CONEWAGO TOWNSHIP PLANNING COMMISSION
ADAMS COUNTY
541 OXFORD AVENUE, HANOVER, PA 17331
March 6, 2025

1. COMMENCE OF THE REGULAR MEETING

The Meeting of the Planning Commission for March 6, 2025 was called to order by Mrs. Gouker at 6:00 PM in the Conewago Township Administration Building at 541 Oxford Avenue, Hanover, PA.

The following Planning Commission Members were in attendance:
Alisha Gouker, Chairperson
Tom Sheaffer, Vice-Chairperson
Phyllis Neiderer
Tom Klunk
Jeffrey Meckley

The following individuals were also in attendance:
David Arndt, Jr., Township Manager/Zoning Officer
Erik Vranich, Township Engineer, Keller Engineers, Inc.

There were 7 people 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 January 2, 2025, for adoption.
Tom Sheaffer made a motion, which was seconded by Phyllis Neiderer, to approve the January 2, 2025 meeting minutes as written. Vote: 5-0

• SALDO Report dated February 27, 2025 was acknowledged.

4. SUBDIVISION AND LAND DEVELOPMENT

■ **Divert, 444 Oxford Avenue – Land Development Plan**
Several representatives from Divert were present to discuss the Land Development Plan. There was some discussion regarding the Township Engineer's review letter dated March 5, 2025 with the board.

Tom Klunk made a motion, which was seconded by Tom Shaeffer to table the plan until the next meeting to allow time for the applicant to address the Township Engineer's comments.
Vote: 5-0

■ **Eisenhower Drive Extension Project – Additional Roundabout Proposal**
Erik Vranich, the Township Engineer, explained his letter dated February 6, 2025 regarding a roundabout being installed between the new Utz Warehouse located at 103 Kindig Lane and the property owned by Harry McKean, along Oxford Avenue. The purpose of this proposed roundabout is to have truck traffic enter directly onto the new Eisenhower Bypass instead of entering onto Kindig Lane and Oxford Road, causing damage to the township roads. Penn Dot will construct the roundabout during the road construction if the township agrees to be the permittee of the roundabout addition. The cost of the roundabout would be paid for by Penn Dot and the design study for the roundabout would be the responsibility for the two property owners.

Tom Klunk made a motion, which was seconded by Tom Sheaffer to recommend to the Board of Supervisors to support the construction of an additional roundabout on Eisenhower Drive between Oxford Avenue & High Street provided all costs for design, construction, and maintenance of the additional roundabout is the responsibility of the two adjacent landowners, which will be memorialized in a developer's agreement prior to the township signing as the Permittee for this application.
Vote: 5-0

5. OLD BUSINESS
No discussion

6. NEW BUSINESS
No discussion

7. PUBLIC COMMENT
There was no public comment

8. ANNOUNCEMENTS

- Public Safety meeting – 3.12.2025 at 8:30 AM
- Finance & Operations meeting – 3.12.2025 at 9:30 AM
- Board of Supervisors Workshop meeting – 3.17.2025 at 5:30 PM
- Board of Supervisors Regular meeting – 3.17.2025 at 6:30 PM
- Zoning Hearing Board meeting – 4.2.2025 at 6:00 PM
- Planning Commission meeting – 4.3.2025 at 6:00 PM

A motion to adjourn at 7:22 PM was made by Tom Sheaffer, with the motion to adjourn seconded by Tom Klunk. Vote: 5-0

David Arndt, Jr.
Township Manager/Zoning Officer