

Planners want nuisance ordinance

By GRACE R. DOVE
Post Staff

FRANKLIN TOWNSHIP—One man's junk may be another man's treasure, but the planning commission wants a better definition of it.

The commission unanimously voted to recommend the supervisors consider a sample ordinance which defines junk and what constitutes a nuisance, whether it's a dilapidated, dangerous building or a collection of abandoned vehicles which have become home for rodents and vermin.

The definition should also be worded to consider farmers who have unlicensed vehicles for use only in the fields or who use their machinery only during the growing season and store it on their property the rest of the year, noted zoning officer Art Owen.

Provided by planning consultant Jack Varaly, the sample ordinance also specifies a procedure for residents to make a complaint about a perceived nuisance or hazard and for township officials to follow up on it.

"The complainant must first describe the junk or nuisance in writing and explain how it's harming him," Varaly said. "The zoning or codes enforcement officer then inspects the property in question and either issues a notice of violation or makes a written report that no violation exists."

The notice of violation must contain ways for the owner to correct the problem and a specific time frame in which it must be done, Varaly added.

Either party, the complainant or the accused, may appeal the zoning officer's action to a municipal

nuisance board of appeals, which holds a hearing and renders a decision within 45 days of the hearing date. If the township is forced to remove the offending items or structure, it may place a lien on the property to recover what it spent.

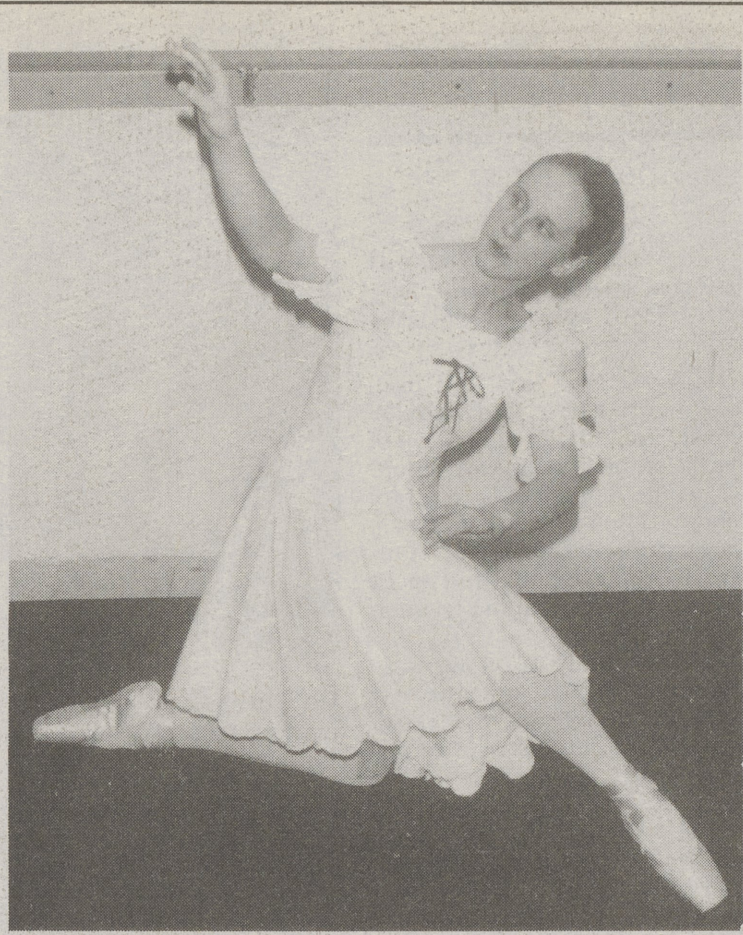
The sample ordinance also provides for defraying expenses by requiring the complainant to pay a set filing fee and making the person requesting a hearing responsible for all hearing costs.

In other business, the commission voted unanimously to accept an irrevocable letter of credit and an escrow account to guarantee a \$96,000 bond for site improvements in the Chadsford Estates subdivision. If the improvements (roads and infrastructure) aren't completed by June 12, 1997, or if the developer files for bankruptcy, the township will automatically receive the money so it can finish the job itself.

The commission also unanimously voted to give Tall Pines developer Willard Bullock an extension until the June 24 meeting on the deadline for filing his sewage planning module, percolation test results, hydrologic study, wetlands delineation, letters from utilities willing to serve the development and required permits from the Department of Environmental Protection.

Bullock had received a 120-day extension for his plans in October but encountered difficulties getting some of the work done because of the harsh winter.

Mark Millington and Elton "Red" Brace were absent from the meeting.



Area dancer in special production

Dallas resident Nicole Levi was one of eight students in the Bravo! Dance production of "Hansel, Gretel...and Others" at the Dorothy Dickson Darte Center of Wilkes University April 30 and May 1, during National Dance Week.

"Hansel, Gretel...Others" is a lighthearted take-off on several children's fairy tales rolled humorously into one story for the enjoyment of the young and the young at heart.

KT releases zoning permit regs

The Kingston Township zoning ordinance requires anyone doing the following residential and non-residential activities to first obtain a zoning permit:

The use of land, the use of buildings or the construction or modification of all buildings, accessory buildings, garages, decks, sheds, patios, fences, retaining walls, swimming pools, off street parking facilities, driveways; the demolition of a structure and a home occupation.

In addition, a building permit is required for all new construction, including accessory buildings and enlargement, or exterior modification of existing buildings.

Permits or additional information may be obtained from the zoning office at the municipal office at 11 Carverton Road, Trucksville, daily from 8:30 a.m. to 4:30 p.m.

Free medical clinic in Shavertown

The Back Mountain Free Medical Clinic at St. Therese's Church, lower level, corner of Pioneer and Davis St., Shavertown, welcomes all who are need of medical care by competent doctors, nurses and staff. If uninsured or underinsured, we care to help. Come Fridays, time: 6:30 p.m. Confidentiality assured.

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