

**Lawrence County Planning Commission
Regular Meeting Minutes
Ellwood City Historical Society
June 11, 2025
12:00 PM**

The regular meeting of the Lawrence County Planning Commission was held at the Ellwood City Historical Society at 12:00 PM on June 11th, 2025.

Attendance

Planning Commission

Board:

Karolee Loughhead, Chairperson
Cindy Morabito, Secretary
Everett Bleakney
Dave Hammond
Hygeia Moss-Eggleston (alternate)
Frank Telesz

Staff:

Amy McKinney, Director of Planning
Allen Miller, Deputy Director of Planning
Rebecca Shaffer, Deputy Director of Community Development
Mary Glass, Office Manager/CDBG Administrator

Guests:

Dan Vogler, County Commissioner
Chris Sainato, County Commissioner
Nicholas Vercilla, New Castle News

Call to Order

The regular meeting of the Lawrence County Planning Commission was called to order at 12:06 PM by Karolee Loughhead.

Public Comments: None

Regular Agenda

- 1. Approval of Minutes:** Everett Bleakney moved, seconded by Cindy Morabito to approve the minutes of the May 14, 2025, meeting. Motion carried, 6-0.
- 2. Staff Report:**
 - **Comprehensive Plan/Greenways Plans:** Grant applications that have been submitted: DCED Comprehensive Plan Update and two to DCNR for Stavich Bike Trail (Development) Quaker Falls (Master Site plan for Phase II). Working with Veterans on an RFP for the DCNR Master Site Plan, Veterans Park. Tree donation at Quaker Falls and workday with Scouts. Applied to the PA-APA Chapter Great Places nomination for Quaker Falls.
 - **CDBG:** General administrative duties. FY2022 Ellwood City – ADA Curb Ramp Project has been completed. Shenango Township Park project set to start this

week.. Working on IDIS Set up for FY2024. Working with LCCAP to close out FY2021. Completed all required reporting in April. Sent out FY2025 project requests to municipalities. All project requests are due back on August 1st. Will schedule 1st Public Hearing for FY 2025 in July.

- **ARPA:** General Administrative Duties. Next report is due on July 31st.
- **SPC:** Attended TTC meetings. Planning Directors Meeting. Active Transportation meeting. 2027 TIP Update is beginning and the deadline to return any projects is June 20th
- **NORTHWEST:** Weekly calls with the Core Connect Committee. Major changes were introduced to BEAD, which substantially rewrites the rules.
- **RALC:** Administering the Side Yard Program and Countywide Housing and Blight Remediation Program. Administering the Ellwood City and Union Township Façade Program thru DCED. Waiting to hear from PHFA for Countywide Blight Remediation Program.
- **GENERAL:** CPDAP meeting. APA-PA Board Meetings. Forward Lawrence Board meetings. Regional HOME application with LCCAP. Assisting Plain Grove Township with bike route. Assisting the New Castle Library with their Keystone grant.

3. Commissioner's Comments:

1. **Dan Vogler** – Stated that Berner International had a groundbreaking on June 11, 2025, for a significant expansion at their Shenango Industrial Park facility. They are projecting 75 new jobs will be created. He also attended the Rose Point Access ceremony at the Rose Point Campground, which is owned by Fred and Debbie Yeager. The Yeager's worked with Wildwater Conservancy and Western PA Conservancy to put in an access ramp primarily for canoes and kayaks.
2. **Chris Sainato** – Stated that he also attended the Berner International groundbreaking and that he was in attendance last year for the solar expansion. He said they are doing good things out there, with cutting edge technology. He also stated that in the future the Commissioner's will be touring the sawmill at Mitcheltree Brothers Logging & Lumber Inc located in Pulaski, PA. He will be attending the Northwest Commission meeting on June 13, 2025.

4. **Forward Lawrence:** None

5. **Old Business:** None

6. **New Business:** None

Action Agenda:

Subdivision and Land Developments: Two land developments were presented to the Board for review:

New Castle Readiness Center – Union Township: Allen Miller reviewed the County Comments on the plan. Everett Bleakney moved that the Township take the County comments presented into consideration before approval. Frank Telesz seconded.

Motion carried 6-0.

Castle Mold & Tool – Neshannock Township: Allen Miller reviewed the County Comments on the plan. Everett Bleakney moved that the Township take the County comments presented into consideration before approval. Dave Hammond seconded.
Motion carried 6-0.

Zoning and Municipal Reviews:

None

Act 14 Notifications:

3 Reviews since the May 14, 2025 meeting.

Adjournment:

Meeting adjourned at 12:47 PM.

The next meeting will be held on Wednesday, July 9th, 2025, at 12:00 PM at the Lawrence County Government Center in the Commissioner's Meeting Room located on the 1st Floor.