

EAST LAMPETER TOWNSHIP
PLANNING COMMISSION MINUTES
2250 Old Philadelphia Pike, Lancaster, PA 17602

May 9, 2023

The regular meeting of the East Lampeter Township Planning Commission was held on Tuesday, May 9, 2023 at the East Lampeter Township Office, 2250 Old Philadelphia Pike, Lancaster. The statement of recorded meetings was played for all in attendance. Chairman Darrel Siesholtz called the meeting to order at 7:00 pm followed by the Pledge of Allegiance. Other members present in the meeting room were Mr. Randy Patterson and Mr. Jason Dagen, and Dr. Gerald Huesken. Township Staff present included Mr. Colin Siesholtz, Director of Planning/Zoning Officer, David Sinopoli, Assistant Zoning Officer, and Alecia J. Hair, Assistant Zoning Officer-Commercial. Ms. Gerald Huesken was not in attendance.

Public Present in Public Meeting Room:

Ron Hershey, Hershey Surveying
Chris Venarchick, RGS Associates
Fred Clark, Calumet Enterprises
Adam Felty, Clark Associates

Public Present via ZOOM:

None.

Minutes:

The minutes of the March 14, 2023 Planning Commission Meeting were approved with minor changes on a motion by Mr. Patterson and seconded by Mr. Dagen, the motion carried.

Old Business:

a. None

New Business:

a. **#2023-04:** Samuel & Sarah King, 2303 Leaman Road, Lot Add-On

Mr. Patterson made a motion for recommendation to the Board of Supervisors of Plan #2023-04: Samuel & Sarah King, Lot Add-On at 2303 Leaman Road, in keeping with recommendations of David Miller/Associates review letter dated March 31, 2023 and keeping with Township practice, allow recommendation in accordance with David Miller/Associates grant item number one (1) waiver. Dr. Huesken seconded the motion. Chairman Siesholtz made a point of clarification that the Agriculture Zone area, no sidewalk to modify to eliminate sidewalk. All voted in favor and the motion carried.

b. **#2023-07:** Calumet, 2257 Old Philadelphia Pike-Sketch Plan

Mr. Chris Venarchick presented the sketch plan on behalf of Calumet Enterprises. Discussion regarding parking, eastern driveway has no truck traffic, the daycare will be available for Clark Associate employees only. Following back with feedback to eventually go for land development plan. Dr. Huesken inquired about the school fields to which Mr. Venarchick responded the fields will be removed but they intend to keep the full structure and only remove the pavement in front of the building. Truck traffic concert,

construction entrance and recommends the expansion of the center turn lane. Mr. Clark explained it will be a storage building. Colin suggested looking at sidewalks item of the official Map to be disregarded. Continue the open dialogue with Township staff. No action needed at this point in time.

Briefing Items:

- a. **#2023-05:** Gish's Furniture, 2217 Lincoln Highway East, Land Development/Lot Add-On Plan: Mr. Siesholtz shared with the Commissioners the plan would be before them at a future meeting.
- b. **#2023-09:** Garden Path Soap, 2533 Old Philadelphia Pike, Land Development Plan: Mr. Siesholtz said the plan would be before the Commissioners, and Mr. Daniel Fisher was in attendance to answer any questions of which there were none.

Other Business:

- a. None

Announcements:

- a. None

Adjournment:

On a motion by Dr. Huesken and a second by Mr. Dagen with all voting in favor, the meeting was adjourned at 7:59 pm. The next Planning Commission meeting will be held on Tuesday, June 13, 2023 at 7:00 pm in the East Lampeter Township Office, 2250 Old Philadelphia Pike, Lancaster, PA 17602 and via ZOOM, check the Township website at www.eastlampetertownship.org for more information.

Respectfully submitted,

Colin Siesholtz
Director of Planning/Zoning Officer