

East Hanover Township Planning Commission
Regular Meeting
December 22, 2020

**EAST HANOVER TOWNSHIP
PLANNING COMMISSION MEETING MINUTES
DAUPHIN COUNTY, PENNSYLVANIA
8848 JONESTOWN ROAD, GRANTVILLE, PA 17028**

December 22, 2020

The East Hanover Township Planning Commission met by a Virtual Zoom Meeting on December 22, 2020, at 7:00 p.m.

Members Present: Chad Leese, Chairman, Curt Cassel, Vice-Chairman, Members Greg Dovey, Steve Walters. Kimberly Zimmerman was absent.

Also Present: Jackie Wilbern, Assistant Township Manager and Aaron Moyer, P.E., HRG.

CALL TO ORDER: The meeting was called to order at 7:00 p.m., by Chairman Chad Leese.

APPROVAL OF MINUTES: Minutes of the November 24, 2020, regular meeting: Greg Dovey made a motion to approve the minutes of the November 24, 2020, as presented. Curt Cassel seconded the motion and the motion carried with a 4-0 vote.

PLANS TO BE DISCUSSED:

- J&S Fabrication Final Land Development Plan - (Due Date March 22, 2021)
Accept for Review: Steve Walters made a motion to accept the plan of J&S Fabrication for review. Greg Dovey seconded the motion and the motion carried with a 4-0 vote.

Jackie Wilbern stated that J&S Fabrication is in the process of applying for a Special Exception before the Zoning Hearing Board as well, because it is an expansion of an existing non-conforming use.

- Subdivision Plan for 392 and 410 Dairy Lane - (Due date January 25, 2021)
Matthew Mack, from Mack Engineering, represented the plan, reporting the plan has been cleaned up, per Township Engineer's comments. Planning Module is in for review, and the E&S needs to be approved. The remaining items left are Agreements, posting escrow, and outside PUC approval. Action for the waiver requests were discussed. The following waivers were requested:
 - SLDO: §303 - Preliminary Plan Submission: Steve Walters made a motion,

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seconded by Greg Dovey, to recommend, to the Board of Supervisors, approval of the requested waiver. The motion carried with a 4-0 vote.

- SLDO §401.3.4 & §402.5.8 - Wetland Study outside of area of disturbance: Steve Walters made a motion, seconded by Greg Dovey to recommend, to the Board of Supervisors, approval of the requested waiver. The motion carried with a 4-0 vote.
- SLDO: §402.5.9.3 - Steep Slopes Requirements, Impacts slopes greater than 20 percent: Steve Walters made a motion, seconded by Chad Leese, to recommend, to the Board of Supervisors, approval of the requested waiver. The motion carried with a 4-0 vote.
- Time Extension: Jackie Wilbern asked Matthew Mack to grant the Planning Commission a time extension, followed up in writing. Matthew Mack granted a 90-day extension. Greg Dovey made a motion, seconded by Chad Leese to accept the time extension for 90-days, until April 25, 2021. The motion carried with a 4-0 vote.
- Preliminary/Final Land Development Plan for North Faith Road Property for Indiju Hospitality 2, LLC (Due date January 26, 2021) Time Extension: Greg Dovey made a motion, seconded by Steve Walters, to accept the time extension for 90-days until April 26, 2021. The motion carried with a 4-0 vote.

OLD BUSINESS:

- Greg Dovey asked about the status of the North Crawford Road Zoning Amendment. Chad Leese stated he understands the Applicant withdrew the rezoning request. Jackie Wilbern stated that moving forward, comments/recommendations are to be made at the public meeting, so that they can be recorded in the minutes. She will then draft a letter to the BOS as to what the comments/recommendations were.

NEW BUSINESS:

- Jhane Kunkel, Parks and Recreation Director, addressed the PC on the Park and Recreation Trails and Greenways Plan stating she needs a recommendation from the PC to continue with getting this plan officially adopted by the BOS. Jhane stated that Dauphin County Planning Commission provided a letter supporting the plan. Ms. Kunkel confirmed that any language pertaining to eminent domain has been removed and that the property owner must agree to any trails being installed; confirming the plan is a guideline.

Jackie Wilbern stated that this is like a comprehensive plan for Parks and Recreation for the Township. Ms. Kunkel stated grants can also be obtained for the projects moving forward down the road if the Board of Supervisors votes to actually approve the plan.

Greg Dovey made a motion, seconded by Chad Leese to recommend, to the Board of Supervisors, approval of the Parks and Recreation and Greenways Plan and authorized Jackie to draft a letter to the BOS. The motion carried with a vote of 3-0, with Greg Dovey abstaining due to not having reviewed the plan.

- Jackie Wilbern reported that member Kim Zimmerman is no longer able to serve on the Planning Commission.

PUBLIC INPUT: None.

ADJOURNMENT: Curt Cassel made a motion to adjourn the meeting. The meeting adjourned at 8:25 p.m. The next meeting will be held on January 26, 2021, at 7:00 p.m.


Frances Peck, Recording Secretary