

**CARROLL TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
JUNE 23, 2022
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ROLL CALL COMMISSIONERS – Linda Fiscus, Chad Reed, Earnie Zimmerman, Todd Ryan, Vincent Sabia, Kenneth Baker, and Matthew McAneny

ATTENDEES – Phillip Brath, P.E., Faye Romberger, Todd Lyons, and Robert Reeves

ZOOM ATTENDANCE - CJD

CALL TO ORDER Chairman Reed called the regularly scheduled meeting of the Carroll Township Planning Commission to order at 6:30 p.m. The location of the meeting is at the Carroll Township Municipal Building, 555 Chestnut Grove Road, Dillsburg, Pennsylvania.

PUBLIC COMMENTS Chairman Reed called for public comments. There were no public comments.

APPROVAL OF THE MAY 26, 2022 MINUTES It was moved by Commissioner Sabia, seconded by Commissioner Zimmerman, and unanimously carried to approve the May 26, 2022 Planning Commission Meeting Minutes as submitted.

FINAL PLANS FOR RE-CONFIGURATION OF LOTS FOR HARRY H. FOX, JR. It was moved by Commissioner Fiscus, seconded by Commissioner Ryan, and unanimously carried to table the review of the Re-Configuration Final Subdivision Plan for Harry H. Fox, Jr. – 4 Lots until the July 28, 2022 Planning Commission Meeting.

FINAL PLANS FOR MECK AND ESCHBACH DENIAL It was moved by Commissioner Ryan, seconded by Commissioner Fiscus, and carried to recommend to the Board of Supervisors to deny the Final Minor Subdivision Plan for David W. and Kimberly A. Meck and Paul E. and Robin S. Eschbach – 2 Lots because the plan is not in compliance with the Carroll Township Subdivision and Land Development Ordinance and Phillip Brath’s Comment Letter dated June 20, 2022.

Commissioner Baker voted no.

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FINAL PLANS FOR
HAROLD C WILLIS

It was moved by Commissioner Ryan, seconded by Commissioner McAneny, and unanimously carried to table the review of the Final Subdivision Plan for Harold C. Willis – 4 Lots until the July 28, 2022 Planning Commission Meeting.

FINAL PLANS FOR
SYLVAN L AND
ANNETTE S STONER

It was moved by Commissioner Ryan, seconded by Commissioner Zimmerman, and unanimously carried to recommend to the Board of Supervisors to grant the following waiver requests for the Final Minor Subdivision Plan of Plan Book QQ, Page 51, Lot No. 6-B for Sylvan L., and Annette S Stoner – 4 Lots as per Phillip Brath’s Comment Letter dated June 20, 2022:

III. Waiver Requested

1. Provide a wetland study. (§435-27. G) Waiver requested from this ordinance section.
2. Provide a stormwater management plan. (§435-27. I) This plan is clearly a subdivision for development of lots for dwellings. Waiver requested from this ordinance section.
3. Provide a Site Context Map. (§435-27. J) Waiver requested from ordinance section.
4. Provide the location of features within 200 feet of the subject tract as outlined in Section 435-25. D. Waiver requested from this ordinance section.
5. Provide an existing Resources and Site Analysis Plan. (§435-27. K) Waiver requested from this ordinance section.
6. Provide a Preliminary Resource Impact and Conservation Plan. (§435-27. L) Waiver requested from this ordinance section.
7. Denied
8. Where a subdivision or land development abuts an existing street of inadequate width, sufficient additional width shall be constructed per Section 435-39. D.1. Mumper Lane is a State Road (SR-4030). It has a 33’ legal/50’ required ROW and a 24’ existing cartway. The minimum cartway is 28’. Waiver requested from this ordinance section.
9. Provide curbing along existing street frontage per Section 435-45. C. Waiver requested from this ordinance section.

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FINAL PLANS FOR
SYLVAN L AND
ANNETTE S STONER
CONTINUES

It was moved by Commissioner Ryan, seconded by Commissioner Zimmerman, and unanimously carried to recommend to the Board of Supervisors to deny Waiver Request Number 7 which Provides shade (street) trees per new Shade Tree Ordinance (§435-52.D) for the Final Minor Subdivision Plan of Plan Book QQ, Page 51, Lot No. 6-B for Sylvan L. and Annette S Stoner – 4 Lots and a Note be added to the plan stating that Existing Trees must be in compliance with the Shade Tree Ordinance and maintained.

It was moved by Commissioner Ryan, seconded by Commissioner Fiscus, and unanimously carried to recommend to the Board of Supervisors to conditionally approve the Final Minor Subdivision Plan of Plan Book QQ, Page 51, Lot No. 6-B for Sylvan L., and Annette S Stoner – 4 Lots contingent upon addressing all of the following comments in Phillip Brath’s Comment Letter dated June 20, 2022:

II. Subdivision (Ordinance No. 2018-242)

1. Provide Recreation Fee-in-lieu as proposed prior to recording the Plan. (§435-43)
2. All certificates must be signed, sealed by the individual responsible for the plan and dated after last submission revision date. (§435-28. B)
3. The Owners must sign the plan and date after last plan revision. (§435-28.C/36. A)
4. All outstanding fees, including recreation fees, must be paid prior to recording Plan. (§435-36.M)

IV. General Comments

1. Board’s action on waiver requests must be noted on sheet one prior to plans recording.

RELOCATION OF
ROUTE 74

Phillip Brath, Township Engineer, stated that he is working on an Official Plan for the Relocation of Route 74.

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ADJOURNMENT

It was moved by Commissioner Ryan, seconded by Commissioner Sabia, and unanimously carried to adjourn the meeting at 7:11 p.m.

Respectfully submitted,

Faye L. Romberger, Secretary