

CITY OF NANTICOKE



WORK SESSION and COUNCIL MEETING MINUTES

Wednesday, October 2, 2024

Call to Order: President, William Brown

Pledge of Allegiance

Invocation: City Clerk, Jennifer W. Polito

ROLL CALL:

The following were present: Council Members, William Brown, Joseph Nalepa, Joseph Dougherty, Kenneth James, Mark O'Connor, Finance Director/City Clerk, Jennifer W. Polito, and Solicitor, Attorney William Finnegan.

Excused: City Manager, Donna Wall.

WORK SESSION: New Business: (action Items)

A Motion to approve Ordinance #5 of 2024, (Second Reading), AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF NANTICOKE AMENDING THE ZONING ORDINANCE TO ADD DEFINITIONS ASSOCIATED WITH SOLAR ENERGY SYSTEMS, TO AMEND THE ORDINANCE TO REMOVE EARTH DISTURBANCE ACTIVITY AS A CONDITIONAL USE AND ADD IT AS A SPECIAL EXCEPTION USE IN EACH ZONING DISTRICT, TO PERMIT PRINCIPAL SOLAR ENERGY SYSTEMS AS A SPECIAL EXCEPTION USE IN THE I-1 ZONING DISTRICT, TO PERMIT ACCESSORY SOLAR ENERGY SYSTEMS IN ALL ZONING DISTRICTS, TO AMEND THE SETBACK REQUIREMENTS IN THE I-1 ZONING DISTRICT, TO ADD ADDITIONAL PLAN REQUIREMENTS FOR PLANS SUBMITTED FOR SPECIAL EXCEPTIONS AND CONDITIONAL USES, AND TO ADD PERMITTING REQUIREMENTS FOR SOLAR ENERGY SYSTEMS.

A Motion to approve the purchase of a United States Treasury Bill in the amount of \$4 million dollars yielding 4.56% for Twelve (12) months with M&T Securities.

A Motion to temporarily suspend enforcement of City of Nanticoke Ordinances including 347-7 to permit alcoholic beverages to be served, possessed and consumed at Patriot Square during the Octoberfest event in the City of Nanticoke on October 12, 2024 from Noon to 8pm.

ADMINISTRATIVE UPDATES:

-None

A Motion was made by Councilmember Dougherty seconded by Councilmember O'Connor to adjourn the work session.

Motion carried unanimously.

REGULAR MEETING Comments from the Public agenda items only.

Ms. Patricia Wilk of Hanover Street, asked Council why Ordinance #5 of 2024 states a 100 ft. setback from a residential zone because she thinks it should be more than that. Attorney Finnegan stated Luzerne County's ordinance is 100 ft. and if the setback is too large it creates an issue with the land becoming unusable. Attorney Finnegan also stated Solar Farms are not allowed in a residential zone. Ms. Wilk asked if Susquehanna Solar Farm filed an appeal yet and Attorney Finnegan replied No.

Old Business

None

New Business

A Motion to approve the minutes from the September 18, 2024 Work Session/Regular Council Meeting was made by Councilmember O'Connor seconded by Councilmember Nalepa. Motion carried 4-0, Councilmember James abstained.

A Motion to approve the payment of the bills in the total amount of **\$1,341,947.81, [(Payrolls) \$130,667.77 (Accounts Payable) \$1,211,280.04]** was made by Councilmember Nalepa seconded by Councilmember O'Connor. Motion carried unanimously.

A Motion to approve Ordinance #5 of 2024, (Second Reading), AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF NANTICOKE AMENDING THE ZONING ORDINANCE TO ADD DEFINITIONS ASSOCIATED WITH SOLAR ENERGY SYSTEMS, TO AMEND THE ORDINANCE TO REMOVE EARTH DISTURBANCE ACTIVITY AS A CONDITIONAL USE AND ADD IT AS A SPECIAL EXCEPTION USE IN EACH ZONING DISTRICT, TO PERMIT PRINCIPAL SOLAR ENERGY SYSTEMS AS A SPECIAL EXCEPTION USE IN THE I-1 ZONING DISTRICT, TO PERMIT ACCESSORY SOLAR ENERGY SYSTEMS IN ALL ZONING DISTRICTS, TO AMEND THE SETBACK REQUIREMENTS IN THE I-1 ZONING DISTRICT, TO ADD ADDITIONAL PLAN REQUIREMENTS FOR PLANS SUBMITTED FOR SPECIAL EXCEPTIONS AND CONDITIONAL USES, AND TO ADD PERMITTING REQUIREMENTS FOR SOLAR ENERGY SYSTEMS was made by Councilmember O'Connor seconded by Councilmember James. Motion carried unanimously.

A Motion to approve the purchase of a United States Treasury Bill in the amount of \$4 million dollars yielding 4.56% for Twelve (12) months with M&T Securities was made by Councilmember Nalepa seconded by Councilmember Dougherty. Motion carried unanimously.

A Motion to temporarily suspend enforcement of City of Nanticoke Ordinances including 347-7 to permit alcoholic beverages to be served, possessed and consumed at Patriot Square during the Octoberfest event in the City of Nanticoke on October 12, 2024 from Noon to 8pm was made by Councilmember Dougherty seconded by Councilmember James. Motion carried unanimously.

COMMENTS FROM THE PUBLIC –

None

Correspondence-

None

Announcements-

The City of Nanticoke is holding an "**Octoberfest**" at Patriot Park, Nanticoke, on Saturday, October 12, 2024 from 12:00 pm to 8:00 pm.

There will be food and craft vendors and live music by "Shaken".

Susquehanna Brewing Company will be a vendor at this event.

City Hall will be closed on Monday, October 14, 2024 in observance of Columbus Day.

The City of Nanticoke is holding a "**Trunk or Treat**" at Patriot Park, Nanticoke, on Saturday, October 26, 2024. Parade set up starts at 12:30 pm at City Hall. Parade to Patriot Park for 1 pm where there will be Trunk or Treat participants and Food Trucks. Come out and have a spooktacular time.

Councilmember Comments-

Vice President Nalepa had no further comments.

Councilmember James commented on how he likes the progress in town with the paving of the streets and he hopes the residents in Nanticoke are also happy.

Councilmember Dougherty had no further comments.

Councilmember O'Connor had no further comments.

President William Brown had no further comments.

Meeting Adjournment-

Councilmember Dougherty made the motion to adjourn, seconded by Councilmember Nalepa, roll call.

Motion carried unanimously.

Meeting adjourned at 6:14 pm.

Next Meeting:

Work Session/Council Meeting Wednesday, Oct 2, 2024 @ 6:00 pm.

City Clerk, Jennifer W. Polito