

# SALFORD TOWNSHIP PLANNING COMMISSION

## Monthly Meeting

April 27, 2016

*Planning Commission Members Present:* Mark Freeborn, Barb McMonagle, Curt Klingerman

*Planning Commission Members Absent:* Barb Lynch

*Possible Trainee:* Kate Croll

*Guest(s):* Matt Shelly

The meeting was opened at 7:30 PM and the minutes of the March 2016 meeting were read and approved as corrected.

1. WB Homes Subdivision-Ridge & Allentown Rds.
  - a. Chris Canavan presented finalized, completed plans for the WB Homes property at the corner of Ridge Rd. and Allentown Rd.
  - b. A motion was made to recommend approval of the plans to the Board of Supervisors.
  
2. Variance #2016-0001
  - a. A letter recommendation was made for the undersized, non-conforming lot on Whites Mill Road and Hill Road to the Zoning Hearing Board recommending the suggested revised setbacks.
  
3. FEMA Floodplain Ordinance
  - a. Flood Plain Ordinance documentation has been approved and will be advertised and adopted at the May Board of Supervisors meeting
  
4. Home Occupation Regulations
  - a. Planning Commission would like to change the home occupation regulations from a Special Exception to "by right of use" with several conditions (parking, noise, hours, distance from the road, safety, etc.)
  - b. Matt Shelly will look at other townships similar ordinances.
  
5. Fences and Walls
  - a. Matt Shelly will update Planning Commission on fences and walls ordinance.
  
6. The Planning Commission started review of the first three chapters of Salford Townships Land Development and Subdivision Ordinance of 2007.

A motion was made to adjourn the meeting at 10:30 PM. The meeting was adjourned.