

SALISBURY TOWNSHIP ZONING HEARING BOARD

AGENDA

May 22, 2018

7:00 PM

Call to Order:

Secretary to call the roll for attendance:

Chair: Peter Horvath

Solicitor: Julie Miller

Vice Chair: John Wanner

Member: Larry Martin

Alternate: Dennis Eby

Begin Hearing

- Introduction
- Minutes of Prior Meeting Read
- Entry of Appearance Explanation

Old Business:

1. 04-18-04 Christ and Mary Stoltzfoos of 822 Hoover Road, Kinzer, PA 17535 are requesting a Special Exception under Chapter 27 of the Salisbury Township Code of Ordinances, Part 2, Section 201.3.L to be able to allow a Farm House Expansion, subject to Section 431 and a Variance from Section 212.11 to allow construction of a barn within an Identified Floodplain Zone. The subject property is located within the A – Agricultural district.

New Business:

1. 05-18-01 E. Melvin Houck of 616 Narvon Rd, Gap, PA 17527 is proposing a subdivision/add-on between two properties and as such is requesting Variances from Chapter 27 of the Salisbury Township Code of Ordinances, Part 2, Section 211.4 to allow the lot being added to not meet minimum lot size and minimum lot width requirements as well as to allow existing structures within minimum required building setbacks of the proposed property boundaries. The subject properties are located at 616 and 622 Narvon Rd, Gap, PA 17527 and are within the OS – Open Space district.

2. 05-18-02 Jacob Lapp of 685A Churchtown Road, Honey Brook, PA 19344 is requesting a Special Exception under Chapter 27 of the Salisbury Township Code of Ordinances, Part 2, Section 203.3.H to be permitted additional residential accessory structure space, subject to Sections 302.9 and 469. The subject property is located at 685 Churchtown Road, Honey Brook, PA 19344 and is within the R-1 – Residential district.

3. 05-18-03 Mervin J. Fisher of 836 Red Hill Road, Narvon, PA 17555 is requesting a Special Exception under Chapter 27 of the Salisbury Township Code of Ordinances, Part 2, Section 211.3.Q to be permitted

additional residential accessory structure space, subject to Sections 302.9 and 469. The subject property is located within the OS – Open Space district.

4. 05-18-04 Levi S. King of 380 Red Hill Road, Narvon, PA 17555 is requesting a Special Exception under Chapter 27 of the Salisbury Township Code of Ordinances, Part 2, Section 201.3.E to be permitted to establish a kennel, subject to Section 444 and a Variance from Section 444.6 to allow the kennel to exist on a property not meeting minimum lot size requirement. The subject property is located within the A – Agricultural district.

5. 05-18-05 Stoltzfus Welding & Rentals, LLC of 76 South Vintage Rd, Paradise, PA 17562 is requesting Variances from Chapter 27 of the Salisbury Township Code of Ordinances, Part 2, Section 206.2 to be permitted to establish a welding/manufacturing business making structural components of buildings and the rental of heavy equipment, as well as any other Special Exception and/or Variances required to establish the uses. The subject property Lot 2 shown on a proposed subdivision plan entitled “Final Subdivision Plan for Houston Run Lot 2” to be separated from an 18.7-acre property located between Martin Drive and Lincoln Highway, otherwise identified by Property Identification Number (PIN) 560-97498-0-0000 located within the GC – General Commercial district.

Announcement: Time & Place of Next Meeting (June 26, 2018)

Adjournment