

**BERWICK TOWNSHIP  
PLANNING COMMISSION  
REGULAR MEETING  
MAY 5, 2021**

**CALL TO ORDER/PLEDGE TO THE FLAG**

The May 5, 2021 regular meeting of the Berwick Township Planning Commission was held in the Berwick Township Municipal Building – 85 Municipal Road, Hanover, PA 17331. The meeting was called to order at 6:00 p.m. Members present were Alex Cistone, Tom Danner, Paul Berg, Don Long, Tim Knoebel KPI Technology, Rob Thaeler Adams County Planning. Gary Nalavany was not in attendance.

**PUBLIC COMMENT (AGENDA ITEMS):** None.

**PREVIOUS MEETING MINUTES**

The minutes of March 3, 2021 were approved on motion of Paul Berg, seconded by Tom Danner. Motion carried.

**PREL/FINAL SUBDIVISION/LAND DEVELOPMENT PLANS**

- 1) **Johnny & Sherri Lewis** – Final Subdivision Plan/Planning Module – (903 Race Track Road) - **Must act by 5/26/21**

The Zoning Hearing Board granted variance approval in March 2021 to allow a lot with less than a 150-foot width at the front building setback.

Tim Knoebel stated it would be reasonable to put a note on a plan that the property cannot be further subdivided.

Tom Danner recommended to accept a time extension, if not granted by the owner, would recommend to deny the plan to address the engineer and Adams County comments, seconded by Paul Berg. Motion carried.

- 2) **Brian Hoffheins** – Final Subdivision Plan – (1058 Race Track Road) – **Must act by 6/1/21**

The plan proposes to add an existing lot (lot 2 of 0.49 acres) which has no improvements, to an existing lot (lot 1 of 4.14 acres) which currently contains the Hoffheins residence.

Tom Danner recommended to accept a time extension, if not granted by the owner, would recommend to deny the plan to address the engineer and Adams County comments, seconded Paul Berg. Motion carried.

**NEW BUSINESS**

- 1) **Hanover Retail Holdings, LLC** – Proposed Carlisle Pike Driveways

**May 5, 2021**

Harry McKean explained this project proposes the creation of a signalized, four-legged intersection at Carlisle and Hanover, we well as road widening, curbing and related drainage improvements from the current northern terminus of the previous road widening done in conjunction with the Wilson Avenue work, to and around Green Springs Road. When the proposed work is completed, the roadway corridor on the east side of Carlisle Pike will look like to work previously completed south of this location. As part of the Traffic Impact Study, we are requesting you provide a letter supporting the proposed signalized intersection and driveway configurations.

Paul Berg recommended sending a letter supporting the proposed signalized intersection and driveway configurations, seconded by Tom Danner. Motion carried.

**PUBLIC COMMENT (GENERAL)** – None.

Tom Danner made a motion to adjourn, seconded by Paul Berg. Motion carried.

Respectfully submitted,

Jean A. Hawbaker, Secretary  
**BERWICK TOWNSHIP**