

Clifford Township Planning Commission

Minutes of the Octoberber Meeting

October 8, 2013 6:00 pm

Present: Bob Clementoni (Chairman), Larry Wilson (Vice Chairman), Dick Vauter, Sally Fischbeck, Sally Roberts, Chris Marcho (Supervisor), Bob Schreiber (Secretary).

The Planning Commission Meeting was called to order at 6:04 pm by Bob Clementoni.

Approval of the minutes from the August 13th meeting was moved by Bob Clementoni, seconded by Sally Fischbeck and all in favor.

Approval of the minutes from the September 11th meeting was moved by Larry Wilson, seconded by Bob Clementoni and all in favor.

Old Business

Charles Horton Subdivision of ten acre lot. He has no survey maps at this time but hopes to have them next month. He was advised that his maps should show that he does not need septic or driveway permits as the lot will be non-residential and for agricultural use only.

Glenn Russo Request for waiver of 30 ft setback. There was an issue with completion of application paper work and return of filing fee. Paperwork to be resubmitted and public hearing rescheduled.

Larry Wilson Subdivision of forty-nine acre lot. Mr. Wilson is in the process of requesting a waiver of sewage permit as lot is for nonresidential use. See new business below.

New Business

The Commission discussed the disposition of the Comprehensive Plan, Township Setback Ordinance and the Subdivision and Land Development Ordinance (SALDO). All three of the documents are to be presented by the Supervisors at a public hearing on December 10th and subsequent approval planned at the January 6th Supervisors meeting. The Comprehensive Plan will be sent by the Township Secretary, Christy Bennett, to the County Planning Commission and adjacent municipalities / townships for review forty-five days prior to December 10th meeting.

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Setback Ordinance. There were no issues in the Commission with this ordinance and it was moved by Bob Clementoni and seconded by Dick Vauter, with all in favor, to send it to the Supervisors for review and approval.

SALDO. Not final, still in draft, awaiting some cleanup by Tom Shepstone, but essentially complete. It will replace the existing township SALDO. Motion to approve the final draft by Larry Wilson, seconded by Bob Clementoni, all approved.

Larry Wilson recused himself from the Planning Commission to present his property issue. This issue related to an earlier presentation to Planning Commission to subdivide 49.5 acres to 2 acres and 47.5 acres. Existing barn is within 15 feet of a right of way.