

CALL TO ORDER: By: _____ Time: _____ *Meeting Time 7:00 PM*

QUORUM PRESENT: Leo Rosenbauer ____ Evelyn Gross ____ Bob Williams ____
 James Jones ____ Dan Driscoll ____ Brian Noah ____ Bernie Shulik ____
 Kathryn Foertsch ____ Martha Fleming ____ **Need 5 for a quorum.**
Lois Fennell, P.C. Clerk.

MINUTES: Approve Aug. 23, 2021 minutes

NEW BUSINESS: Review and action by the P.C.
 Received DEP Planning Module application for Ruth L. Lemmon property at 697 Mushrush Rd. for review by the P.C. (*The Supervisors will then review and adopt "Resolution for Plan Revision for New Land Development"*)

Modification Application from Scott Ekas, 132 Great Belt Rd.

Waechter Phase II – Heller Rd. - MAYBE

OLD BUSINESS:

MISC. BUSINESS: Begin discussion revising Subdivision & Land Development Ordinance Chap.22 and perhaps the Driveway/Private Lane and Street Ordinance Chap. 21 AND perhaps the Multi-Family Ord.

- 1) Increase frontage from 125' to 150' or more (was not increased when lot size requirement went from 1 acre to 1.5 acre with on-lot septic/well. Also consider increase lot sizes again, due to septic system needs AND larger houses being built.
- 2) Changing modification on side and rear set-back (for residential properties) to be approvable for up to 15 ft. set-back (10 ft. modification) IF a notarized letter of permission is submitted from the neighbor. Otherwise, NO modifications for 'less than a 15 ft. set-back' (mostly due to access needed to rear of the property!) Besides expiring in one year, unused modifications should NOT be transferrable to a new owner.
- 3) Signature section for PC – no 'letter' from PC requiredonly a copy of the meeting minutes. (see 'acknowledgement).
- 4) Take out "review" by the Board of Supervisors in Chapter 21 (see minutes 1/21/19)
- 5) In order to further limit the number of 'accesses' onto a public road, allow a 50 ft (more or less?) shared entrance for a private lane IF site distance is NOT good for other proposed lots.
- 6) "Temporary driveway" language should be added.
- 7) Re: Multi-Family Ordinance – need to include types like the Monastery or Concordia as 'residences'...

Guests Attending:

ADJOURN: By: _____ Second: _____ Agreed: _____ Time: _____

NEXT MEETING: MONDAY, Oct. 18, 2021 - 7 PM