May 09, 2023

E. A. Child – Zoning and Code Enforcement Officer

**Permits Issued:**

* Building: Wundschok, Thistle Hill – electrical panel replacement
* Building: Souder, Thistle Hill - generator

**Permits Pending:**

* Scott Blessing, Easton Road – interior renovations. Rejected by Code Inspections – missing information. *No update.*

**Other:**

* arvest Met with Corey Litzenberger – he had questions about fencing, set-backs, right of ways, etc.
* Meet with G,. Tiuce for a property MMet with C. Klein – requested information about the McDevitt subdivision.
* Visit the O’Reilly property on Lehnenberg. Visted theVisited the O’Reilly property at Lehnenberg and Easton Road. Checked the hot tub installation and reviewed the property for any required fencing.
* \Meet with nnnnMet with Scott Tiedge and wife from California to review the building requirements for a property they purchased on Dogwood Lane.
* CommunicagggggggCommunicated with Mark Fournier from Nockamixon Township Zoning about the American Grill property. He issued a Stop Work Order for work being done on the building. He sent me a surveyor’s drawing of both properties and it shows the grill being entirely in Nockamixon Township, so the building itself is not within Durham’s responsibility.
* Met with Frank Cretella, owner of Durham Springs, to review his latest ideas. It is very similar to the information he shared at the Supervisor’s meeting and at the open house he had. The change is the elimination of the horse corral and adding 8 more cabins and converting one of the cabins into a caretaker’s cabin. He wants someone there 24 hours a day.
* One of the big issues is deciding what Zoning Use is appropriate in addition to the restaurant/wedding venue. We looked at Use B-08, Private Camp or Cottage Development. It seems OK, but not 100% fit. We looked at Use E-16, Recreational Campsites. It seems to be a better fit, but still not 100%. The best fit seems to be Use E-14, Motel, or Hotel. The word “Hotel” would send shock waves throughout the township, but the description in our zoning ordinance fits. **Definition**: “A building or group of buildings containing rooms for rent for the accommodation of transient guests which may include a restaurant that complies with the requirements of Use E-6, restaurant” (it does). And the plan meets the requirements for a Hotel. otel. HhhhThe major problem with Hotel Use is that it is not allowed in that zoning district. Whichever way he goes will require Variances.

**Permits Issued as of 05/09/2023**

 2023 2022

Building 12 22

Zoning 8 10