

**Minutes  
Strasburg Township Planning Commission  
October 9, 2023**

The Strasburg Township Planning Commission (PC) held their regular meeting on Monday, October 9, 2023, at 7:00 p.m. at the Strasburg Township Municipal building, 400 Bunker Hill Road. Present were Janice Bowermaster, Brad Leaman, Bill Potter, Joshua Weaver and Cindy Welk.

Guests: Kevin Witmier – Impact Engineering, Brian Masterson – Register Associates, Roger Fry – Fry Surveying, Isaac Fisher

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

Public comment was invited. There was none.

On a motion by Weaver/Leaman, the PC voted unanimously to approve the minutes of September 11, 2023 as submitted.

Witmier presented waiver requests for 15 Girvin Road:

- All improvements are in Paradise Township
- All existing buildings are in Paradise Township
- A final land development plan and sewage planning module have been submitted to Paradise Township and the County
- The \$50.00 review fee was received by the Township as noted in Solanco Engineering Associates (SEA) letter dated September 21, 2023

On a motion by Leaman Bowermaster, the PC voted unanimously to forward the waiver requests for land development and sewage planning to the Supervisors with a recommendation to approve.

PC2023-07 441 Weaver Road Lot Add-on, John D. Fisher. Masterson provided the following:

- Fisher proposes to add approximately 2 acres to his property (Lot #2) from the Amos Z. Lapp property (Lot #1)
- Lot #2 will be 10.112 acres and Lot #1 will be 62.6 acres after the add-on
- There are no improvements or other changes proposed
- Zoning Hearing Board approval was granted
- A waiver of plan scale is requested

On a motion by Weaver/Welk, the PC voted unanimously to forward the plan and waiver request to the Supervisors with a recommendation to approve on condition all comments of SEA review dated September 25, 2023 are satisfied.

PC2023-08, 373 Walnut Run Road, David K. Lapp Lot Add-on. Masterson provided the following:

- Lapp proposes to add 16.58 acres from his property (Lot #1) to the John Meck property (Lot #2) which is a non-conforming agricultural parcel
- Lot #1 will be 43.188 acres which is non-conforming and Lot #2 will be 58.134 acres

- A waiver of plan scale is requested
- Zoning Hearing Board approval was granted

On a motion by Leaman/Bowermaster, the PC voted unanimously to forward the plan and waiver request to the Supervisors with a recommendation to approve on condition all comments of SEA review dated September 25, 2023 are satisfied.

PC2023-08, 257 North Star Road Subdivision Plan, Issac E. Fisher. Fry provided the following:

- Lot #1, 2.25 acres, will contain the existing house, business and outbuildings
- Lot #2, 3.75 acres, is under agreement for sale once the subdivision is completed
- Lot #3, 8.826 acres, will be a flag lot and retain its present use

On a motion by Potter/Weaver, the Board voted unanimously to forward the plan to the Supervisors with a recommendation to approve on condition all comments of SEA review dated October 7, 2023 are satisfied and authorized the Recording Secretary to complete Component 4A of the sewage planning module once all required documents and reviews have been received.

Potter notified the PC about a planned meeting with himself, Supervisor Weaver and Mark Deimler with representatives of Hartman Bridge Village in the near future to discuss their proposed changes to the appearance of the project.

There being no further business before the PC, the meeting adjourned at 7:45 p.m.

Judith Willig  
Recording Secretary