



# ADAMS COUNTY PLANNING COMMISSION



Adams County Agricultural &  
Natural Resources Center  
670 Old Harrisburg Road  
Gettysburg, Pennsylvania 17325

## **MEETING MINUTES**

February 21, 2024

### **1) Attendance:**

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

*Staff* - Jenna Smith, Andrew Merkel

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

**3) Minutes from December 20, 2023 Meeting:** Approved as submitted

### **4) Reorganization**

Mr. Strayer made a motion to nominate Mr. Lerew as Chair. The motion was seconded by Mr. Smith and passed unanimously.

Mr. Arndt made a motion to nominate Mr. Lebo as Vice-Chair. The motion was seconded by Mr. Streiff and passed unanimously.

Mr. Streiff made a motion to approve the nominations and appoint Mr. Lerew as Chair and Mr. Lebo as Vice-Chair. The motion was seconded by Mr. Morhaleck and passed unanimously

**5) Public Comment:** None

### **6) ACOPD Review Reports**

*SLD Submissions:* 18 SLD plans were submitted between December 2023 and January 2024, 2 of which were resubmissions. There were subdivisions, lot additions, and land development plans including:

- Monastery of Jesus, Mary, and Joseph, Hamiltonban Twp. – Proposed buildings and storm water management
- Hampton Heights Ph VI, Reading Twp. – 30 proposed residential units as a phase of larger development



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- Dollar General Market, Mt. Joy Twp. – Proposed Dollar General
- Lifespring at Cross Keys Village, Oxford Twp. – Lot consolidation and proposed adult daycare facility
- Charles & Lynn Skopic, Cumberland Twp. – Subdivision of agricultural lot to create new residential lot
- Conewago Ridge, Reading Twp. - Proposed single family and townhome development
- Pella Building Expansion, Straban Twp. - Building addition to existing facility

*67/68 Submissions:* Eight 67/68 land use consistency reviews were submitted between December 2023 and January 2024, including:

- Raven Rock Mountain Complex, Liberty Twp. – NPDES Stormwater/Construction
- Champion Mazda, Oxford Twp. - NPDES General Permit

*Municipal/Misc. Reviews:* Four municipal reviews and Comprehensive Plans/Misc. were submitted between December 2023 and January 2024, including:

- Straban Twp. - Zoning ordinance amendment for solar energy systems
- Latimore Twp. - Zoning ordinance amendment for solar energy
- Abbottstown Boro. - Zoning Ordinance amendment to change permitted square footage for cottage industry
- Littlestown Boro. - LASD land sale

## 7) Staff Reports

### *Mt. Joy Township Agricultural Security Area*

Mt. Joy Township has submitted one parcel at 5 Bulk Plant Road for addition to their Agricultural Security Area. Staff recommends that the Adams County Planning Commission recommend that the Mt. Joy Township Supervisors approve the proposed addition to the Mt. Joy Township ASA.

Mr. Strayer made a motion to follow staff recommendation and recommend that the Mt. Joy Township Supervisors approve the addition to their ASA. The motion was seconded by Mr. Lebo and passed unanimously.

## 8) Member Comments: None

## 9) Adjournment: 7:50 PM