

EAST HANOVER TOWNSHIP, DAUPHIN COUNTY
8848 Jonestown Road, Grantville, PA 17028
PLANNING COMMISSION

Chairman Chad Leese, Vice Chairman Curt Cassel,
Steve Walters, Doug Huyck & Shelly Fetterhoff

Jackie Wilbern - Assistant Township Manager
Aaron Moyer, P.E. of HRG - Township Engineer

PLANNING COMMISSION AGENDA – MARCH 23, 2021

The East Hanover Township Planning Commission will conduct this meeting on the internet using the Zoom application. All are welcome to participate in the meeting by requesting access by sending an email to assttwpmgr@ehtdcpa.org to receive instructions for the meeting. Anyone requesting to participate will be required to provide their name and address for the record. Questions may be asked by clicking the “raise hand” button during the meeting.

1. **CALL TO ORDER**
2. **APPROVAL OF MINUTES** – February 23, 2021 minutes.
3. **PLANS TO BE DISCUSSED**
 - J&S Fabrication Final LDP – *(Due date April 21, 2021)*
 - Grantville Hanover Logistics 1 & 2 P/F Subdivision & LDP
(Due date May 24, 2021)
 - P/F LDP for North Faith Road Property for Indiju Hospitality 2, LLC
(Due date April 26, 2021)
4. **OLD BUSINESS**
5. **NEW BUSINESS**
6. **ADJOURNMENT**

Upcoming Meetings

Board of Supervisors

- Tuesday, April 6th - 7:00 p.m.
- Tuesday, April 20th - 7:00 p.m.

Planning Commission

- Tuesday, April 27th - 7:00 p.m.

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

March 23, 2021

Members Present: Chad Leese, Chairman, Curt Cassel, Vice-Chairman, Members Steve Walters, Shelly Fetterhoff, and Doug Huyck.

Also, Present: Jackie Wilbern, Assistant Township Manager, Aaron Moyer, P.E., HRG, and Alexa Korber, Dauphin County Planning Commission.

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

APPROVAL OF MINUTES, FEBRUARY 23, 2021: Curt Cassel made a motion, seconded by Steve Walters to approve the minutes of the February 23, 2021, regular meeting as presented. The motion carried with a vote of 4-0.

(Member Shelly Fetterhoff entered the meeting approximately 7:10 p.m.)

PLANS TO BE DISCUSSED:

- **J & S. Fabrication Final Land Development Plan - (Due date April 21, 2021)**
Jeff Weidemoyer and Jim Kline represented the plan. Aaron Moyer discussed his report, cost of improvements, review letter of the finalized security in process.

Steve Walters made a motion, seconded by Doug Huyck, to recommend to the Board of Supervisors, conditional approval of the J & S Fabrication Final Land Development Plan, conditional upon all the items in the Engineer's Report are completed. The motion carried with a 5-0 vote.

- Preliminary/Final Land Development Plan for North Faith Road Property for Indiju Hospitality 2, LLC, (due date April 26, 2021: The developer granted a 90-day time extension until July 25, 2021.

Steve Walters made a motion, seconded by Curt Cassel to recommend, to the Board of Supervisors, to accept the 90-day time extension until July 25, 2021. The motion carried with a 5-0 vote.

- Grantville Hanover Logistics 1 & 2, Preliminary/Final Subdivision and Land Development Plan - Accept Plan for Review (Due date May 24, 2021).

Keith Ottis, Keith Ellis and Craig Mellott represented the plan and the issues discussed were stormwater, consolidation of the lots needed, trails and greenways plan and traffic. The Township had received notice of a water issue in Chesapeake Estates area, and they are in the process of evaluating the water issue. A waiver request on curbing is requested. The developer will discuss with HRG the comments from their first review letter. Also, items to be stored in the facilities were discussed, along with the water issues and sprinkler system. Keith Ottis stated all the code regulations will be complied with.

Tina Hastie had concerns that the plan does not correspond with the Township Comprehensive Plan and had concerns that the wells will go dry. Keith Ottis stated that DEP will look at this issue, and stated the water demand is very low; less than 7,500 gallons. Landscaping buffers between the warehouses and surrounding residences were discussed as well as fire walls and sound barriers. Chief Saul Schmoletz stated he didn't think this would be a problem. Shelly Fetterhoff asked how are other areas billed for fire protection? Chief Schmoletz stated the townships work under a Mutual Aid Agreement. Tina Hastie asked how tall the warehouse would be? The maximum height would be 65-feet and the building will be designed to meet the ordinance.

The plan was accepted for review by the Planning Commission members.

OLD BUSINESS: No old business at this time.

NEW BUSINESS: No new business at this time.

COMMENTS FROM PLANNING COMMISSION MEMBERS:

- Chad Leese asked if the area behind the Shell Station was being marketed? Jackie Wilbern stated she hasn't heard any information on this. He also asked if there were any changes on the Tru Hotel? Jackie Wilbern stated HRG was doing the inspections.

ADJOURNMENT: Curt Cassel made a motion to adjourn the meeting. The meeting adjourned at 8:05 p.m. The next meeting will be held on Tuesday, April 27, 2021, at 7:00 p.m.


Frances Peck, Recording Secretary