

MINUTES
MIFFLIN COUNTY PLANNING COMMISSION REGULAR MEETING
FEBRUARY 26, 2026
MIFFLIN COUNTY COURTHOUSE

ATTENDANCE

Members

Dan Dunmire, Vice Chair
Edward Mann
Joshua Yetter Clark
Kay Semler
William Campbell
Thomas Lake

Other

Ken Roberts, NFIP Program Mgr/PEMA
Cody Hoffman, State NFIP Specialist, PEMA
Joe Burget, Jr., Burget & Associates
Sierra Bolger, Lewistown Sentinel

Staff

James Lettiere, Planning Director

Call to Order

Vice Chair Dunmire called the meeting to order at 3:30 p.m.

Record of Public Attendance

Dunmire confirmed all present signed the record of attendance.

Approval of Meeting Minutes

Dunmire requested a motion to approve the minutes from the January 22, 2026 meeting. Campbell made a motion to approve. Clark seconded the motion. All members voted aye.

Public Comment

No public comment was given.

PEMA – NFIP Program/Compliance Visit for Municipalities

Dunmire introduced Cody Hoffman, State NFIP Specialist and Ken Roberts, State NFIP Coordinator from PEMA (PA Emergency Management Agency). Hoffman listed the topics to be discussed including, what is CAC/CAV, NFIP Components, county information, administering a floodplain ordinance, permitting processes and administrative procedures, inspections and enforcement, and available trainings. Hoffman explained the purpose of CAC (Community Assistance Contact)/CAV (Community Assistance Visit) is to get the communities educated about what tools are provided for compliance, how to remain eligible for flood insurance, help identify potential floodplain management issues, maintenance and usage of accurate floodplain maps, help reduce flood risk through proactive engagement, verify enforcement of local floodplain management regulations, meetings with local officials and staff, notification to the community with steps and deadlines for correction, ensure communities meet NFIP requirements, and support from FEMA to resolve deficiencies. Roberts gave a detailed explanation of the NFIP

(National Flood Insurance Program) stating its purpose is to reduce flood damage and protect public health, and safety and welfare for communities through effective floodplain management. Participation in the NFIP is required in PA. Communities are benefited by receiving flood insurance, disaster assistance, grants and loans, and federally-backed mortgages. On a local level the NFIP will adopt/enforce floodplain ordinances compliant with Federal/State laws, issue or deny development, development oversight, inspect development, and maintain records. A copy of the Power Point presentation is included with the MCPC monthly meeting minutes.

Subdivision and Land Development Review Committee Report

There are a total of five (5) plans submitted for February.

Of those plans submitted:

- One (1) Wright Land Surveying, one (1) Team Ag Inc, one (1) Taptich Engineering, one (1) CES Engineering, one (1) EADS Group
- Five (5) plans are under Municipal Ordinance
- Four (4) Non-Residential Land Development, one (1) Lot Addition

The plans are for Joshua Hostetler (Armagh/Decatur Township), J Box and Lumber (Brown Township), Logan Landis Poultry Barn (Decatur Township), Allensville Mountain Tower Site (Menno Township), Stephen & Nancy Kanagy (Union Township)

Municipal Subdivision Plans

The subdivision and land development review committee members reviewed the five (5) plans on February 26, 2026. Lettiere stated there were no significant concerns with any of the plans. No further discussion was made. Dunmire requested a motion to approve the comments for the municipal plans. Semler made a motion to accept and Campbell seconded it. All voted aye.

Project Updates

Lettiere stated there is continued work being done on the trail from Stone Arch Bridge to Victory Park. A preliminary cost estimate stands around \$600,000. A C2P2 grant application will be submitted to DCNR and there is a dollar-for-dollar match. There are also Act 13 funds available for use. Lettiere will present the information to the commissioners and report back with their decision.

Other Business

Lettiere opened a discussion regarding the M&J Land Acquisition project and the settlement agreement stating there was a deadline of February 24, 2026 for the applicant to provide evidence that all conditions were satisfied. Lettiere stated the applicant did not contact the planning office, did not provide revised plans, did not meet the requirements of the conditional approval, and did not request another extension until February 25, 2026, the day after the deadline. The applicant, Mr. Burget, was present at the meeting and presented his reasons, along with a handout, for an extension to be granted. Burget noted that DEP changed the solar regulations in December 2025 and January 2026 and he will not be able to meet those

requirements within the time frame allowed. The planning commission discussed more details and the options for granting an extension. Dunmire requested a motion to approve or deny the extension until June 2026. Semler made a motion to deny. Clark seconded the motion. All voted aye.

The next MCPC meeting will be March 25, 2026.

Adjournment

Dunmire announced the meeting adjourned at 4:22 pm.

Minutes Approved

Signature

Date