

**CARROLL TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
MARCH 28, 2019
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ROLL CALL	COMMISSIONERS – Todd Ryan, Terry Adams, Alexis Isenberg, Brian Linsench, Ron Colvin, and Chad Reed ATTENDEES – Faye Romberger, Phillip Brath, Terri Delo, Ken Beamer, Dave Yorlets, and Gay Yorlets
CALL TO ORDER	Vice-Chairman Ryan called the regularly scheduled meeting of the Carroll Township Planning Commission to order at 6:33 p.m. The location of the meeting is at the Carroll Township Municipal Building, 555 Chestnut Grove Road, Dillsburg, Pennsylvania.
APPOINTMENT OF TEMPORARY CHAIRMAN	It was moved by Commissioner Reed, seconded by Commissioner Isenberg, and unanimously carried to appoint Brian Linsench as Temporary Chairman.
APPOINTMENT OF CHAIRMAN	It was moved by Commissioner Reed, seconded by Commissioner Ryan, and unanimously carried to appoint Perry Bates as Chairman of the Board.
APPOINTMENT OF VICE – CHAIRMAN	It was moved by Commissioner Reed, seconded by Commissioner Isenberg, and unanimously carried to appoint Todd Ryan as Vice-Chairman of the Board.
APPOINTMENT OF SECRETARY	It was moved by Commissioner Ryan, seconded by Commissioner Linsench, and unanimously carried to appoint Chad Reed as Secretary.
PUBLIC COMMENT	Vic-Chairman Ryan called for public comment. There were no public comments.
APPROVAL OF THE SEPTEMBER 27, 2018 MINUTES	It was moved by Commissioner Linsench, seconded by Commissioner Reed, and unanimously carried to approve the September 27, 2018 Planning Commission Meeting Minutes as submitted.
TABLE OF THE NOVEMBER 29, 2018 MINUTES	It was moved by Commissioner Reed, seconded by Commissioner Linsench, and unanimously carried to table the November 29, 2018 Planning Commission Meeting Minutes until the April 25, 2019 Planning Commission Meeting.

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APPROVAL OF THE
FEBRUARY 28, 2019
MINUTES

It was moved by Commissioner Reed, seconded by Commissioner Linsench, and unanimously carried to approve the February 28, 2019 Planning Commission Meeting Minutes as submitted.

PRELIMINARY/
FINAL PLANS FOR
FIELDSTONE CREST
HARRY FOX, JR.

It was moved by Commissioner Reed, seconded by Commissioner Colvin, and unanimously carried to table the review of the Preliminary-Final Subdivision Plan for Fieldstone Crest – Harry H. Fox, Jr. – 29 Lots until the April 25, 2019 Planning Commission Meeting.

SKETCH PLAN FOR
DILLSBURG LAND
COMPANY – 95
TOWNHOMES

The Sketch Plan for Carroll Township Townhomes – 95 Units – for Dillsburg Land Company was presented to the Commissioners.

Terri Delo representing Dillsburg Land Company presented the Carroll Township Townhomes Sketch Plan to the Planning Commission Members. These Townhomes will include 95 Units three stories high. The first level will include a garage. The garage and driveway will be 2 parking spaces per unit. The streets will be private and not dedicated to the Township.

The Commissioners expressed concerns on the following items:

- Parking – make sure there is enough parking. Most people use their garage for storage, so that would eliminate one parking space.
- Sidewalk around W. Siddonsburg Road and Ore Bank Road
- Curbing around W. Siddonsburg Road and Ore Bank Road
- Sidewalk to connect to the shopping center
- Would like to see right turn lanes off Ore Bank Road and W. Siddonsburg Road into the development even if the Traffic Study does not warrant it.
- Traffic Study

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ZONING MAP
CHANGES AND
AMENDMENTS TO
ZONING
ORDINANCE

Commissioner Ryan discussed the Carroll Township Zoning Map Changes and amendments to the Carroll Township Zoning Ordinance. He asked the Board Members to review the materials and get back to him with their comments.

Ken Beamer – York Road – was here tonight to request that his four corners located at York Road (Rt 74), Camp Ground Road, and Spring Lane Road be re-zoned commercial. It is currently zoned Agricultural-Conservation (AC).

Dave & Gay Yorlets– Williams Grove Road – questioned why the left side of their property along Williams Grove Road is being changed to Mixed Used and not all of their property on both sides of Williams Grove Road. They would like to see their property located on both sides of Williams Grove Road be changed to mixed use. It is currently zoned Agricultural-Conservation (AC).

ADJOURNMENT

It was moved by Commissioner Reed, seconded by Commissioner Isenberg, and unanimously carried to adjourn the meeting at 8:00 p.m.

Respectfully submitted,

Faye L. Romberger, Secretary