

December 5th, 2023

Lower Chanceford Township Building, December 5th, 2023 at 7:30pm. The regular monthly Lower Chanceford Township Board of Supervisors was called to order by the Chairman David Glenn. Others present were Supervisors James Parlett, Jr, Alan Taylor, Secretary/Treasurer/Zoning Officer Susan Wiley and Solicitor Gilbert G. Malone.

The meeting was opened with the Salute to the "American Flag".

The minutes of the November 8th, 2023 meeting were read and approved.

Motion by Supervisor Parlett and second by Supervisor Taylor to approve payment of bills. Motion carried.

Supervisor Glenn read Kim Maglaughlin from the Delta Senior Center "Thank You".

****THE FLOOR WAS OPENED TO THOSE THAT ASKED TO BE PLACED ON THE AGENDA.**

1. Motion by Supervisor Taylor and second by Supervisor Parlett to approve Ben Petersheim's sewage module for the "Land Development Plan". Attorney Malone said he agreed with the planning commission on having a second page showing the farm.
2. Jackie Matesich was on agenda but had to cancel.
3. Motion by Supervisor Taylor and second by Supervisor Parlett to accept applications from Shane and Sam Taylor to place their farms in Ag Security. Motion carried. Attorney Malone will start the process.

****EMS RREPORT**

1. Nothing to report

**NEW BUSINESS

1. Motion by Supervisor Parlett and second by Supervisor Taylor to approve the 911 box sign off for EMS and Fire. Motion carried.
2. Attorney Malone informed the board about Ronald Shaull's judgement back in 2019. He has a sewage problem, black mold, and the place needs cleaned up. Supervisor Taylor said he would have a talk with Ronnie before the next meeting.
3. Motion by Supervisor Taylor and second by Supervisor Parlett to approve MPL Law Firm (attorney John Miller) proposal for 2024 and Ream, Carr, Markey, Woloshin & Hunter law firm for legal services for the zoning hearing board. Motion carried.
4. Attorney Malone and Attorney Miller informed the board of the changes to amend the agenda. Attorney Miller said November 9th, 2023 there was a case pertaining to amending the agenda. The agenda can only be amended for minor things, nothing financial, and emergencies pertaining to property and person.
5. Attorney Malone explained to the board the Magistrate Laura Manifold dismissed the Sprecher hearing due to the plaintiff not providing proof for sending the letter because Mr. Sprecher stated he did not get the let even though it was sent to the correct address. Attorney Malone told the board that they had 2 choices. (1) refile with justice and Paula testify she sent the letter or (2) appeal to the Court of Common Pleas. Motion by Supervisor Taylor to appeal to the Court of Common Pleas Supervisor Parlett second, motion carried.
6. Attorney Malone explained to the board that Cochran's attorney filed action with new matter. Gil said it was a bunch of technicalities and Attorney Malone responded and gave to board for their approval before sending. Motion by Supervisor Taylor and second by Supervisor Parlett to approve Attorney Malone to move forward. Motion carried.

****ZONING**

1. There was discussion pertaining to David King, Jr. Norris Rd. The Zoning Officer spoke with Mr. King and he is waiting on the realtor to get back to him about his late fee. Sue informed the board that this has been going on since September. Supervisor Taylor stated that he needed to either remove the shed by next months meeting or pay the late fee plus shed cost. Supervisor Parlett agreed.

Before the meeting was adjourned, there was discussion on the completed maps and files. The board made the decision to keep these files in Attorney Malone's office and if there is any question he would be able to explain as to how they came up with dwelling rights.

There being no further business, the meeting was adjourned.

Susan M Wiley, sec/treas/zoning officer.

A handwritten signature in blue ink that reads "Smwiley". The signature is written in a cursive, flowing style.