

September 5th, 2023

Lower Chanceford Township Building, September 5th, 2023 at 7:30pm. The regular monthly meeting of the 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 reading of the September 5th, 2023 meeting were read and approved.

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

The floor was opened to those that asked to be placed on the agenda.

1. Ronnie Miller representing Airville Volunteer Fire Company told the board that they received a \$140,000 grant for a separate kitchen which will be placed on the vacant ground that was merged with the primary tract where the firehouse sits. Attorney Malone stated that a "Land Development Plan" was needed. Ronnie asked if they could get a waiver and Attorney Malone said the board could grant it. Ronnie said the building would be 45 x 60 with a canopy and the overall size would be 60 x 80. Ronnie was informed that he would need stamped engineer drawings and storm water approval. Ronnie said he would design a

swale which the township engineer will have to approve. Supervisor Taylor made a motion to grant waiver and Supervisor Parlett second. Motion carried.

2. Dollar General presented their subdivision plan for final approval. All fees including engineering fees have been paid to date. HOP permit is final. Motion by Supervisor Taylor and second by Supervisor Parlett to approve the subdivision plan. Motion carried. The board gave permission for DG to submit their building permit application for review. They reminded DG that they would not receive their permit until the Land Development Plan was approved, any outstanding fees, and their NPDES is on file. Motion by Supervisor Taylor and second by Supervisor Parlett to approve a waiver for the driveway storm water. Motion carried. This waiver was based on the township engineer giving his approval for the waiver. Attorney Malone informed DG that the ground needs to be in their name in order for the Land Development Plan to be approved.
3. Sue gave an update to the Sunnyburn Produce ground. The plan has been thru technical review with the conservation district and is at DEP for their review.
4. Hunter Mill Road was discussed extensively. Supervisor Parlett said the board wants to vacate unless Eric Jordan wants to keep it the way it is. Eric informed the board that others use the road and the hydrant is at the pond for fire company use. He stated that the township hasn't repaired that road for 100 years and doesn't want to be left with a problem or inherient one. Supervisor Parlett told Eric that Wade suggested that the township vacate it. Eric said its needs fixed. Several people spoke about the road trying to figure out a solution. Eric said there is Dirt and Gravel Road money and it wouldn't cost the township anything and Supervisor Parlett said it will. NRCS was suggested. Supervisor Taylor informed Eric that Ronnie was ok vacating. Eric stated he wasn't aware that Ronnie felt differently. Numbers were put on the amount of dirt to fill in 300 triaxle loads. Supervisor Parlett said the township will be in touch.
5. Dennis Miller inquired about having regulations for roadside stands. He suggested that you might want to have the roadside stand 30' off the

road with parking so people are not just pulling off the side of road. Supervisor Taylor said he wasn't in favor of another ordinance and Supervisor Parlett stated that all roadside stands are different and you couldn't come up with an ordinance that would be equal.

6. Supervisor Glenn read a letter from Comcast stating that there is grant money to supply broadband to those areas where there isn't internet. Representative Fink stated that Senator Hill is the one who is on top of this. Deb Macklin said in 2024 money is going to be released to those that get on the list. Sue will look into this.
7. Wayne Rathbun let the board know that his pigs and shed weren't going anywhere. The place that they were supposed to go to wanted an additional \$2,000 that he doesn't have. He was asked how many acres he has and his response was 1.7 acres. Eric Jordan spoke up and informed him that he needed a manure management plan. Wayne stated that he thought the township would be in contact with him about the sheds and Sue informed him that he was told that the permits would be ready the next day. There was discussion that he would be grandfathered but he stated that 1 pig died and he replaced it. He was informed no more replacing of animals. Supervisor Taylor informed him to contact the conservation district and contact Nick Hoffman for suggestions. Also he is to get a manure management plan.

EMS

1. Supervisor Parlett said that the AED's will be in next week.

NEW BUSINESS

1. Sue informed the board that months have gone by and she hasn't heard from William Sprecher. Motion by Supervisor Parlett and second by Supervisor Taylor to start prosecution. Motion carried.
2. Motion by Supervisor Parlett and second by Supervisor Taylor to approve the MMO for the pension. Motion carried.

ZONING REPORT

1. Sue reported that the township received Samuel Stoltzfoos/East Posey Rd storm water packet for review.
2. Sue gave an update on Steven Smucker/Bridgeton Road. Sue reported that his NPDES permit expires December 7th, 2024. Also it was reported that the conservation district suggested that the completion of the pond be completed after the house was there because it will set so close that there is concern that the disturbed area will end up in the pond. Also the township has not received payment for the last engineering bill. Motion by supervisor Taylor and second by Supervisor Parlett to waive the completion of the pond until the house is built. Motion carried.
3. Sue reported Ivan Esh is in compliance.
4. Sue reported that David King, Jr at 684 Norris Rd placed a shed on his property without a permit. They spoke on August 28th and Mr. King informed her that he didn't need one and told her he put up a no trespassing sign. He was informed about the \$500.00 late charge and the conversation turned negative. She asked the board for Attorney Malone to send him a violation notice. Supervisor Parlett made motion and Supervisor Taylor seconded. Motion carried.

There being no further business, the meeting was adjourned.

Susan M Wiley/sec/treas/zoning officer