

**THE TOWNSHIP OF MAXATAWNY
BOARD OF SUPERVISORS MEETING
MARCH 9, 2026**

MINUTES

CALL TO ORDER & PLEDGE OF ALLEGIANCE: Chairman John Deplanque called the meeting to order at 6:30PM with the Pledge of Allegiance. Members present: Marcus Simonetti and Steve Wilson. Professionals present: Township Engineer, Nick Perilli; Township Solicitor, Chris Muvdi; Code Enforcement Officer, Chris Paff; Township Secretary/Treasurer, Jerilyn Wehr

ANNOUNCEMENTS:

1. Wehr announce that the Board held an executive session this evening from 6pm until 6:25pm to discuss litigation
2. Wehr also announced that 222 Capital Partners has requested a continuance of their upcoming Conditional Use Hearing scheduled for March 12th. The next hearing date is scheduled for April 15th

PUBLIC COMMENT: (AGENDA ITEMS ONLY)-Public comment on agenda items will take place at the agenda item after discussion is completed by the Board

Zoning application review – 15250 Kutztown Road

1. Project Attorney, Alex Elliker, presented the proposed project. This property was most recently used as a dance studio. The owners would like to turn it into a rental property with four apartments, three in the home and one in the existing garage
2. Paff stated that he would like a detailed plan to act as a Land Development plan if the Zoning Hearing Board grants the variance to not require Land Development
3. Motion made by Simonetti and seconded by Wilson to recommend approval of the application with the condition of the submission of the plan requested by Paff. Motion passed (3-0)

APPROVAL OF THE MINUTES:

1. Motion to approve the minutes of the February 9, 2026 Board of Supervisors Meeting
 - a. Motion made by Simonetti and seconded by Wilson to approve the minutes of the February 9, 2026 Board of Supervisors meeting. Motion passed (3-0)

REPORTS:

1. State Police Report
 - a. The Police report was presented. There were 86 calls in February
2. Kutztown Library – nothing at this time
3. Volunteer Fire Department/Ambulance – nothing at this time
4. Historic Commission – nothing at this time
5. Municipal Authority –Chairman Berger stated that the Authority was awarded a grant to repair and update the water tank. Berger also updated the Board on the water issue in Bowers that has been corrected
6. Roadcrew
 - a. Wessner presented the monthly report
7. Code Enforcement – Chris Paff

- a. Paff presented his report
- b. Paff stated that we are currently in cycle 2 of the septic pumping schedule, with 152 due to pump
- 8. Secretary/Treasurer – Jerilyn Wehr
 - a. Wehr updated the Board on the status of the meeting room improvements
- 9. Motion made by simonetti and seconded by Wilson to approve the reports as presented. Motion passed (3-0).

PLANS TO REVIEW: nothing at this time

OLD BUSINESS:

- 1. Leck Waste Services – update on modification application with DEP
 - a. No one was in attendance from Leck. Leck is still working with their new Attorney to confirm their next steps
- 2. Discussion on Cherrington property
 - a. Solicitor Muvdi stated that there is another new Attorney for the estate and he is waiting to hear back from them
- 3. Discussion on fuel providers
 - a. Wehr had provided information from Elite Fuels
 - b. Motion made by Wilson and seconded by Simonetti to change propane providers to Elite Fuels. Motion passed (3-0)

NEW BUSINESS:

- 1. Reaffirm final plan approval – Villas of Maxatawny
 - a. Motion made by Simonetti and seconded by Wilson to reaffirm the final plan approval. Motion passed (3-0)
- 2. Ratify approval of front facing solar panels – 376 Bowers Road
 - a. Motion made by Simonetti and seconded by Wilson to ratify the approval of the front facing solar panels for 376 Bowers Road. Motion passed (3-0)
- 3. Escrow release – Gerber/Leiby timber harvest
 - a. Paff stated that the work has been completed and there was no damage to the road
 - b. Motion made by Simonetti and seconded by Wilson to approve the escrow release. Motion passed (3-0)
- 4. Special Event – Antique Tractor Show – tractor pulls
 - a. The event is to be held at the Bowers Park on June 13th. Event representatives were in attendance and requested adding the tractor pulls back into the event, which includes garden tractors. Any damage will be fixed by the club
 - b. Motion made by Simonetti and seconded by Wilson to approve the event along with the tractor pulls. Motion passed (3-0)
- 5. Discussion on Arrowhead road dedication
 - a. Solicitor Muvdi stated that a draft agreement was provided to the Board
 - b. Motion made by Simonetti and seconded by Wilson to authorize Solicitor Muvdi to enter into the agreement subject to any further comment. Motion passed (3-0)

*Supervisor Wilson stated that he would like to discuss making the industrial refrigerator at the Bowers Park available to all that rent the kitchen. There was brief discussion on the possibility and it

was asked to be added to the April agenda, along with draft revisions to the rental form stating that the industrial refrigerator would be available to use by request and with a deposit.

PROFESSIONAL SERVICES:

1. Solicitor – Christopher Muvdi – nothing at this time
2. Engineer – Nick Perilli
 - a. McCarthys report was presented
 - b. Perilli stated that they are working with Sacks & Sons regarding the sidewalk grant, that they have completed their review of the University Park Townhome plan, and are working on the review for the newest Aldi submission

PUBLIC COMMENT (non-agenda items)

1. Resident Marty Yourkavitch asked if the Board was considering the request to hire a part time manager
2. Resident Nick Lecatsas asked for updates on the data center ordinance and the agricultural fence ordinance

FINANCIAL MATTERS:

1. Motion was made by Simonetti and seconded by Wilson to approve the bills as presented. Motion passed (3-0).
2. Motion was made by Simonetti and seconded by Wilson to approve the Treasurer's Report and transfers as presented. Motion passed (3-0)

ADJOURN: Chairman Deplanque adjourned the meeting at 7:09PM

Respectfully submitted,

Jerilyn R. Wehr
Secretary/Treasurer