

**Planning Commission of the Borough of Matamoras
Special Meeting Minutes of March 18, 2025**

Call to Order, Salute to the flag and Roll Call @ 7:00 pm.

Mr. Eddie Addison Chairman	P	Mr. Bob Howard	P	Mr. Nick McIntyre Solicitor	P
Mr. Dave Oszczepinski Vice Chair	P	Mrs. Kelli Johnson	P	Mr. Shawn Bolles Zoning Officer	P
Mr. Rich Anderson	P	Mr. Troy Sayles	P	Ms. Pam Conklin (Alternate)	P
Mr. Danny Fernandez	P				

4 members of the public were present.

A motion to approve the Meeting minutes of February 05, 2025, was made by Kelli Johnson and seconded by Bob Howard. **Motion carried.**

Public Comment: Dimitry Roby noted that all votes should be open for public comment and each member should give commentary before they cast their vote.

Correspondence: None

Old Business:

- Borough Ordinance Review – ongoing – general review of all ordinances not listed below
- Joint Comprehensive Plan discussion was tabled.
- Medical Marijuana discussion: As noted in the last meeting, Shawn Bolles, Zoning Officer, spoke to Peter Wulforth regarding the limitation of space in the boroughs for this type of establishment. Mr. Wulforth explained that provisions for every type of use are not practicable; it was suggested that the Borough join with Westfall for uses not provided. **A motion to advertise a Special Meeting scheduled for April 2, 2025, at 6:00 p.m., for further discussion was made by Troy Sayles and seconded by Bob Howard. All in favor, motion carried.**
- **A motion to recommend the Shade Tree Ordinance as written to the council for consideration was made by Dave Oszczepinski and seconded by Dan Fernandez. All in favor, motion carried.**

New Business:

A motion was made by Danny Hernandez and seconded by Dave Oszczepinski to send the conditional use application for 202 7th Street to the council for approval with the following condition:

- Garage cannot be leased out as a separate space

Mr. & Mrs. Helms would like to convert the existing space from a commercial rental to a one-bedroom residential rental. Building codes will need to be addressed if this is approved.

All in favor, motion carried.

Public Comment: Mr. Roby was pleased that the Committee was taking proactive steps in controlling medical marijuana shops.

Motion to adjourn was made by Dan Fernandez and was second by Kelli Johnson at 7:38 pm. **All in favor.**

Respectfully submitted,



Marianne Brown
Planning Secretary