

SALISBURY TOWNSHIP SUPERVISORS' MEETING MINUTES
MARCH 16, 2021- 7:00 PM
SALISBURY TOWNSHIP MUNICIPAL BUILDING

Supervisors in attendance were Gordon Hoover, Dean Stoltzfus and Les Houck

Also in attendance was Chris Slaymaker, Gap Fire Company and Kirsten Peachey, Manager.

Items covered in this meeting: Final Land Development Plan for Zook's Polycraft (NTD210102/SWM210003); Final Land Development and Lot Add-on Plan for John S. Zook (LNC210102/SWM210007); Final Land Development Plan for Honey Brook Woodcrafts (MRT210201/SWM210010); Agreement for Stoltzfus Welding (MRT190401/SWM190033); Gap Power PennDOT Highway Occupancy Permit; Gap Softball Sign Sponsorship Agreement; DCNR Park Grant.

Chairman Hoover opened the meeting for public comment. Chris Slaymaker attended the meeting on behalf of Gap Fire Company and provided the monthly call report for February (18 calls total- 13 in Salisbury). Chris also stated that the Fire Company would be having their annual mud sale on March 27th in the Houston Run industrial area.

Houck made a motion to approve the previously distributed Secretary/Treasurer's Report. Seconded by Stoltzfus. All voted in favor.

A final land development and stormwater management plan was submitted for Zook's Polycraft. The property is a 3.0-acre lot located on the southwest corner of the Martin Drive. The plan would include an 18,000 SF building that will house a business that includes manufacturing, retail sales and storage of cupolas. After review, Houck made a motion to approve the plan with the conditions and waivers as recommended by the Township Engineer. Seconded by Stoltzfus. All voted in favor.

A final land development and lot add-on plan was submitted for John & Sallie Zook (LNC210102/SWM210007) which involves two subject properties and subdivision of portions of each to swap with each other. The land development portion involves installation of a manufactured home to serve as a 2nd single-family detached dwelling on the farm. After review, Stoltzfus made a motion to approve the Final LD & Lot Add-on Plan with the conditions and waiver approvals as recommended per the Township Engineer's review letter. Seconded by Houck. All voted in favor.

A final land development plan and stormwater management plan was submitted for Honey Brook Woodworks (MRT210101/SWM210010). The property is a 6.078-acre lot at the end of Martin Drive, which involves the development of the lot with a 25,600 SF building that will house a business that includes manufacturing of gazebos, pergolas and pavilions, as well as a materials storage building that will store raw materials. After review, Stoltzfus made a motion to approve the plan with the conditions and waiver requests as recommended by the Township Engineer's review letter and approving the waiver as suggested by the STPC or provide lighting at the access drive entrance. Seconded by Houck. All voted in favor.

The Township Solicitor prepared an agreement for Stoltzfus Welding to be allowed to place a storage building within a stormwater easement (as was approved at prior meeting with condition that agreement be signed by owner acknowledging risks and liability). After review,

Stoltzfus made a motion to approve and sign the agreement. Seconded by Houck. All voted in favor.

Gap Power Equipment is in the process of proposing development on a lot located on the west side of the intersection of Route 772 and north of Route 30. As part of the scoping phase, they are proposing to connect to Route 772 with full in and out access and right-in and right-out access on Route 30. As part of the highway occupancy submission to PennDOT, the Township must recognize the submission. After review, Stoltzfus made a motion to recognize the submission of the PennDOT HOP. Seconded by Houck. All voted in favor.

Gap Softball had previously requested from the Board to be able to place advertising signs at Gap Park to raise money for field/park maintenance. The Manager drafted an agreement for the League to sign. After discussion, Stoltzfus approved the agreement with changes as discussed. Seconded by Houck. All voted in favor.

The Township Manager discussed with the Board about the opportunity to apply for a grant from the Department of Conservation and Natural Resources (DCNR) for upgrades to the playground equipment and to make the playground ADA compliant. After discussion, Stoltzfus authorized the Manager to proceed with filing the grant application. Seconded by Houck. All voted in favor.

The next meeting will be April 6, 2021 at 7:00 PM.

Stoltzfus made a motion to adjourn at 8:32 PM. Seconded by Houck. All voted in favor.

Respectfully Submitted,

Kirsten J. Peachey
Secretary
Salisbury Township