



MEETING MINUTES

January 21, 2026

1) Attendance:

Members - John Lerew, Mel Lebo, Tom Streiff, Bill Smith, Dave Arndt, Skip Strayer, Jim Morhaleck

Staff - Andrew Merkel

2) Adoption of Agenda: Mr. Arndt made a motion to adopt the agenda. The motion was seconded by Mr. Strayer and passed unanimously.

3) Minutes from October 15, 2025 Meeting: Approved as submitted

4) Reorganization

Mr. Smith made a motion to nominate and appoint Mr. Lerew as Chair and Mr. Lebo as Vice Chair. The motion was seconded by Mr. Streiff and passed unanimously.

5) Public Comment: None

6) ACOPD Review Reports

SLD Submissions: 32 SLD plans were submitted in between October and December 2025, 12 of which were resubmissions. There were subdivisions, lot additions, and land development plans including:

- Hampton Heights Ph VII, Reading Twp. – Six proposed single-family residential lots
- Smith Farm, Littlestown - Revised single-family residential development proposing 20 lots
- Alfred Leer Agricultural Operation, Latimore Twp. - Proposed poultry barns, manure storage, and gravel pad
- KLM Investments, LLC, Abbottstown - Additional to existing commercial building
- Chavio Estates, Mt. Joy Twp. - Subdivision of parcel into 8 residential lots

67/68 Submissions: 21 67/68 land use consistency reviews were submitted in between October and December 2025, including:

- New Turf Upper Adams School District, Biglerville. – NPDES Stormwater/Construction
- Rice Fruit Company, Menallen Twp. – NPDES Stormwater/Construction
- First Energy Lincoln Substation Expansion, StrabanTwp. – NPDES General Permit
- AREMS, Bonneauville. – NPDES Stormwater/Construction



ADAMS COUNTY PLANNING COMMISSION

Municipal Reviews: 3 municipal reviews were submitted in between October and December 2025, including:

- Abbottstown - Zoning Ordinance Amendment regarding Data Centers
- Union Twp. – Zoning Ordinance Amendment regarding Data Centers
- Biglerville - Zoning Ordinance Amendment regarding Data Centers

Miscellaneous Reviews: One miscellaneous review was submitted between October and December 2025 including:

- Cumberland Twp. - Conditional Use for Rural Home Rentals, LLC

7) Staff Reports:

2027 Draft TIP & 2027-2038 Draft TYP

Mr. Merkel provided a summary of the 2027 Draft TIP that lists priority transportation projects and where various funding is to be allocated over the next four years.

2025 Annual Report

Mr. Merkel provided a brief summary of the ACOPD 2025 annual report, highlighting the data collected from SLD plans and construction permits throughout the previous year.

8) Member Comments: None

9) Adjournment: ~ 8 PM