

- ▶ Monthly Activities
 - ▶ Customer Support
 - ▶ Payment of Bills
 - ▶ Payroll (twice monthly)
 - ▶ Insurance Coordination
 - ▶ Social Media Posts (if you have an event send to her)
 - ▶ DCNR- ATV Grant
 - ▶ Zoning & Subdivision
 - ▶ Log, UPI request, Process Payment, MRF Coordination
 - ▶ Minutes
 - ▶ Full Commission
 - ▶ Meeting Packets
 - ▶ Reminders and Postings
 - ▶ Trainings
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DONIELE RUSSELL, EXECUTIVE DIRECTOR

- ▶ Northwest Commission Planning Meeting
 - ▶ Trainings
 - ▶ CDBG
 - ▶ HOME
 - ▶ DCNR ATV Study-
 - ▶ Municipal Assistance
 - ▶ Jefferson Township- Zoning Amendment
 - ▶ Coolspring Township-Zoning Amendments
 - ▶ Jackson Center Borough- Grant Assistance
 - ▶ Jamestown Borough-Grant Assistance
 - ▶ Mercer Borough-Zoning inquires
 - ▶ New Vernon Township- Zoning inquires
 - ▶ City of Farrell-Grant Assistance
 - ▶ City of Sharon-Grant Assistance
 - ▶ Walkworks Application
 - ▶ MPO
 - ▶ LRTP
 - ▶ Comp Plan
 - ▶ Invoices
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DISCUSSION

- COUNTY COMPREHENSIVE PLAN

- Steering Committee meeting March 2, 2026
- Public Comment
- Adoption County Commissioners May
- This Plan is designed to be a framework that communities can use, build upon, and tailor as implementation moves forward. That is why we focused on regions and five key focus areas. Additionally, under Section 301(c) of the Pennsylvania Municipalities Planning Code (Act 247), municipalities may adopt the County Comprehensive Plan in whole or in part as their own comprehensive plan. Maintaining an appropriately broad framework allows municipalities to formally adopt and rely upon the County Plan while still tailoring implementation to their local needs.

- DCNR C2P2 FUNDING OPEN

- April Application

NEXT MEETING APRIL 28, 2026

- ▶ Submission Deadline April 7, 2026
 - ▶ Finance & Personnel Meeting April 21st at 6:00 pm
 - ▶ Zoning Subdivision Meeting April 21st at 7:00 pm
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