

CONEWAGO TOWNSHIP PLANNING COMMISSION
ADAMS COUNTY
541 OXFORD AVENUE, HANOVER, PA 17331
October 6, 2022

*NOTICE—Notice is given that the Conewago Township Planning Commission will hold its next regularly scheduled meeting as previously advertised, **IN PERSON**, on October 6, 2022 at 6:00 pm at the Conewago Township Municipal Building, 541 Oxford Avenue, Hanover, PA 17331. For the convenience of the public who cannot attend the meeting in person, the meeting will also be livestreamed through Facebook. Please see the Township’s website for the Facebook user name and URL. The agenda for the meeting will be posted to the Township’s website, www.conewagotwp.us.*

1. COMMENCE OF THE REGULAR MEETING

The Meeting of the Planning Commission for October 6, 2022 was called to order by Mr. Strevig at 6:00 PM in the Conewago Township Administration Building at 541 Oxford Avenue, Hanover, PA.

The following Planning Commission Members were in attendance:

John Strevig, Chair Person
Alisha Gouker, Vice Chair Person
Richard Neiderer
Tom Klunk
Tom Sheaffer

The following individuals were also in attendance:

David Arndt, Jr., Township Manager/Zoning Officer
Nate Simpson, Township Engineer, CS Davidson, Inc.

There was 3 persons in the audience.

2. PUBLIC COMMENT ON AGENDA ITEMS

There was no public comment

3. MINUTES OF PRIOR MEETING

Planning Commission, Regular Meeting Minutes from 9/1/2022, for adoption.

Mrs. Gouker made a motion, which was seconded by Mr. Klunk, to approve the September 1, 2022 regular meeting minutes written.

Vote: 5-0

- SALDO Report dated September 27, 2022 was acknowledged.

4. SUBDIVISION AND LAND DEVELOPMENT

■ **Blettner Avenue, LLC – Preliminary/Final Plan**

Bob Sandmeyer, of Site Design Concepts, Inc., was present to discuss the plan. A waiver request from Section 135-11 was submitted requesting to allow the plan to be submitted as a Preliminary/Final Plan.

Mr. Sheaffer made a motion, which was seconded by Mr. Klunk, to recommend to the Board of Supervisors to approve the waiver request to accept the plan as a Preliminary/Final Plan.

Vote: 5-0

Mr. Sheaffer made a motion, which was seconded by Mrs. Gouker, to recommend to the Board of Supervisors to conditional approve the plan subject to the conditions on the Township Engineer comment letter dated October 5, 2022.

Vote: 5-0

■ **Utz Quality Foods – 101 Kindig Lane – Preliminary/Final Plan**

Paul Fish, of Rettew Associates, was present to discuss this plan. Mr. Fish understands that the board just received the revised plan at this meeting and understands if the plan is tabled until the November meeting to allow time for the board to review the plan.

Mr. Klunk made a motion, which was seconded by Mrs. Gouker, to table the plan until the November 3, 2022 planning commission meeting.

Vote: 5-0

5. OTHER BUSINESS

■ Comprehensive Plan Update

Township Manager Arndt stated the Comp Plan revisions continue to be tabled until the proposed zoning map amendment is official.

6. PUBLIC COMMENT

John Strevig mentioned he felt the hearings for the zoning map amendments went well.

7. ANNOUNCEMENTS

- ▶ The Public Safety meeting – 10.12.2022 at 8:30 AM.
- ▶ The Finance & Operations meeting – 10.12.2022 at 9:30 AM
- ▶ The Board of Supervisors workshop meeting – 10.17.2022 at 5:30 PM.
- ▶ The Board of Supervisors meeting – 10.17.2022 at 6:30 PM.
- ▶ The Zoning Hearing Board meeting – 11.2.2022 at 6:00 PM.
- ▶ The Planning Commission meeting – 11.3.2022 at 6:00 PM.

A motion to adjourn at 6:49 PM was made by Mr. Klunk, with the motion to adjourn seconded by Mrs. Gouker.

Vote: 5-0

Respectfully submitted,

David Arndt, Jr.

Township Manager/Zoning Officer