

ZONING HEARING BOARD

OF

SALISBURY TOWNSHIP

MEETING AGENDA

August 22, 2023

6:00 PM

Call to Order:

Roll Call for attendance:

Chair: Peter Horvath
Vice Chair: Dennis Eby
Member: Larry Martin
Alternate: John Wanner

ZHB Solicitor: Julie Miller

Begin Hearing

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

New Applications:

1. 08-23-01

Barbara S. King of 5465 Friendship Lane, Kinzer, PA 17535 (Subject Property) is requesting Variances from §340-12.B(5)(f), §340-110 and §340-12.L(1) to allow subdivision of lots not containing an existing dwelling as well as to exceed maximum allotted subdivision of a Parent Tract, a Variance from §340-110.G(2) to exceed maximum pole length for a proposed lot, a Variance from §340-12.E for a resultant lot to be under minimum size requirements, Variances from §340-19.B and §340-19.B(10) to allow construction (replacement) of a single-family dwelling and to not meet lot size and setback requirements, a Variance from §340-30 to not demonstrate compliance with lot requirements for two principal uses on a single lot, a Variance from §340-19.M to not be required a residential buffer strip as well as any other Special Exceptions and/or Variances needed to complete the subdivision and construct proposed improvements on the Subject Property and subdivide lots. The Subject Property is located within the A – Agricultural and RE – Rural Enterprise Districts.

2. 08-23-02

Samuel R. Stoltzfus of 675 Meetinghouse Road, New Holland, PA 17557 (Subject Property) is requesting a Special Exception under §340-21.C(17) to be permitted additional residential accessory structure, subject to §340-118 and §340-24.I and including a Variance from §340-118 to allow the proposed accessory structure within required setback. The Subject Property is located within the OS – Open Space district.

3. 08-23-03

Dale Nolt of 28 Hellers Church Road, Leola, PA 17540 is requesting a Variance from §340-14.E (Attachment 2A) to be permitted to place a single-family dwelling within a minimum required

setbacks. The Subject Property is located at 668 Kennedy Street, Honey Brook, PA 19344 and is located within the R-1 – Residential district.

4. 08-23-04

Alvin Lapp of 238 Cut Road, Gap, PA 17527 (Subject Property) is requesting a Variance from §340-12.E (Attachment 1) to be permitted within minimum required setback for a single family dwelling and detached garage. The Subject Property is located within the A – Agricultural district.

5. 08-23-05

John L. Esh of 6168 Beaver Dam Road, Narvon, PA 17555 (Subject Property) is requesting a Special Exception under §340-12.C(16) to be permitted additional residential accessory space, subject to §340-188 and §340-24.I. The Subject Property is located within the A – Agricultural district.

Announcement: Date & Place of Next Meeting (September 26, 2023)

Adjournment