

Wellsboro Planning Commission Meeting October 22, 2014

The Wellsboro Planning Commission met on October 22, 2014 in the Council meeting room of the 14 Crafton Street Borough Office. Planning Commission Chairperson Ron Comstock called the meeting to order at 7:00 p.m., and the Pledge of Allegiance was recited.

Attending were Ron Comstock, Kevin Connelly, Gus Vargas, Rudy Scharf, Bill Yacovissi, Borough Manager Daniel K. Strausser and Borough Secretary/Treasurer Susan Keck.

Visitors: Joan Hart, Jennifer Mase-Updyke

The minutes of the August 27, 2014 meeting were accepted by motion of Kevin Connelly, seconded by Gus Vargas, and carried unanimously.

CURRENT BUSINESS:

Copp Variance Request-55 Woodland Avenue: Gary Copp described the proposed project. He wants to put a carport along the side of the home, extending into the front yard, however the Zoning Ordinance prohibits any portion of any accessory structure to be located in front of the principle building. Approximately 7 feet of the structure will be in front. An excessive amount of fill and a retaining wall would be required to extend into the back yard, as it drops off significantly. The proposed structure will be 12 feet tall and will have sides on it; the front will be open and the back closed. It could be moved if/when necessary. It will have spikes to anchor.

Kevin Connelly noted the physical layout of the property prohibits strict conformance with Zoning Regulations. This tends to fit the criteria for a variance. A motion was made by Kevin Connelly to recommend to the Zoning Hearing Board to grant the variance to Mr. Copp. Rudy Scharf seconded the motion and it carried 5-0.

Meeting adjourned at 7:25 p.m.

Minutes respectfully submitted by


Susan L. Keck