

The Peach Bottom Township **Planning Commission** met on **August 20, 2024** at 7:00 p.m. in the Municipal Office Building. Members present Frank Diamond (Chair), Dave Thompson (Vice-Chair), Aaron Bleacher, Wesley Carter, Benjamin Hushon, David Stewart, and Michael Kurek.

- **Motion** to accept the minutes as presented was made by Member Stewart and 2nd by Member Thompson, vote 7/0

Subdivisions & Land Development Plans

Miller, Amos H & Mary Ann

299 Aubel Road, Map BO Parcel 18, 3-acre subdivision proposal.

They propose to subdivide 3 acres from property. Son Issac presented map showing the parcel he hoped to subdivide; no formal plan was presented. Miller requests that the 3 acres includes some good quality ground; not only poor-quality ground as the township zoning ordinance requires. The soils map was reviewed by several members. Discussion was held in reference to the ability of the land to be efficiently farmed. It was suggested that Miller document hardships in an effort to request an exemption to the Zoning Hearing Board. Much discussion on keeping to the ordinance requirements.

Ordinances

Proposed Amendment – Zoning Ordinance Section 339A - Principal Solar Energy Systems

Change \$2,000.00 per megawatt of capacity to \$2,360.00 per megawatt to be adjusted yearly instead of every 5 years to reflect changes in the Consumer Price Index.

The attorney explained the intent of the ordinance that was adopted in 2020, after some discussion.

More research will be done by Solicitor Sharnetzka and members.

Farmstead Exemption Ordinance - sent to York County Planning Commission for review.

Reports

Building Permits July - 15 permits – 2 new dwellings

Chairman Diamond opened up Public Comment by asking if permission was given for a helicopter to land at Beakes Field. The township did not personally give permission, but it is considered a public park.

- **Motion** to adjourn at 8:16 was made by Member Bleacher. Seconded by Member Carter, vote 7/0.