

FINAL

**FRANKLIN TOWNSHIP YORK COUNTY
PLANNING COMMISSION (PC) REGULAR
MEETING MINUTES
December 13, 2022 7:00 PM**

Present were Vice Chair John Perry, PC Member Richard Wisher, PC Member Kevin Cummings, Engineer Phil Brath, Zoning Officer Wayne Smith, Secretary Traci Kauffman

Chairman Jennifer Kuntz was absent.

The December 13, 2022, Planning Commission ("PC") Regular Meeting was called to order at 7:03 PM by Vice-Chairman John Perry. The meeting was held at 150 Century Lane, Dillsburg, PA. For visitors in attendance, please see attached sign-in sheet. The Pledge of Allegiance and prayer were led by Vice Chair John Perry.

A motion was made by Kevin Cummings to approve the meeting minutes of the November 8, 2022 meeting as written.

Second by Richard Wisher.

Discussion-There was none.

The motion carried.

The next PC meeting is January 10, 2023 and the deadline for plan submission is December 16, 2022.

Attorney Brian Linsenbach of Stone, Wiley & Linsenbach, PC presented a sketch plan for the PC to review from Fred and Dennis DeLuca for a property on South Mountain Road. The property is being subdivided into four lots to settle an estate. The lots are all "Flag Lots" and with the Township Ordinance the lots must meet the criteria of the ordinance. Lot 1 does not meet the minimum lot width and would need a Zoning Variance. It was noted that Lot 1 has a spring house that provides water to the farmhouse across the street. Discussion ensued. They are requesting one new driveway; Lot 1 & 2 will share a driveway and Lot 3 & 4 would share an existing driveway. They will need a HOP. The perk and probe tests will follow after the other criteria are met. Discussion ensued. They will present a new plan with an easement for the spring house, and they would not need a Zoning Variance.

Engineer Chris Hoover of Hoover Engineering presented a subdivision plan for Joseph Machine Company, Inc. of 595 Range End Road. They are requesting an accessory storage building of 12,000 square feet to the rear of the existing building to be used only for storage. There is an existing detention basin that will not work for this plan. There was a revised page four provided, and their new proposal is a detention/infiltration plan. The design will handle run off from the new building and parking lot. Discussion ensued. There are several waivers being requested. Discussion ensued.

A motion was made by Kevin Cummings to send this plan for Joseph Machine Company, Inc. of 595 Range End Road to the Board of Supervisors with the following waiver requests from the letter dated December 5, 2022 from Engineer Phil Brath. The waivers being requested for approval are Section VI Waiver Request, numbers 1 and 3, and under Section III Subdivision and Land Development comments, numbers 7, 9, and 10 with the rest of the subdivision/land development comments being satisfied.

Second by Richard Wisher.

Discussion- There was no discussion.

All in favor. The motion carried.

A revised edition of the Junk Yard Ordinance was provided by Vice Chair John Perry and reviewed by the PC. Discussion ensued. A decision was made to send it to the Board of Supervisors for review.

A motion was made by Kevin Cummings to send the Junk Yard Ordinance to the Board of Supervisors.

Second by Richard Wisher.

Discussion- There was no discussion.

All in favor. The motion carried.

There were no questions from the floor.

A motion was made by Kevin Cummings to adjourn at 8:12pm.

Second by Vice Chair John Perry.

Discussion- There was no discussion.

All in favor. The motion carried.

Respectfully submitted,

Traci R. Kauffman

Traci R. Kauffman
Franklin Township Secretary