

**BETHEL TOWNSHIP  
PLANNING COMMISSION MINUTES  
JANUARY 24, 2017**

The regularly scheduled meeting of the Bethel Township Planning Commission was held at 7:30 p.m. at the Bethel Township Building, 3015 S. Pine Grove Street, Fredericksburg, Pa with the following people present.

Dale Speicher	Chairman
Bruce Light	Absent
David Brubaker	Board Member
Beverly Martel	Board Member
Christine Spangler	Board Member
Melissa Johnson	Recording Secretary
Victor Grande	Township Engineer

**ELECTION OF OFFICERS** – David Brubaker made a motion to appoint Dale Speicher as Chairman, Bruce Light as Vice-Chairman and Melissa Johnson as Recording Secretary, seconded by Beverly Martel. All voted in favor.

**COMMENTS** - None.

**MINUTES** - Christine Spangler made a motion to approve the December minutes as presented, seconded by David Brubaker. All voted in favor.

**OLD BUSINESS**

**Fredericksburg Speedway Mart** - Pending direction from Solicitor Enck.

**FSWA WWTP Lot Addition Plan** – David Brubaker made a motion to accept the time extension of 3/24/17 as approved by the Board of Supervisors on January 3, 2017, seconded by Christine Spangler. Beverly Martel abstained from voting due to her serving on the Fredericksburg Sewer and Water Authority Board. The motion carried.

David Brubaker made a motion to recommend approval of the plan as presented to the Board of Supervisors, seconded by Christine Spangler. Beverly Martel abstained from voting due to her serving on the Fredericksburg Sewer and Water Authority Board. The motion carried.

**George and Debra Eash Subdivision** - Brad Grauel from OTM, LLC was present to discuss the plan.

Engineer McCarthy reviewed the revised plan.

Per §22-502.H of the Subdivision and Land Development Ordinance – Lots shall be suitable shaped to encourage and facilitate use and maintenance of all portions of the lot. Accordingly, lots shall be square or generally rectangular in shape. Lot configurations which result in flag lots and L-shaped, T-shaped, triangular or otherwise inappropriately shaped lots shall be avoided.

Discussion was held on the property lines not being straight and the Board agreed they would like the property lines straightened out. Mr. Grauel didn't feel like straightening out the lower lot line would be an issue, but would talk to Mr. Eash. He believes the side lot line would be an issue with Mr. Eash and the Board agreed that although they would like it to be straight it's not as big an issue as the lower property line.

**NEW BUSINESS**

**Pauline Grumbine Ag Security** - David Brubaker, Beverly Martel, Dale Speicher, and Christine Spangler acknowledge receiving the Ag Security proposals submitted on behalf of Pauline Grumbine for 112 acres at 121 Long Road and 60 acres at 1804 Mt. Zion Road. Since Bruce Light was absent David Brubaker stated he would delivery Mr. Light's copy to him.

**2017 Ethic Statements** – Ethics Statements were provided to the Board to complete and return to the township office on or before May 1, 2017.

**ADJOURNMENT** - With no further business, Beverly Martel made a motion to adjourn the meeting at 7:48 p.m., seconded by Christine Spangler. All voted in favor.

Respectfully Submitted,

Melissa Johnson  
Recording Secretary