

**CARROLL TOWNSHIP
BOARD OF SUPERVISORS
CONDITIONAL USE APPLICATION 2023-004
FOR SDKM DILLSBURG LAND, LLC
LOT 1 OF NORTHERN BUSINESS PARK
ON A WAREHOUSE/DISTRIBUTION CENTER
HEARING MINUTES
DECEMBER 14, 2023
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TURNED HEARING
OVER TO
SOLICITOR PYKOSH

Chairman Kelly turned the hearing over to Solicitor Michael Pykosh to conduct the hearing.

PARTY STATUS
INDIVIDUALS WERE
SWORN IN

Solicitor Pykosh stated we are going to start tonight swearing in the party status individuals. They were Jim Young, Jason Shortall, Seth Topper, Michael Knox, Nick Newcomer, Jesse White, Laura Klinefelter, John Richardson, Dillsburg Borough, Alan Woods, David Hazen, Timothy Knoebel, Dillsburg Borough Engineer, Kelley Briones, and Sara Westhafer. Let the record show all party status individuals stated aye. Helen Gemmill, Esquire, had no objection to the party status individuals.

The following party status individuals Helen Gemmill, Esquire, objected to them being allowed to be party status: Lloyd Simmons, Chris Gieski, Ashley Gieski, Tatia Clark, and April Shower, AIPC. Ms. Gemmil had no objection as far as James Hess being a party status.

It was moved by Supervisor Moyer-Schwille, seconded by Chairman Kelly to allow Lloyd Simmons, Chris Gieski, Ashley Gieski, Tatia Clark, April Shower, and James Hess to be party status. These individuals were sworn by Roxy Cressler. Let the record show all party status individuals stated aye.

INDIVIDUALS
SWORN IN TO
TESTIFY

Phillip Brath, Township Engineer, Kevin Burke, Traffic Engineer for Gibson-Thomas, and Brandon Slatt, Township Manager and Zoning Officer representing Carroll Township was sworn in by Roxy Cressler to testify on behalf of Carroll Township. Let the record show that Mr. Brath, Mr. Burke, and Mr. Slatt stated aye.

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The following individuals were sworn in by Roxy Cressler to testify for the Applicant:

William Aiello and Justin Kuhn. Let the record show that Mr. Aiello and Mr. Kuhn stated aye.

**EXHIBITS
ENTERED INTO
THE RECORD**

Solicitor Pykosh entered the following Exhibits into the record.

Exhibits for Carroll Township are B-1 through B-15 and T-1 and T-2.

**PARTY STATUS
ATTORNEYS**

Solicitor Pykosh stated that attorneys Nathan Wolf and William Cluck will be representing several Party Status individuals.

**APPLICANT'S
WITNESS**

William A. Aiello – 1200 Market Street, Lemoyne, PA is the owner and manager of this property. He was questioned by Helen Gemmill, Esquire. His complete testimony can be read in the transcript prepared by Roxy Cressler.

RECESS

A recess was called at 7:00 p.m. and was back on record at 7:19 p.m.

**CROSS-EXAMINE
OF WITNESS
TESTIMONY**

Mr. Aiello was cross-examined by attorneys Wolf and Cluck. The complete cross-examined testimony can be read in the transcript prepared by Roxy Cressler.

Mr. Aiello was also cross-examined by the party status individuals Mr. Simmons, Tim Knoebel, and Ashley Gileski. The complete cross-examined testimony can be read in the transcript prepared by Roxy Cressler.

Mr. Aiello was cross-examined by the Township representatives Phillip Brath, Kevin Burke, Brandon Slatt, and Township Supervisors Moyer-Schwille, Sailhamer, and Bush. The complete cross-examined testimony can be read in the transcript prepared by Rosy Cressler.

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HEARING
CONTINUED

It was moved by Supervisor Moyer-Schwille, seconded by Supervisor Bush, and unanimously carried to continue the Conditional Use Hearing for SDKM Dillsburg Land, LLC Lot 1 of the Northern Business Park to Thursday, January 04, 2024, at 6:00 p.m.

HEARING
CONCLUDED

The hearing was concluded at 9:07 p.m.

Respectfully submitted,

Faye L. Romberger, Secretary