



## TOWNSHIP OF FERGUSON

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**Pine Grove Mills Small Area Plan Advisory Committee  
Regular Meeting Agenda  
Thursday, May 26, 2022  
4:00 p.m.**

**Zoom Link:** <https://us02web.zoom.us/j/82033558920>

**I. CALL TO ORDER**

**II. CITIZEN'S INPUT**

**III. APPROVAL OF MINUTES**

1. April 28, 2022, Regular Meeting

**IV. UNFINISHED BUSINESS**

**1. REVIEW OF THE DRAFT PINE GROVE MILLS SMALL AREA PLAN "CALL TO ACTION" POSTCARD/MAILER**

Staff has completed some examples for the PGMSAP "Call to Action" postcard that the Committee requested to be used in its marketing strategy. Provided with the agenda are a couple of 'eye catching' ideas for review by the Committee.

**Staff Recommendation:** That the PGMSAP review and comment on the drafts provided.

**2. PINE GROVE MILLS SMALL AREA PLAN IMPLEMENTATION UPDATE**

The Committee divided up the Action Steps described in the Small Area Plan based on general categories. As a reminder, the responsibility of each "champion" is to oversee their respective categories and ensure the Action Steps are prioritized and implemented in accordance with the goals described in the plan document. The following are the assignments for each Committee member:

**Land Use/Regulatory/Recreation – J. Robb**

- a. Village District Boundary Discussion

**Community Engagement/Events – L. Grove**

- a. Postcard Mailer

**History and Heritage – S. Holliday**

**Public Infrastructure/Multimodal Transportation – P. Tomkiel**

- a. Mobility Study Update

**Economic Development – M. Heller**

Follow the link below to access the web tracker.

[Pine Grove Mills Small Area Plan Action Steps Tracker](#)

**V. NEW BUSINESS**

**VI. OPEN DISCUSSION**

**VII. ADJOURNMENT**



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**Pine Grove Mills Small Area Plan Advisory Committee  
Regular Meeting Minutes  
Thursday, April 28, 2022  
4:00 p.m.**

**Zoom Link:** <https://us02web.zoom.us/j/82033558920>

### I. CALL TO ORDER

The Pine Grove Mills Small Area Plan Advisory Committee held its Regular Meeting on Thursday, April 28, 2022, via Zoom. In attendance were:

**Committee:** Matt Heller, Chair; Paul Tomkiel, Vice Chair; Liz Grove; Jordon Robb

**Staff:** Jenna Wargo, Planning and Zoning Director; Liza Ruhf, Planning and Zoning Administrative Assistant

Mr. Heller called the meeting to order at 4:01 p.m.

### II. CITIZEN'S INPUT

No citizen's input was heard.

### III. APPROVAL OF MINUTES

Mr. Tomkiel moved that the Advisory Committee approve the March 24, 2022, Regular Meeting Minutes. Ms. Grove seconded the motion.

### IV. UNFINISHED BUSINESS

#### 1. REVIEW OF THE DRAFT PINE GROVE MILLS SMALL AREA PLAN ADVISORY COMMITTEE LOGO

Ms. Wargo stated that she had received feedback from Mr. Robb on the mountain scape in the logo; he had suggested testing it at different sizes and planned to address the scale. Mr. Heller asked for a motion to approve the logo; Mr. Tomkiel moved to accept the final draft logo for the Pine Grove Mills Small Area Plan. Ms. Grove seconded the motion.

#### 2. PINE GROVE MILLS SMALL AREA PLAN IMPLEMENTATION UPDATE

*The Committee divided up the Action Steps described in the Small Area Plan based on general categories. As a reminder, the responsibility of each "champion" is to oversee their respective categories and ensure the Action Steps are prioritized and implemented in accordance with the goals described in the plan document. The following are the assignments for each Committee member:*

### **Land Use/Regulatory/Recreation – J. Robb**

- Mr. Robb discussed the method/plan of counting parking spaces. He also reported that Mr. Sahakian had relayed his concerns regarding expanding the village district and zoning and specifically as it related to the development of his own property.
- Mr. Heller informed the group that he had requested that Mr. Sahakian summarize his ideas in a one page proposal, so that the matter could be brought to the table for discussion and to understand his vision relating to the Small Area Plan.
- Mr. Robb noted that he had tried to connect Ms. Wargo with Sarah Rogers to share her example of parking in Boalsburg and how it could transfer to Pine Grove Mills. Mr. Tomkiel stated that he had introduced Mr. Robb to Bill Keough, who had reported that there were known problems relating to the size of lots. Ms. Wargo stated that the boundary of the village district was on the Planning Commission's work program. Mr. Tomkiel enquired about land use near Pine Grove Hall; Ms. Wargo stated that the board could waive the parking requirements.

### **Community Engagement/Events – L. Grove**

- Ms. Grove reported that Ms. Martin, Township Manager, had joined the Route 45 Getaways team and that Robert Zeigler and Harris Township would be part of the event.
- They would be submitting an application for a new grant and Ferguson Township would do a 25% match. Last year they had had 35 destinations and were hoping to increase the number to 50.
- The ClearWater Cleanup had taken place on Saturday; 5 people had participated. They have a new email list for next year.
- Ms. Grove reported that Pine Grove Hall would now be open Wednesdays to Sundays starting May 11, and with a more casual menu. This would allow them to host more community events. For the first community event, Mr. Tomkiel would be conducting "Hops and Hymns" on the 4<sup>th</sup> Sunday of the month!
- Ms. Grove also reported that they had acquired the lot next door to PGH, which would allow 20 more parking spots.

### **History and Heritage – S. Holliday**

- Mr. Tomkiel stated that he had sent an email to Carol Zeigler regarding the previously discussed ad hoc group and he had not heard back from her.

### **Public Infrastructure/Multimodal Transportation – P. Tomkiel**

- Ms. Wargo discussed having one banner per season; 25 street lights along 26 and 10 on Nixon Road.
- Ms. Grove suggested keeping the "Proud of our Past, Planning our Future" flags up all the time and mixing and matching the others. She also suggested asking the community for ideas.
- Mr. Heller enquired about the timeline; Ms. Wargo stated not immediately, but that they just needed a count of how many streetlights without attachments and then how many banners.
- Mr. Tomkiel reported that the farmers market was updating their logo and once they finalized it, they would share it. Mr. Robb enquired if there was a way that the theme could support underlying ideas relating to the Small Area Plan.
- Mr. Tomkiel encouraged everyone to fill out the survey, which would end on Monday, May 2. There had been lots of ideas, including the proposal of removing the gas station in the center of town in order to incorporate a small roundabout, in addition to speed limits, trail and bike paths, and parking. The purpose of the survey was to know what people think, not what they expect to happen.

### **Economic Development – M. Heller**

- Mr. Tomkiel noted that there was a new locally owned fiber internet business, Black Bear Fiber, which was 100 times faster than Comcast, and they were looking to expand in the region. He discussed the community having fiber internet and pointed out that it would be great for attracting business!
- Ms. Wargo pointed out that perhaps Public Works could be involved, as they had received a grant for sidewalks in Pine Grove Mills and they could integrate the cables possibly.
- Mr. Heller reported that there had not been any news as to what/who would be going in the old bank lot. He would continue to enquire, as they might release it in the next few months.

Follow the link below to access the web tracker.

[Pine Grove Mills Small Area Plan Action Steps Tracker](#)

### **V. NEW BUSINESS**

No new business was introduced.

### **VI. OPEN DISCUSSION – PT said hops and hymns – asked Ms. Wargo to design a logo**

Mr. Tomkiel requested that Ms. Wargo assist him in designing a logo for the Hops and Hymns event.

### **VII. ADJOURNMENT**

Mr. Tomkiel moved to adjourn the Pine Grove Mills Small Area Plan Advisory Committee Regular Meeting. Ms. Grove seconded the motion at 5:11 p.m.

## PRIMARY SIGNATURE & LOGO

### Clear Space

Observe the clear space around the logo to maximize visual effectiveness. Nothing should intrude into this specified space.



The radius of the Clear Zone for the Primary Signature must equal the size of a box represented in the box labeled “A” (equaling the height of the letters in “PINE GROVE MILLS”). This is then used to measure the space surrounding the mark: above, below and to the side of two parallel lines.

The smallest scale the primary signature can be printed at is 1.5” x 1.5”. If the primary signature needs to be scaled down below 1.5” x 1.5”, then utilizing the ‘logo’ graphic is more appropriate.

### PRIMARY SIGNATURE



1.5 INCHES

### PRIMARY LOGO



1 INCH

# PRIMARY SIGNATURE & LOGO

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## PRIMARY SIGNATURE



## PRIMARY LOGO

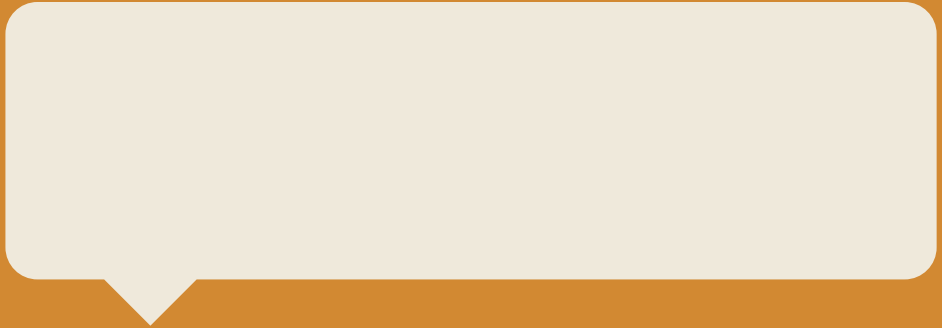


Volunteer.  
It's ego-friendly.





I want



in Pine Grove Mills.

**proud of  
our past.**

# planning for our future.



This is  
a call to  
action.



CHANGE STARTS

HERE.





**PROUD OF OUR PAST,  
PLANNING FOR OUR FUTURE.**

