

**Mt. Joy Township
Planning Commission Organization and Regular Meeting
Tuesday, April 10, 2018**

Meeting Minutes

Present: Sindy Jennings, Vice-Chairman; Kim Birckhead; Kenneth Mutzabaugh; Ken Roberts; Susan Smith, Solicitor; Shannon Hare, Zoning Officer/Code Enforcement Officer; Sheri Moyer, Secretary

Absent: Curtis Hawkins

The Mount Joy Township Planning Commission met this date, as publicly advertised, at the Mount Joy Township Building located at 902 Hoffman Home Rd., Gettysburg, PA 17325.

Call to Order: Starting Time: 7:00 pm

Organize:

- Call for Nomination of Temporary Chairman: Ms. Jennings moved, seconded by Mr. Mutzabaugh, to nominate Mr. Roberts as Temporary Chairman. With no further nominations, motion carried unanimously.

Nominations:

- Nomination of Chairman of the Planning Commission: Mr. Mutzabaugh moved, seconded by Ms. Birckhead, to nominate Ms. Jennings as Chairman of the Planning Commission. With no further nominations, motion carried unanimously.
- Nomination of Vice-Chairman of the Planning Commission: Mr. Mutzabaugh moved, seconded by Ms. Jennings, to nominate Mr. Roberts as Vice-Chairman of the Planning Commission. With no further nominations, motion carried unanimously.

Vacancy: None.

2018 Meeting Dates and Time:

- The members acknowledge the meetings will be the 2nd Tues. of the month at 7:00 p.m.

Mr. Mutzabaugh moved, seconded by Mr. Roberts, to close the Organization meeting. Motion carried unanimously.

Adjournment: Closed Organization Meeting: 7:22 p.m.

Regular Meeting Reconvened at 7:22 p.m.

Chairman Comments: None.

Public Comments: None

Approval of Minutes:

- Planning Commission Meeting Minutes from November 14, 2017. Tabled until May meeting as we did not have a quorum of those members in attendance at the meeting.
- Planning Commission Meeting Minutes from December 12, 2017: No meeting
- Planning Commission Meeting Minutes from January 9, 2018: No Meeting
- Planning Commission Meeting Minutes from February 13, 2017: No meeting
- Planning Commission Meeting Minutes from March 13, 2018: No Meeting

Preliminary/Final Plans: None

Business:

- Whitney J. & Nancy Lee H. Coombs non-building waiver: Ms. Smith explained when someone is doing any kind of construction that involves human occupancy of a space the DEP rules for managing septage. In this case the lot would require a septic system and they are asking for a non-building waiver. The SEO and Engineer make a decision which then gets passed on to the Township for approval and signatures. Ms. Hare pointed out on the plan the parcel which lies within Germany, Mt. Pleasant and a portion in Mt. Joy. She said that it is a lot combination which primarily is within Germany Township and that there is no building going on within Mt. Joy Township. Mr. Roberts moved, seconded by Mr. Mutzabaugh to authorize Ms. Jennings, as Chairman, to sign the Non-building Waiver. Motion carried unanimously.
- Conflict between private restrictions/2017 Zoning Ordinance: Ms. Smith said under the old ordinance Lake Heritage private restrictions were stricter than the Townships. Under the new ordinance the Township's restrictions are now stricter. The Board decided to amend Section 302 of the ordinance and set June 21, 2018 for the public hearing. Mr. Roberts moved, seconded by Mr. Mutzabaugh, to recommend the Board of Supervisors adopt the ordinance amending Section 110-302 to provide for setbacks in a planned community existing at the time of adoption of the Zoning Ordinance. Motion carried unanimously.

Adjournment: Mr. Mutzabaugh moved, seconded by Mr. Roberts, to adjourn the meeting. Motion carried unanimously. Meeting adjourned 8:35 p.m.

Respectfully submitted,

Sheri L. Moyer
Secretary