



ADAMS COUNTY PLANNING COMMISSION



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

MEETING MINUTES

March 20, 2024

1) Attendance:

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

Staff - Jenna Smith

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

3) Minutes from February 21, 2024 Meeting: Approved as submitted

4) Public Comment: None

5) ACOPD Review Reports

SLD Submissions: Nine SLD plans were submitted in February 2024, 2 of which were resubmissions. There were subdivisions, lot additions, and land development plans including:

- Charles & Lynn Skopic, Cumberland Twp. – Residential subdivision on property with LCAC easement
- The Crossings, Cumberland Twp. – Single family residential development with 154 units
- Raven Rock Mountain Complex, Liberty Twp. – Construction of public works support facility and consolidated maintenance complex
- Fairfield Commons, Fairfield Boro. – Amended plan for duplex units updating building footprints and sidewalks
- Goldenwood, Liberty Twp. – Construction of two new kennel buildings, office, and turf play areas at existing dog kennel facility

67/68 Submissions: Three 67/68 land use consistency reviews were submitted in February 2024, including:

- 5955 Hanover Rd, Conewago Twp. – NPDES General Permit
- Gettysburg Bible Baptist, Straban Twp. - NPDES Stormwater/Construction
- Gettysburg Plant Building Expansion, Straban Township - NPDES Stormwater/Construction



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Municipal/Misc. Reviews: Six municipal reviews and Comprehensive Plans/Misc. were submitted in February 2024, including:

- Oxford Twp. - Zoning ordinance amendment to add standards for “Continuing Care Retirement Community” uses
- Cumberland Twp. -
 - Zoning ordinance amendment to change minimum permitted tract size for “Planned Use Development”
 - SALDO amendment to allow development under certain square footage of impervious coverage to forgo the submission of a land development plan
- Butler Twp. - Zoning Ordinance amendments addressing schools and a zoning map amendment
- Mt. Joy Twp. - Zoning ordinance amendment to remove standards allowing for time extension for solar energy facilities approved through the conditional use process
- Berwick Twp. - Zoning ordinance amendment updating definitions for keeping of large animals and revising dimensional standards in the Highway Commercial District.

6) Staff Reports

Huntington Township Agricultural Security Area Addition

Huntington Township has submitted one parcel at 300 Mud Run Road for addition to their Agricultural Security Area. Staff recommends that the Adams County Planning Commission recommend that the Huntington Township Supervisors approve the proposed addition to the Huntington Township ASA.

Mr. Crouse made a motion to follow staff recommendation and recommend that the Huntington Township Supervisors approve the addition to their ASA. The motion was seconded by Mr. Streiff and passed unanimously.

2023 Annual Report

Ms. Smith discussed the department’s 2023 Annual Report, focusing discussion on review and Construction permit data collected throughout the year. Many of the major projects undertaken by staff in 2023 were a continuation from those started in 2022.

7) Member Comments: None

8) Adjournment: 8:02 PM