

**Liberty Township, Adams County**  
**39 Topper Road, Fairfield, PA 17320**  
**Planning Commission Monthly Meeting**

**March 15, 2022**

The Planning Commission of Liberty Township, Adams County, met on Tuesday, March 15, 2022, at 7:30 p.m. in the Liberty Township Municipal Building, 39 Topper Road, Fairfield, for the regular monthly meeting.

**Present:** Judie Hogan, Chair; Rich Luquette, Vice Chair; Barb Ruppert, Secretary; Horst Stehmer; Brandon Guiher, KPI.

Andrea Gravenstein of Gettysburg Times was also in attendance.

**Not Present:** Luther Ridge; Brandon Lowe, Alternate

Judie Hogan called the meeting to order at 7:34 p.m.

**Minutes:** Rich Luquette motioned to approve the Jan. 18 minutes with one editorial change, and Judie Hogan seconded the motion. The Jan. 18 meeting minutes were unanimously approved as amended.

**Chair Comments:**

Luther Ridge is out for surgery.

The Freedom Township Application for Conditional Use for Campground has been withdrawn.

Planning Commission members were given copies of the Code Adoption Ordinance and an updated hardbound copy of the Code to review. A public hearing and Board of Supervisors meeting for adoption is planned for June 7, 2022, at 6:30 p.m.

**Public Comment:**

None

**Old Business:**

**Review Thomas Hangar 25000-0049---000 Land Development Plan, Pecher Rd. and Cessna Trail, dated 09/09/21 and revised 03/04/2022**

Today the Planning Commission received KPI comments on this plan, in a letter dated March 15, 2022. Judie Hogan noted one typo on the Stormwater Management Worksheet that will be corrected to match the plan. Brandon Guiher of KPI said their comments were minor. Brett and Christine Thomas were in attendance. Folsom Engineering has addressed all comments. Mr. Thomas said he met with Rusty Ryan of the Adams County Conservation District and addressed all comments.

Rich Luquette motioned that the PC recommend conditional approval of the plan based on concurrence by the Adams County Conservation District that all their comments have been addressed. Horst Stehmer seconded the motion. All were in favor, and the motion passed.

**New Business:**

**Carmel of Jesus, Mary & Joseph 25C15-0085---000 Construction Project, 465 Water Street**

This project originally came to the township several years ago as a 10-year plan and is now being revised. In the original plan, Liberty Township was responsible only for stormwater and septic plans. The primary

development and access to the property was all in Hamiltonban Township. In the recent Revised Land Development Plan submission, the property owners have requested an icehouse and a lavatory.

Brandon Guiher noted that the township needs information to see if the stormwater basin is big enough to account for the additional impervious surface of the new structure, the icehouse.

The Feb. 22, 2022, Adams County Office of Planning and Development comments were also discussed, which noted that more structures are depicted on the Revised Land Development Plan than were in the original plan, such as guest cottages. Does this affect sewage and stormwater? The PC would like KPI to review the new and requested structures to assess whether the existing systems are sufficient to handle the additional structures and usage.

Rich Luquette motioned that the Planning Commission ask KPI to compare the recorded Land Development Plan and the Revised Land Development Plan for the Carmel of Jesus, Mary and Joseph in view of Adams County comments. Judie Hogan seconded the motion. All were in favor, and the motion passed.

At 8:03 p.m., Rich Luquette moved to adjourn the meeting, and Judie Hogan seconded the motion. All voted yes, and the motion passed. The next meeting is scheduled for April 19, 2022, at 7:30 p.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Barb Ruppert".

Barb Ruppert  
Planning Commission Secretary