

DOVER TOWNSHIP
INDUSTRIAL COMMERCIAL DEVELOPMENT COMMITTEE

June 22, 2016

The Dover Township Industrial Commercial Development Committee (I/CDC) meeting for June 22, 2016, was brought to order at 4:00 PM by Chairman Shane Patterson in the Meeting Room of the Dover Township Municipal Building. Committee members present were Ashley Spangler, Jr., Charles Benton, Michael Curley, Peggy Bishop, Kim Gross and Brian Caden. *Michael Cashman and Robert Wright were absent.* Township Representatives in attendance were Laurel Oswalt, Township Manager; Charles Richards, Township Supervisor; Stephen Parthree, Township Supervisor; Georgia Sprengel, Township Zoning Officer and Tiffany Strine, Recording Secretary. Two members of the public was present. This meeting has been recorded for minute purposes only.

APPROVAL OF THE MAY 25, 2016 Meeting Minutes

Motion by C. Benton and seconded by K. Gross to approve the May 25, 2016, I/CDC meeting minutes, as presented. **Passed** with 7 ayes

PUBLIC COMMENT

I/CDC member; A. Spangler, Jr., introduced his son Nicholas Spangler to the committee. Nicholas Spangler stated that he is a local boy scout within the Dover community. Nicholas added that he is pursuing an Eagle Scout ranking and that he is attending this evening's public meeting for purposes of pursuing a merit badge.

NEW INDUSTRIAL/COMMERCIAL DEVELOPMENT COMMITTEE WELCOME

The Industrial/Commercial Development Committee welcomed Peggy Bishop. Miss Bishop is from Dover Borough.

REVIEW OF DOVER TOWNSHIP NEW WEBSITE DESIGN

The committee was presented with a packet containing a collection of images of the new Dover Township website. The new Dover Township website will contain information that acts as a municipal guide for Dover Township business. The website possesses various essential components of information to benefit the public and potential business ventures consisting of current thriving businesses, utility services, underserved business markets and priority development parcels. The Dover Township Business and Economic Local; that acts as a municipal guide for Dover Township business, will also be presented on the new website.

Manager Oswalt stated that she had spoken with Nathan Stone, Township Geographical Information Specialist, and that Mr. Stone stated that the Township holds a Secure Sockets Layer certificate. An S.S.L. certificate is an encryption technology that assists in setting the Township as a priority when searched on a website search engine. The committee collectively provided

positive responses and helpful additions. The committee favored the new website design and voiced guidance to suggest that the Township consider monitoring the amount of traffic the new website receives to help monitor its impact.

Manager Oswalt stated that there will be a live Twitter feed available, as well as other social media outlets the Township utilizes. The new Dover Township website is projected to go live on July 1st, 2016.

YCEA – PRIORITY DEVELOPMENT SITES – STATUS UPDATES

The committee reviewed the most current priority development sites. The committee reviewed the demographic and parcel specific attributes of these priority development sites to be presented on the new web site as well.

AREAS OF RETAIL GAP DISCUSSION

K. Gross; with the York County Economic Alliance (YCEA), provided the committee with a couple of brief informational updates regarding Township areas of retail gaps. K. Gross referenced material that was derived from studies specific to Dover Township needs. The major areas of retail gaps within the Township consisted of specialty food stores, health and personal care stores, medical facilities and general merchandise stores. K. Gross added that the biggest numbers of need were generated in these specific areas with consideration to resident growth as well as Township need.

DOVER TOWNSHIP BUSINESS AND ECONOMIC LOCAL - DEMOGRAPHICS PACKET FINALIZED

The committee was presented with the final draft of the Dover Township Business and Economic Local demographics packet. The local guide possesses various essential components of information to the public and potential business ventures encompassing many aspects of the Township. Key components of property and utility demographics the Township has to offer are represented, as well as, residential community demographics. C. Benton provided further information regarding the Dover School District and educating the workforce.

The committee collectively favored the final draft of the Dover Township Business and Economic Local demographics packet. The Dover Township Business and Economic Local is scheduled to go live July 1st, 2016.

MAN-TECH DISCUSSIONS

Manager Oswalt referenced the topic of discussion regarding Man-Tech and the potential upcoming economic boom for small to medium manufacturing business by means of

implementing high-speed internet access to the area. This topic was raised at a previous meeting. This particular internet access is said to possess four to five times faster internet speeds than what is currently offered. Manager Oswald stated that Katie Lentz; Executive Vice President with the York County Economic Alliance, will be making a presentation to the committee during the next scheduled meeting. Ms. Lentz will be discussing Man-Tech and Man-Tech's upcoming plans.

OTHER BUSINESS

C. Richards announced that the construction of Lidl; a German discount grocery store, has broken ground at a York location.

G. Sprenkel stated that a new business venture is being planned for a property located on Alta Vista Road within the Township. The business proprietors are proposing an auction house.

Chairman Patterson spoke of the recent changes in the U.S. Department of Labor overtime laws. The newest rules broaden the Fair Labor Standards Act's overtime requirement to cover more salaried workers. The threshold an employee must meet to be eligible for overtime compensation will be doubled come December 1st, 2016.

The meeting was adjourned at 5:45 PM by Chairman Shane Patterson.

Respectfully submitted by: _____

Tiffany Strine, Recording Secretary