

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

Nov. 21, 2023

The Planning Commission of Liberty Township, Adams County, met on Tuesday, November 21, 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

Guests: --

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

Minutes: Barb Ruppert motioned to approve the Sept. 19 minutes, and Rich Luquette seconded the motion. The Sept. 19 meeting minutes were unanimously approved.

Chair Comments:

The Zoning Hearing Board approved the August Bard dog kennel on Tract Road.

Public Comment:

None

Old Business:

None

New Business:

Review and Comment 25D17-0027---000 Piper Subdivision - Lot Addition Plan 255 Wenschoff Rd

The plan is noted as 255 Wenschoff Road, which is the lot being subdivided. The lot receiving it has a discrepancy: Barbara and Ray Piper list the address as 2980, but the Adams County tax parcel says 2480. Dominic Picarelli noted that County Planning comments and previous engineering comments have been addressed. He recommends if approved it be conditional on reconciling the discrepancy.

The Planning Commission has not received the revised plan that Dom recently received, but he showed the plan to the PC at the meeting. He noted that all Adams County Planning comments had been addressed; Freedom Township has made no comments; and the requested plan notes from KPI's original letter of Nov. 6 have been made. He presented the PC a Nov. 21 letter from KPI with one final comment (sewage planning approval required).

Barb Ruppert motioned to recommend conditional approval of the plan based on meeting the conditions of KPI's letter of Nov. 21; addressing the zoning officer's comments, which include reconciling the street address discrepancy; and making a formal submission to Liberty Township of the revised plan showing all county and other comments have been addressed. Rich Luquette seconded the motion. Three were in agreement and one opposed, and the motion carried.

Review and Comment Non-Building Waiver for 25D17-0027---000 Piper Subdivision - Lot Addition Plan 255 Wenschoff Rd

No new sewage is being proposed, so the sewage enforcement officer has approved the non-building waiver. Chair Judie Hogan signed the non-building waiver.

At 8:12 p.m., Rich Luquette moved to adjourn the meeting, and Luther Ridge seconded the motion. All voted yes, and the motion passed. The next meeting is scheduled for Dec. 19, 2023, at 7:30 p.m.

Respectfully submitted,

A handwritten signature in black ink that reads "Barb Ruppert". The signature is written in a cursive, flowing style.

Barb Ruppert
Planning Commission Secretary