



**FRANKLIN TOWNSHIP**

20 Municipal Lane, P.O. Box 118  
 Kemblesville, PA 19347  
 Office Tel: (610) 255-5212 Office Fax: (610) 255-0659  
[codes@franklintownship.us](mailto:codes@franklintownship.us)

# Memorandum

---

Date: 5/10/2023  
 To: Board of Supervisors  
 From: Mark Gordon, Township Zoning Officer  
 Re: **Code Dept. Activity Report - April 2023**

Board Members,  
 Please review the summary of code department activity for the month of April.

**PERMIT SUMMARY**

Permits issued in 2023	January	February	March	April	Total (YTD)
Zoning	1	0	3	1	5
Building	1	6	8	4	19
Mech, Elec, Plumb (MEP)	0	2	1	2	5

**PERMITS ISSUED**

Permit #	Address	Application Type	Project Description	Issue Date	Cost	Fees
2023-022	501 Cub Ln.	Elect / Plumbing / mech	Standby Generator	4/22/2023	\$8,500.00	\$204.50
2023-024	146 Peacedale Rd.	Building	Pool House and Pavilion	4/22/2023	\$118,000.00	\$747.50
2023-025	119 Thompson Cir	Building	Finished Basement	4/3/2023	\$7,600.00	\$504.50
2023-026	628 S. Guernsey Rd.	Zoning	Shed	4/20/2023	\$7,000.00	\$100.00
2023-027	146 Peacedale Rd.	Building	Pool House and Pavilion	4/22/2023	\$118,000.00	\$747.50
2023-028	120 Walker Rd.	Building	Deck	4/22/2023	\$14,000.00	\$354.50
2023-029	121 Borden Wy.	Electrical	Electrical on deck for celing fans	4/22/2023	\$400.00	\$104.50
						<b><u>\$2,763.00</u></b>

**INSPECTIONS PERFORMED BY BUILDING INSPECTION UNDERWRITERS, INC. (BIU)**

PERMIT #	ADDRESS	INSPECTION DATE	INSPECTION TYPE	PASS/FAIL	INSPECTOR
2023-006	121 Bordon Way	4/3/2023	Footing	Cond / Pass	Shad Sahm
2023-006	121 Bordon Way	4/5/2023	Deck Framing	Pass	Shad Sahm
22-083FRA	1 Ivy Crest Lane	4/11/2023	Final Building	canceled	
2023-013FRA	100 Walnut Glen Rd	4/11/2023	Framing	Pass	Gordon Kyle
20-083FRA	508 Auburn Road	4/11/2023	Final Building	Partial Pass	Gordon Kyle
2023-012FRA	118 Waterfall Lane	4/11/2023	Final HVAC	Pass	Gordon Kyle
22-083FRA	1 Ivy Crest Lane	4/12/2023	Final Electric	Pass	Shad Sahm
20-083FRA	508 Auburn Road	4/12/2023	Final Electric	Pass	Shad Sahm
22-072FRA	206 Armitage Court	4/12/2023	Progress	Pass	Shad Sahm
22-083FRA	1 Ivy Crest Lane	4/12/2023	Final Basement	Pass	Shad Sahm
21-009FRA	10 Berkshire Road	4/12/2023	Final Building	Pass	Shad Sahm
21-009FRA	" "	" "	Final Electric	Pass	Shad Sahm
2023-007	128 Hess Mill Rd	4/13/2023	Footing	Pass	Josh Kyle
2023-005	146 Peacedale Rd	4/24/2023	Pool Bonding	Fail	Shad Sahm
" "	" "	" "	Steel	Pass	Shad Sahm
2023-005	146 Peacedale Rd	4/25/2023	Pool Bonding	Pass	Shad Sahm
2023-027	146 Peacedale Road	4/25/2023	Rough Plumbing/Sewer	Pass	Shad Sahm
2023-21	134 Borden Way	4/25/2023	Footing	Pass	Shad Sahm
2023-10	1710 New London Rd	4/27/2023	Footing	Pass	Shad Sahm
2023-022	501 Cub Lane	4/27/2023	Generator/Final	Pass	Shad Sahm
2023-013FRA	100 Walnut Glen Road	4/28/2023	Final	Pass	Gordon Kyle

**ZONING AND CODES:**

**Lexington Point:**

We are currently reviewing 4 new Home Building permits for Lexington Point, homes #7 - #10. AECOM has confirmed that the WWTP Milestones have been met for three homes, we are waiting on confirmation for the fourth home proposed. I will continue to work with Staff to make sure the Township collects the Capital Recovery Fee with each building permit and that their escrow accounts are at a level comfortable with Melissa Ortega.

**Oak Tree Ln. - Zoning Enforcement**

Zoning Enforcement letter was sent to 7 Oak Tree Dr, for having 30+ chickens and 13 Goats on their 1.67 ac property. Goats are not permitted and the maximum number of chickens is ten on a residential lot of this size. They have until June 6<sup>th</sup> to comply with the ordinance or appeal the issuance of the enforcement notice.

**Home Occupation Applications:**

316 Chesterville Rd. / Upholstery Shop: 500’ property buffer mailing was sent.  
 90 Franklin Rd. / Federal Firearms License (FFL) – 500’ property buffer mailing was sent.

Please let me know if the Board members have any questions or require any additional information in regard to the Code Department Activity for March 2023.