

SALISBURY TOWNSHIP SUPERVISORS' MEETING MINUTES  
APRIL 4, 2023- 7:00 AM  
SALISBURY TOWNSHIP MUNICIPAL BUILDING

Supervisors in attendance were Chris Beiler and Dean Stoltzfus. Supervisor Gordon Hoover was absent.

Also in attendance was Kirsten Peachey, Manager.

Items covered in this meeting: Final Subdivision Plan for Jonas J. King (BLN230204); SWM Site Plan for Ivan S. Smoker- 722 Gault Road (SWM230025); Conditional Use Application (032301-CU) for Samuel E. King- Authorize Advertisement and Submission to STPC; Holding Tank Agreement for Verna S. Beiler- 402 Cambridge Road; Privy Agreement for Sandmine School- Matthew & Rebekah Zook (5394 Paes Road); Discuss Fees for Permit Violations; Discuss Stormwater Waiver/Exemption for Park Projects; Zoning/Admin Applicants/Employment.

There was no one in attendance for public comment.

Stoltzfus made a motion to approve the previously distributed minutes, financial and check approval reports. Seconded by Beiler. All voted in favor.

A final subdivision plan was received for Jonas J. King- 248/250 Blank Road (BLN230204). The plan involves subdivision of a single-family dwelling (which is currently a second dwelling on a 99.9-acre property) onto its own 2-acre lot. After review, Stoltzfus made a motion to approve the plan with the waivers as recommended by the Township Engineer and to condition the approval upon addressing the Township Engineer's comments and have a nitrate easement prepared and recorded because the easement area will need to remain on the farm property because of the acreage required. Seconded by Beiler. All voted in favor.

A stormwater management plan was received for Ivan S. Smoker- 722 Gault Road (SWM230025) for the construction of a building that will house both residential accessory and business uses. Mr. Smoker has already received approval from the Zoning Hearing Board to operate a butcher shop within the proposed structure. The plan also includes adding additional driveway area. After review, Stoltzfus made a motion to approve the plan with the condition that all of the Township Engineer's comments are addressed. The motion also included authorizing the Township Manager and a member of the Board to execute any related agreements. Seconded by Beiler. All voted in favor.

A conditional use hearing application was received from Samuel E. King for a vacant lot he owns along Newport Road within Houston Run (560-91508-0-0000). The proposed business is for a construction/contractor shop and requires conditional use approval since the property is over 2 acres in size. After review, Stoltzfus made a motion to set the date for the hearing of May 2, 2023 at 7:00 AM, authorize submitting the application to the STPC for review and to authorize the Township Solicitor to prepare conditions and advertise as necessary. Seconded by Beiler. All voted in favor.

A holding tank agreement was prepared by the Township Solicitor for 402 Cambridge Road (Verna Beiler) for an additional, attached dwelling unit being added to the property. After review, Stoltzfus made a motion to approve and sign the holding tank agreement. Seconded by

Beiler. All voted in favor.

A privy agreement was prepared for the new school at 5394 Paes Road (Sandmine School). After review, Stoltzfus made a motion to approve and sign the agreement. Seconded by Beiler. All voted in favor.

The Township Manager explained to the Board that there have been several instances lately where contractors/homeowners have not applied for the necessary permits to do work and have been reported by neighbors or seen by Township staff. In order to hopefully lessen the occurrence of this, it may be helpful for the Board to add an additional fee to permits that are not obtained prior to starting the work. After review, Stoltzfus made a motion to have the Manager prepare a fee resolution to add that permit fees will be doubled if the necessary permit approvals are not obtained prior to work beginning. Seconded by Beiler. All voted in favor.

The Township Manager provided the Board with several projects that will be taking place at the township park that may require stormwater or a waiver of stormwater. The Gap Softball League has requested to put dugouts on Field #3 (expenses will be paid by the League). The other project would be the installation of several new sections of walking trail for ADA compliance/accessibility to the playground and pavilion areas. After review, Stoltzfus made a motion to waive stormwater requirements for these projects. Seconded by Beiler. All voted in favor.

The Township Manager provided information to the Board about the status of hiring a part-time zoning/admin assistant. Multiple applicants have been interviewed and one candidate has been selected to hire. After review, Stoltzfus made a motion to authorize the Manager to proceed forward with hiring the selected candidate. Seconded by Beiler. All voted in favor.

The next meeting will be held on April 18, 2023, with a work session at 2:30 PM (if needed) and the regular meeting at 7:00 PM.

Stoltzfus made a motion to adjourn at 7:35 AM. Seconded by Beiler. All voted in favor.

Respectfully Submitted,

Kirsten J. Peachey  
Secretary- Salisbury Township

SALISBURY TOWNSHIP SUPERVISORS' WORK SESSION  
APRIL 4, 2023- 7:30 AM  
SALISBURY TOWNSHIP MUNICIPAL BUILDING

No work session held.