

**Freedom Township Planning Commission  
Regular Meeting  
March 03, 2021  
7:00 P.M.**

**Planning Commissioners**

Wayne Belt, Chairperson  
Edward Buchheit, Jr., Secretary  
Richard Groomes

**Township Officials**

Zach Gulden, Township Manager  
Dominic Picarelli, KPI Technology

**Members of the Public Present**

Mary Buchheit, Norma Calhoun, & Robert Sharrah

**Call to Order**

Mr. Belt called the Planning Commission's Meeting to order at 7:25 P.M. due to lack of quorum.

**Annual Board Reorganization**

Mr. Belt nominated himself as the 2021 chairperson. No other nominations were received. Mr. Belt made a **MOTION** to appoint himself as the 2021 chairperson. The **MOTION** was seconded by Mr. Buchheit. The motion was approved unanimously (3-0).

Chair Belt nominated Mr. Sharrer as the 2021 vice-chairperson. No other nominations were received. Chair Belt made a **MOTION** to appoint Mr. Sharrer as the 2021 vice-chairperson. The **MOTION** was seconded by Mr. Buchheit. The motion was approved unanimously (3-0).

Chair Belt nominated Mr. Buchheit as the 2021 secretary. No other nominations were received. Chair Belt made a **MOTION** to appoint Mr. Buchheit as the 2021 Secretary. The **MOTION** was seconded by Mr. Groomes. The motion was approved unanimously (3-0).

**Public Comment**

None

**Approval of Minutes**

Chair Belt made a **MOTION** to approve the Minutes of the June 3, 2020 meeting. The **MOTION** was **SECONDED** by Secretary Buchheit. The motion carried unanimously (3-0).

**Old Business**

None

**New Business****A. Timothy P. Shields & Tamera R. Shields Preliminary / Final Subdivision Plan.**

- a. Recommend approval/denial of waiving §303 of the Subdivision and Land Development Ordinance (SALDO), submission of separate preliminary plan, for consideration.

Chair Belt made a **MOTION** to recommend approval of waiving §303 of the SALDO. The **MOTION** was **SECONDED** by Secretary Buchheit. The motion carried unanimously (3-0).

- b. Recommend approval/denial of waiving §304.A.28. of the SALDO, showing drainage features, for consideration.

Chair Belt made a **MOTION** to recommend approval of waiving §304.A.28. of the SALDO. The **MOTION** was **SECONDED** by Secretary Buchheit. The motion carried unanimously (3-0).

- c. Recommend approval/denial of a modification of §306.A.9. of the SALDO, showing a vicinity map scale at 1" = 2000' instead of 1" = 1000', for consideration.

Chair Belt made a **MOTION** to recommend approval of waiving §306.A.9. of the SALDO. The **MOTION** was **SECONDED** by Secretary Buchheit. The motion carried unanimously (3-0).

- d. Recommend approval/denial of a modification of §407.E.2. of the SALDO, permitting a 25' flag lot frontage instead of 50', for consideration.

Chair Belt made a **MOTION** to recommend approval of waiving §407.E.2. of the SALDO. The **MOTION** was **SECONDED** by Secretary Buchheit. The motion carried unanimously (3-0).

- e. Recommend approval/denial of the Timothy P. Shields & Tamera R. Shields Preliminary / Final Subdivision Plan application with/without recommended conditions for consideration.

Chair Belt made a **MOTION** to recommend approval of the Timothy P. Shields & Tamera R. Shields Preliminary / Final Subdivision Plan application with the following recommended conditions:

1. The plan shall state the density calculations for the property (605.A.);
2. The height regulations shall be included in the site data (605.D.);
3. All preliminary plan requirements shall be met with the final plan submission (303);
4. The distance and bearings for the entire Shields property should be shown on the plan (304.A.10.);

5. A street monument shall be set along a common property line at the street right-of-way line (304.A.18);
6. Sewage facilities planning approval is required (304.B.1);
7. A Township driveway permit may be needed for the additional dwelling (405.B.4);
8. An executed owner's acknowledgement is required;
9. Adams County Office of Planning and Development comments should be received, reviewed, and considered.

The **MOTION** was **SECONDED** by Secretary Buchheit. The motion carried unanimously (3-0).

**Other Business**

None

**Public Comment**

Ms. Calhoun requested Land Conservancy of Adams County comments be considered.

**Adjournment**

There being no further business, Chair Belt made a **MOTION** to adjourn. The **MOTION** was **SECONDED** by Mr. Grooms. Chair Belt adjourned the meeting at 8:05 P.M.