

**BETHEL TOWNSHIP  
PLANNING COMMISSION MINUTES  
FEBRUARY 22, 2022**

The regularly scheduled meeting of the Bethel Township Planning Commission was held at 7:00 p.m. at the Bethel Township Building, 3015 S. Pine Grove Street, Fredericksburg, Pa with the following people present.

Beverly Martel	Chairman
David Brubaker	Vice-Chairman
Bruce Light	Board Member
Dale Snader	Board Member
Christine Spangler	Board Member
Melissa Johnson	Recording Secretary
Matt Mack	Township Engineer

Approximately four audience members were in attendance.

**COMMENTS** - None.

**MINUTES** - David Brubaker made a motion to approve the January 25, 2022. Seconded by Dale Snader. All voted in favor.

**OLD BUSINESS**

**Family Harvest Mennonite Church Stormwater Plan** - Pending.

**Cold Springs Rental, LLC Preliminary/Final Subdivision & Land Development Plan** - Pending.

**Bell and Evans Road Improvements** - Pending.

**Paul & Susan Quanbeck Major Preliminary/Final Land Development Plan** - David Brubaker made a motion to accept the time extension of May 21, 2022. Seconded by Dale Snader. All voted in favor.

**George & Jean Boltz Minor Subdivision Lot Addition** - Pending.

**Steven & Stephanie Mulholland Stormwater Plan** - Pending.

**Stoner Lot Addition** - Alex Kinzey from Steckbeck Engineering and Loren Stoner were present to discuss the plan.

Waiver Requests:

§402.C.2.f - Specify the size of existing buildings.

Dale Snader made a motion to recommend approval of waiver request §402.C.2.f - Specify the size of existing buildings, to the Board of Supervisors. Seconded by Bruce Light. All voted in favor.

§402.C.3 - Depict existing utilities within 100' of the boundary.

David Brubaker made a motion to recommend approval of waiver request §402.C.3 - Depict existing utilities within 100' of the boundary, to the Board of Supervisors. Seconded by Dale Snader. All voted in favor.

§402.D.5 - Delineation of wetlands and signature of person responsible for delineation.

Dale Snader made a motion to recommend approval of waiver request §402.D.5 - Delineation of wetlands and signature of person responsible for delineation, to the Board of Supervisors. Seconded by David Brubaker. All voted in favor.

§22-510D - Road widening.

Dale Snader made a motion to recommend approval of waiver request §22-510D - Road widening on both subject tracts and right of way dedication of the northern, grantor tract, to the Board of Supervisors. Seconded by David Brubaker.

§22-510.C.10.B - Where a subdivision abuts one side of an existing street the developer shall improve the side of the street abutting the subdivision.

David Brubaker made a motion to recommend approval of waiver request §22-510.C.10.B - Where a subdivision abuts one side of an existing street the developer shall improve the side of the street abutting the subdivision, to the Board of Supervisors. Seconded by Christine Spangler. All voted in favor.

§511 - Provide monuments and iron pins at all changes in bearing on the northern, grantor tract.

David Brubaker made a motion to recommend approval of waiver request §511 - Provide monuments and iron pins at all changes in bearing on the northern, grantor tract, to the Board of Supervisors. Seconded by Dale Snader. All voted in favor.

#### **NEW BUSINESS**

**Matthew and Jennifer Balmer Ag Security Application** - Discussion was held and the applicant will be contacted to inquire what their intentions are with the property.

**Meeting Dates** - Dale Snader made a motion to approve the request to change the meeting dates to the third Tuesday of each month. Seconded by Bruce Light. All voted in favor.

**Solar Panel Farm Regulations** - Sample regulations were provided to the Board for review and comments. Some discussion was held.

**ADJOURNMENT** - With no further business, David Brubaker made a motion to adjourn the meeting at 8:06 p.m. Seconded by Dale Snader. All voted in favor.

Respectfully Submitted,

Melissa Johnson  
Recording Secretary