

Adams County Planning Commission

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

Meeting Minutes – May 18, 2022

Attendance:

Members – John Lerew, Mel Lebo, Rick Crouse, Skip Strayer, Tom Streiff, Dave Arndt, Bill Smith

Commissioner - Jim Martin

Staff – Jenna Smith, Laura Neiderer, Andrew Merkel

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

Minutes from April 20, 2022 Meeting: Approved as submitted.

Advanced Public Comments: None

Subdivision and Land Development Report:

SLD Submissions: Ten SLD plans were submitted in April 2022, two of which were resubmissions. There were subdivisions, lot additions, and land development plans including:

- Chesterfield Phase 2, Reading Twp. - Revised plan for 16 single family residences
- Willoughby Storage, Cumberland Twp. - Proposed self-storage facility
- Union Square, Straban Twp. - Proposed apartment complex with 300 total units and other community facilities
- Ream Roofing Associates, Inc., Berwick Twp. - Proposed office/shop with potential future expansion

67/68 Submissions: Four 67/68 land use consistency reviews were submitted in April 2022, including:

- James & Joyce Knefley, Cumberland Twp. - NPDES Stormwater/Construction
- Hampton Heights, Reading Twp. - NPDES Major Modification
- FLI - Thomas LP, Straban Twp. - NPDES Stormwater/Construction
- Cross Keys Bridgewater Expansion, Oxford Twp. - NPDES Stormwater/Construction

Municipal/Misc. Reviews: Four municipal reviews and Comprehensive Plans/Misc. were submitted in April 2022, including:

- Oxford Twp. - Zoning Map amendment to move two parcels to the industrial district
- Tyrone Twp. - Zoning Ordinance amendment to update definitions and add uses such as animal hospitals/veterinarians, kennels, etc.
- Cumberland Twp. - Conditional Use Application for self-storage facility, Zoning Ordinance Amendment to change the maximum permitted height of “Essential Services”

Staff Reports

Agricultural Security Area Reviews

Mount Pleasant Township Seven Year Review

Mount Pleasant Township has submitted 11 parcels for reestablishment in their Agricultural Security Area. There were minor name and acreage changes. ACOPD recommends that the ACPC recommend the Mount Pleasant Township Supervisors approve the 11 parcels within the Mount Pleasant Township ASA for the year 2022 Seven Year Review as submitted with the changes made by staff.

Mr. Crouse made a motion to follow the staff recommendation and recommend the Mount Pleasant Township Supervisors approve the 11 parcels within the ASA for the year 2022 Seven Year Review as submitted with the changes made by staff.

The motion was seconded by Mr. Strayer and passed unanimously.

Mount Joy Township ASA Review

Mount Joy Township has submitted one parcel for addition into their Agricultural Security Area. The parcel meets the minimum qualifications to be added to the program. ACOPD recommends that the ACPC recommend the Mount Joy Township Supervisors approve the proposed addition to the Mount Joy Township ASA.

Mr. Crouse made a motion to follow staff recommendation and recommend that the Mount Joy Township Supervisors approve the proposed addition to the Mount Joy Township Agricultural Security Area.

The motion was seconded by Mr. Strayer and passed unanimously.

2023-2026 Draft Transportation Improvement Program

Ms. Neiderer presented an overview of the Draft TIP and provided some information regarding the public comment period that will end on June 16th. Two meetings with question-and-answer sessions will also be provided. The summary of the TIP included information on transportation projects that will be funded and through which sources, as well as some additional information regarding how those projects are related to air quality and environmental justice.

Member Comments: None

Staff Comments: None

Public Comments: None

Adjournment: 8:01