

**Liberty Township, Adams County
39 Topper Road, Fairfield, PA 17320
Planning Commission Monthly Meeting**

June 21, 2022

The Planning Commission of Liberty Township, Adams County, met on Tuesday, June 21, 2022, at 7:30 p.m. in the Liberty Township Municipal Building, 39 Topper Road, Fairfield, for the regular monthly meeting.

Present: Judie Hogan, Chair; Rich Luquette, Vice Chair; Barb Ruppert, Secretary; Luther Ridge; Dominic Picarelli, KPI.

Not Present: Horst Stehmer; Brandon Lowe, Alternate

Judie Hogan called the meeting to order at 7:30 p.m.

Minutes: Rich Luquette motioned to approve the March 15 minutes, and Luther Ridge seconded the motion. The March 15 meeting minutes were unanimously approved.

Rich Luquette motioned to approve the June 2 minutes of the special SALDO meeting, and Luther Ridge seconded the motion. The June 2 meeting minutes were unanimously approved.

Chair Comments:

Codification was approved at the June 7, 2022, Board of Supervisors meeting. Planning Commission members may keep or return their printed copies of the Code Adoption Ordinance. The Code is expected to go online soon.

Public Comment:

None

Old Business:

None

New Business:

Smith Request for Opinion on Charnita Lot Consolidation—Collie Trail 25QQ0-0036---000/25QQ0-0066---000/25QQ0-0067---000

Christopher and Christina Smith of 45 Collie Trail were in attendance. They were previously approved to take down the neighbor's shed on their land. They had their three lots surveyed—street addresses of 40, 45 and 50 Collie Trail. They are requesting to combine their three lots into one and extend the driveway onto the 40 Collie Trail lot so they can add an accessory building. Dominic Picarelli said the Adams County Planning Office would prefer two lots, one on each side of the road, but there is nothing in our ordinance that says they cannot have a lot split by a road. Judie Hogan noted County has approved similar situations in the past, and County would like to see more little Charnita lots put together.

The Smiths are requesting a waiver of the full subdivision process for this reverse subdivision—no plans required, etc. Municipalities have been moving toward this, said Dominic. Once the Smiths do this, they will contact a land surveyor to complete a perimeter deed before the July 5 Board of Supervisors meeting so the supervisors can look at the new deed before they decide on approval. The Smiths should check with Wendy to see if County comments have been received.

Judie Hogan moved to recommend conditional approval to the Supervisors of the reverse subdivision process waiver requested by the Smiths, based on satisfying County comments. Rich Luquette seconded the motion. All were in favor, and the motion passed.

At 7:59 p.m., Rich Luquette moved to adjourn the meeting, and Barb Ruppert seconded the motion. All voted yes, and the motion passed. The next meeting is scheduled for July 19, 2022, at 7:30 p.m.

Respectfully submitted,

A handwritten signature in black ink that reads "Barbara Ruppert". The signature is written in a cursive style with a long horizontal flourish extending from the end of the name.

Barb Ruppert
Planning Commission Secretary