

Salisbury Township Zoning Hearing Board Minutes from July 25, 2023 Meeting

A regular meeting of the Salisbury Township Zoning Hearing Board was held on Tuesday, July 25, 2023 at 6:00 PM.

Peter Horvath called the meeting to order at 6:00 PM.

Members present: Peter Horvath, Dennis Eby, Larry Martin and John Wanner. Also present was Aaron Zeamer, ZHB Council and Damian Clawser, Township Zoning Officer and Allen Blank, Stenographer.

Minutes of the June 27, 2023 ZHB Meeting were read and approved.

Damian S. Clawser, Zoning Officer for Salisbury Township, was sworn in.

Zoning Hearing Board exhibits were presented. Copies of ZHB Applications, 2. Newspaper publication certification and 3. Property posting certification sheets.

Motion to accept: Peter Horvath Seconded: Dennis Eby

New Applications:

1. 07-23-01

Amos B. and Ada Ruth King of 631 Lime Quarry Road, Gap, PA 17527 (Subject Property) are requesting a Special Exception under §340-13.C(7) to be permitted additional residential accessory space, subject to §340-118 and §340-24.I and a Variance from 340-118.B to allow the proposed accessory structure within minimum required setbacks. The Subject Property consists of two parcels, conjoined by deed as described in a document recorded at the Lancaster County Recorder of Deeds as Instrument No. 6730762, which is located within the RR – Rural Residential District.

Presenting: Amos King and Samuel Stoltzfus, Tall Pine Builders

Testimony: Site Plan Presented. Proposes to build 39'X51' barn built into grade on high side < 16' to peak. Wants to build closer to property line than allowed. There would be 16' between nearest property corner and proposed barn. The proposed barn would be for residential use only, not for business use. Driveway is 1/3 mile long. Property has a right of way to Lime Quarry Road. Existing 14'X14' barn to be removed. Existing 11'X20' and 12'X28' sheds to be removed. Wants to reduce amount of impervious surface and ok w/condition.

Conditions: Applicant must submit a Request for Waiver of Completing an Add-On Plan.

Decision: Approved

Motioned by Dennis Eby Seconded by Larry Martin

The meeting was adjourned at 6:24 PM

Respectfully Submitted,

Damian Clawser
Zoning Officer