

**Planning Commission
CHANCEFORD TOWNSHIP**

MEETING DAY & TIME: November 20, 2012

John Shanbarger opened the meeting of the Chanceford Township Planning Commission at 7:00 p.m. in the Community Building, 51 Muddy Creek Forks Rd., Brogue, PA. He led those in attendance in the pledge to the flag.

Members present: Chairman John Shanbarger, Vice-chairman Bruce Miller, Members Mark Bupp, Ralph Daugherty, Rob Lyter and Brenda Gohn.

Members absent: Thomas Gizzi.

Others present: Township Engineer Grant Anderson and Zoning Officer Jeffrey Koons.

A quorum was present.

APPROVAL OF MINUTES:

Ralph Daugherty made the motion to waive the reading of the minutes of 10/16/12 and to approve the same. Seconded by Bruce Miller, motion carried unanimously.

SUBMITTAL:

Joseph Pomraning Estate Final Plan #121004 – The plan was discussed at length regarding the designation of building rights. It was the consensus of the Planning Commission to recommend designating three rights to Lot #4 and seven rights to Lot #1. A note needs to be added to the plan stating that the land is in Land Preservation. The plan was tabled.

Bruce Miller made the motion to approve sending the Request for Non-Building Waiver into DEP. Seconded by Ralph Daugherty, motion carried unanimously.

Ralph Daugherty made the motion to recommend granting a waiver from Section 501 (plan scale). Seconded by Mark Bupp, motion carried.

PUBLIC COMMENT:

The floor was opened. There being no comments, the floor was closed.

ALTERNATIVE ENERGY SYSTEMS:

Grant distributed a copy of a solar energy systems model ordinance that was received from York County Planning Commission. It was decided to discuss this next month so that everyone has had time to review it thoroughly.

The secretary will contact York County Planning Commission to obtain a wind energy model ordinance.

CORNER LOTS:

Corner lots were discussed relative to a recent setback violation in Chanceford Crossings. After discussion as to whether amendments should be made, the Planning Commission felt corner lot regulations should remain as currently defined in the Zoning Ordinance.

ADJOURNMENT:

There being no further business, Ralph Daugherty made the motion to adjourn the meeting. Seconded by Mark Bupp, motion carried. The meeting adjourned at 8:36 p.m.

Respectfully submitted,

Brenda C. Gohn, Secretary

