

**FRANKLIN TOWNSHIP**

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Memorandum

Date: 4/2/2024

To: Board of Supervisors

From: Mark Gordon, Township Zoning Officer *mlg*

Re: Code Dept. Activity Report – March 2024

Board Members,

Please see the summary of code department activity for the month of March 2024. The Township issued 2 permits in March.

PERMIT SUMMARY

Permits issued in 2024	Jan	Feb	March	Total (YTD)
Zoning	0	1	0	1
Building	0	4	1	5
Mech, Elec, Plumb (MEP)	4	5	1	10
Driveway	0	0	0	0
SWM	0	0	0	0
			Total YTD	16

PERMITS ISSUED

Permit #	Address #	Street	Owner	TPN	Application Type	Project Description	Issue Date	Cost	Fees	Escrow
2024-015	7	Hunting Hills	Theon Smith	72-2-35.20	Elec.	Instal EV charger in attached garage	3/7/2024	\$1,499.00	\$100.00	N
2024-016	8	Beechwood Dr.	Lonzo McLaughlin	72-4-3.10	Building	Replace existing deck with new deck, roof over deck and steps to grade	3/28/2024	\$54,693.00	\$454.50	N

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

PERMIT #	ADDRESS	INSPECTION DATE	INSPECTION TYPE	PASS/FAIL	INSPECTOR
19-040FRA	48 Creek Road	3/5/2024	Insulation	Pass	S. Sahm
22-016FRA	100 Sycamore Knoll Lane	3/8/2024	Deck Final	Pass	S. Sahm
22-025FRA	102 Sycamore Knoll Lane	3/8/2024	Deck Final	Fail	S. Sahm
2024-0013	437 Chesterville Road	3/11/2024	Final tank removal	Pass	S. Sahm
2024-006	26 South Hunting Hill	3/12/2024	final deck	Pass	S. Sahm
2023-035	26 South Hunting Hill	3/12/2024	final building	Pass	S. Sahm
2023-035	26 South Hunting Hill	3/12/2024	truss repair inspection	Pass	S. Sahm
2024-13	3 Mackey Court	3/13/2024	Final electric	Pass	S. Sahm
2023-067	3 Haslam Lane	3/13/2024	Electrical pool bonding	Pass	B. Whitlock
2023-067	3 Haslam Lane	3/15/2024	Steel rebar/pool	Pass	J. Kyle
2023-085	1829 New London Road	3/25/2024	Final electric & Final on generator	Pass	S. Sahm

ZONING AND CODES:

50 Walnut Glen Rd: This property has a large area of Bamboo which grows right up to the guardrail on Walnut Glen Rd. The Township sent a letter to the property owner on 5/25/2023 advising them of the safety issue that this bamboo causes and along the roadway and the ordinance violation that is occurring with the encroachment of the Bamboo into the road ROW. We never received a response.

When we get snow, the bamboo falls into the street and blocks the entire westbound lane of Walnut Glen Rd.

UPDATE 2/22/2024: The property owners have been sent a Bamboo Encroachment Violation Notice and have until March 23, 2024, to remove all the bamboo in accordance with the ordinance. I also urged the property owner to contact me so that we can discuss their options; I haven't heard back yet.

UPDATE 4/2/2024: The property owner requested an extension of time to remove the Bamboo. Jeff and I agreed that a 30-day extension was appropriate. The Amish community is organizing an effort to assist the property owner with the removal of the bamboo. The date to remove the Bamboo is now 4/22/2024. I have communicated to the owner that additional extensions will not be granted due to the Public Safety implications of the bamboo encroaching into the road ROW.

101 Walker Rd: The Township has identified a dead tree within the Township Road ROW and has notified the property owner that the tree needs to be removed. The property owner has until March 31, 2024 to remove the tree, I also urged the property owner to contact me so that we can discuss the tree removal.

UPDATE 4/2/2024: The Owner is working with a tree service to schedule the removal of the dead Oak tree within the ROW on or Before 4/30/2024.

3327 Appleton Rd.: As the Board knows, the property owner is using the property as a commercial storage yard for vehicles, equipment, and materials. The Twp. sent the property owner a Notice of Violation on 3/14/2024 concerning the unauthorized commercial use of the property. The owner's attorney contacted me and is working on a plan to present to the township for consideration. We are going to schedule a meeting to discuss the property, and their plans, during the week of April 15th. I believe it would be very beneficial to have a Board member, a Planning Commission member, and a Historical Comm / HARB member attend the meeting. We'll be in touch once we have a date and time solidified with the property owner and their counsel.

3310 Appleton Rd.: The property owner at 3310 Appleton Rd. is dumping yard waste onto the Township property. The Twp sent another letter to the owner of 3310 Appleton Rd. on 3/28/2024 instructing them to remove the wood piles and yard waste that they have piled on the Twp. property. At the time of this memo some of the debris has been removed but there is still work to be done. We'll stay on the owner to remove all the debris from the Township property.

Please don't hesitate to contact me to discuss any of the above information or any other zoning, planning, or code questions you may have.

-MG