

Minutes
Strasburg Township Planning Commission
September 11, 2023

The Strasburg Township Planning Commission (PC) held their regular meeting on Monday, September 11, 2023, at 7:00 p.m. at the Strasburg Township Municipal building, 400 Bunker Hill Road. Present were John Fisher, Brad Leaman, Bill Potter and Terry Smith.

Guests: Greg Miller, Jason Shaner – Impact Engineering

The meeting was called to order at 7:00 p.m.

Public comment was invited. There was none.

On a motion by Fisher/Smith, the PC voted unanimously to approve the minutes of August 14, 2023 as submitted.

On a motion by Fisher/Smith, the Board voted unanimously to amend the agenda to include a waiver of land development request for 758 Bunker Hill Road.

PC2023-06, sewage planning module for 606 Bunker Hill Road, Greg Miller, was reviewed. Miller offered the following:

- The Zoning Hearing Board granted a variance for an extended family dwelling in an existing tobacco shed
- An existing bank barn has bathrooms which were in place when Miller bought the property in 2007
- An existing 1000 holding tank will be removed and a new 2500 holding tank will be installed as part of the module
- The tobacco shed/extended family dwelling will have its own septic system
- The intent is to apply for permission to operate a venue sometime in the future
- These improvements are being made in anticipation of that future use

On a motion by Fisher/Smith, the PC voted unanimously to authorize the Recording Secretary to complete Component 4 A and forward the module to the Supervisors with a recommendation to approve at their October 1, 2023 meeting.

PC2023-05, sewage planning module for 758 Bunker Hill Road, Ivan Beiler, was reviewed. Shaner offered the following:

- The subject property is an 82-acre preserved farm
- A second dwelling is proposed
- It will use the existing driveway for access
- A stormwater management plan has been submitted to the Township
- A split black water/grey water system is proposed due to the high nitrates
- The waiver of land development is requested since the proposed use meets zoning requirements and will only need a building permit

On a motion by Leaman/Fisher, the PC voted unanimously to authorize the Recording Secretary to complete Component 4A and forward the module to the Supervisors with a recommendation to approve.

On a motion by Fisher/Smith, the PC voted unanimously to support the waiver of land development request and recommend the Supervisors approve.

There being no further business before the PC, the meeting adjourned at 7:25 p.m.

Judith Willig
Recording Secretary