

**Hamiltonban Township Planning & Zoning Commission**  
**Regular Monthly Meeting**  
**Joint Meeting with Board of Supervisors**  
23 Carrolls Tract Road, Fairfield, PA 17320

AGENDA  
April 24, 2024

*Per Resolution 2018-08: Hamiltonban Township Public Comment Policy; Persons may use audio, stenographic recorders, or video recorders to record all or any portion of the meeting. Any person using such recording equipment at the public meeting shall make a general announcement, prior to the operation of recording equipment, that the meeting shall be so recorded.*

1. **Call to Order:** Time: \_\_\_\_\_
2. **Agenda Review:**
3. **Approval of Minutes:**  
March 26, 2024 meeting. 1<sup>st</sup>: \_\_\_\_\_ 2<sup>nd</sup>: \_\_\_\_\_
4. **Public Comment: (Agenda items only)** Citizens may individually address the Planning Commission for a maximum of five minutes during this thirty-minute period. Prior to addressing the Commission, please state your name, address, and, if applicable, the organization that you represent.
5. **Plans:**
  - a. **2498 Iron Springs Road – Fine Line Trim (removing house and building proposed industrial building)**
    - Board of Supervisors instructed ACOPD Rob Thaeler and Solicitor Battersby to begin Zoning map change process
    - Zoning Change needed, recommendation by the Planning Commission to the Board.
    - Application submitted 12/2/2023 Received January 2, 2024 turned over from Land and Sea to PMCA for a Zoning Hearing on change of use and variances.
  - b. **327 Water Street (465 Water St) – Carmel of Jesus, Mary & Joseph**
    - No Action
    - 03/07/2024 Land and Sea Meeting with PMCA to hand off plans.
    - Review by Planning Commission 12/26/23–by Board of Supervisors 1/2/2024
    - 01/23/2024 No action taken, action deadline for 120-day extension is May 20, 2024.
    - 01/12/2024 Received KPI Technology comments
    - 01/22/2024 Received email from Alpha Consulting – making a resubmission due to KPI comments
    - 01/02/2024 Board approval on extension 120 days
    - 12/21/2023 Received review letter ACOPD.
    - 12/15/2023 Received extension request for 120 days from Alpha Consulting Engineers
    - 11/21/2023 Received review letter Wm F Hill/Keller Engineers.
    - 11/8/2023 Received PAG-02-NPDES general permit approval from ACCD
    - 11/8/2023 Received revised plans and response to comments.
    - 09/19/2023 Board approval decision on extension request for 90-days.
    - 09/13/2023 Extension request submitted from Alpha Consulting Engineers.
    - 08/31/2023 Copy of Review from Liberty Township.
    - 08/03/2023 Review letter from Adams County Office of Planning & Development.
    - 07/27/2023 ACCD completeness letter for NPDES Permits.
    - 07/24/2023 Received review letter from Wm. F Hill/Keller Engineers.

- 07/10/2023 Returned signed Notification for PLD for Chapter 102 Permits.
- 07/03/2023 Submission of revised Land Development plans with Stormwater, E&S Narrative.
- 06/20/2023 Received Municipal Notification of Planned Land Development Plans.

**c. 200 Deist Lane – Todd & Laurie Weikert**

- 4/2/2024 Awaiting Engineer approval of conditions
- Approved by BOS 3/5/2024 with Engineer letter of conditions. Dated 1/26/2024.
- 2/27/2024 Approved by Planning Commission with conditions to BOS
- Review by Planning Commission 1/23/2024–by Board of Supervisors 2/6/2024 (2/20/2024)
- 01/23/2024 No action taken. Action deadline May 31, 2024
- 01/18/2024 Request for 90 -day extension to May 31, 2024 from Sharrah Design Group
- 12/5/2023 Board approved extension request for 90 days.
- 11/28/2023 Extension request for 90 days from Sharrah Design Group.
- 11/8/2023 Board approved extension request for 90 days.
- 10/17/2023 Extension request for 90 days from Sharrah Design Group.
- 08/7/2023 Review letter from Wm. F. Hill/Keller Engineers.
- 08/03/2023 Review letter from Adams County Office of Planning & Development.
- 7/20/2023 Submission of Subdivision Plans by Sharrah Design Group.

**d. 3030 Waynesboro Road – Blue Ridge Sportsman Association**

- 4/22/2024 ACOPD comments not received
- 4/9/2024 Engineers review received
- 3/1/2024 submission of Land Development Plan with Stormwater, E&S Narrative. (To be reviewed April 24, 2024)
- 03/1/2024 Plan submitted to ACOPD & Keller Engineers for Review.
- 3/05/2024 Review request sent to ACOPD & Keller Engineers.

**6. New / Old Business**

**Petrus holdings Fitz/ Strausbaugh property**

- 4/2/2024 Request by CS Davidson for May Review.
- 4/2/2024 ACOPD request for review submitted
- 3/28/2024 Subdivision and Land Development Plan Submitted

**7. Township Engineer’s Comments:**

**8. Township Planner’s Comments:**

**9. Joint Meeting with the Board of Supervisors:**

**10. Township Meetings:** The following public meetings will be held at the Township Office at 23 Carrolls Tract Rd., unless otherwise noted, at the local prevailing time of 7:00 PM. Rescheduled changes of date or time will be advertised via the *Gettysburg Times*. Cancellations will be via a notice on the office door

- Board of Supervisors Meeting May 7, 2024
- Parks & Recreation May 14, 2024
- Board of Supervisors Meeting May 21, 2024, 2024
- Joint Meeting- Planning & Zoning Commission and Board of Supervisors May 28, 2024

121 **Adjourn.** Time: \_\_\_\_\_ 1<sup>st</sup>: \_\_\_\_\_ 2<sup>nd</sup>: \_\_\_\_\_