

## PLANNING BOARD MEETING MINUTES

Tuesday September 28st 2021 7:00PM

Attendance was Mark Saville, Ralph Funk, Bill Ake, Mary Ann Clark, James Watson, Secretary Carol Colucci, Surveyor Rob Ohl and 3 members of the township. Zoning Officer Rich Brungard was absent.

The meeting was called to order by Chairman Mark Saville at 7:00PM followed by the Pledge of Allegiance. The August meeting minutes were reviewed and approved on a 1<sup>st</sup> motion by Ralph Funk and a 2<sup>nd</sup> by James Watson motion passed to approve the minutes as presented.

Old business was the board discussed the Ralph and Charlie Dotterer subdivision for the Fox Hollow plans are in process of revisions. The Home Farm plans are anticipated to be a resubmission and new plans due to the time expired. Chairman Saville suggested to check the time line for the plans to take action on it. Surveyor Rob Ohl reported he is waiting to hear from Attorney Coploff's office for their review. There was no action taken.

New business was the Ralph Funk subdivision plans were tabled until the revisions and corrections are made. There was no action taken.

Dean Fishel with Uhler Associates was present for a 1 lot subdivision plan for Elam and Naomi Stoltzfus. Saville stated he would inquire with Zoning Officer Brungard about the removal of the portable sawmill due to the lot line would go through it. And the plan calls for it to be relocated with in the parent tract. If it would be a subdivision and the deed was recorded it would be a violation.

Comments on the plan was the property line issue. Ake commented Heltman Road is labeled Peach Orchard Road. A utility line is designated as OE but needs to be OU overhead utility per the ordinance. Note: page#3 gravel spelling needs corrected. The action was to take the review comments for corrections and move forward to the Supervisors. Mary Ann Clark made a 1<sup>st</sup> motion and 2<sup>nd</sup> by Bill Ake to move forward to the Supervisor for approval. And on a 1<sup>st</sup> motion by Bill and a 2<sup>nd</sup> by Mary Ann motion passed to approve the planning module.

Permits for the month of September was \$500. There was three one lot subdivisions, 1 new home, 1 pavilion patio, and 1 driveway.

Public comments were from Keith Yearick inquired about the subdivision he submitted with Surveyor Rob Ohl. Saville explained he has two pieces of transactions with one plan. The lot addition must happen after the 1<sup>st</sup> piece of subdivision is divided off. The side lot lines would not meet setback requirements. First you need to create a two-acre lot off the two. There was no action taken and will be on the agenda for review at the next meeting.

Chairman Saville is requesting a direction to proceed from township Solicitor Houser with the Dotterer subdivision plans. We will follow up on for the next meeting.

On a 1<sup>st</sup> motion by Ake and a 2<sup>nd</sup> by Funk motion passed to adjourn 7:33PM. The next Planning Board meeting is scheduled for October 26<sup>th</sup>, 2021

Planning Board Chairman,  
Mark Saville

A handwritten signature in black ink, appearing to read "Mark Saville", written over a horizontal line.

Planning Board Secretary,  
Carol Colucci

A handwritten signature in black ink, appearing to read "Carol Colucci", written over a horizontal line.