

**DOVER TOWNSHIP  
INDUSTRIAL COMMERCIAL DEVELOPMENT COMMITTEE  
MINUTES  
MARCH 27<sup>TH</sup>, 2019**

The Dover Township Industrial Commercial Development Committee (I/CDC) meeting for March 27<sup>th</sup>, 2019, was brought to order at 4:00 PM by Chairperson Brian Caden in the Meeting Room of the Dover Township Municipal Building. Committee members present were Ashley Spangler Jr., Charles Benton, Darryl Wagner, Ashley Spangler Jr, Kathy Herman and Kimberly Hogeman. John Popovich from Representative Seth Grove's office was present. *Ashley Spangler Sr. and Shane Patterson were absent with prior notice.* Township Representatives in attendance were Stephen Parthree; Township Supervisor, Laurel Oswalt, Township Manager; Tiffany Strine, Township Secretary and John McLucas, Township Zoning Officer. There was one member of the public present. This meeting has been recorded for minute purposes only.

**CALL TO ORDER**

Chairperson B. Caden conducted the Industrial Commercial Development Committee Meeting.

**APPROVAL OF THE INDUSTRIAL COMMERCIAL DEVELOPMENT COMMITTEE  
MINUTES FOR JANUARY 23<sup>rd</sup>, 2019**

**Motion** by D. Wagner and seconded by A. Spangler to approve the January 23<sup>rd</sup>, 2019, Industrial/Commercial Development Committee meeting minutes, as presented. **Passed** with 5 ayes

**PUBLIC COMMENT**

Ms. Joanna Fink, a member of the public, was present. Ms. Fink expressed her interest within improving the Dover community and interest within the Industrial/Commercial Development Committee. Ms. Fink is employed with Members 1<sup>st</sup> Bank in Dover Township. Ms. Fink will be applying for a position on the Industrial/Commercial Development Committee.

**ACTION ITEMS DISCUSSION:**

**Business Association**

Chairman Caden stated that the last Business Focus Group Meeting was held and went very well. Chairman Caden added that at this point in time he feels as though it is necessary to move forward with the formalizing of plans for the next Business Focus Group Meeting. Ideas were derived from all members. The next Focus Group Meeting plans are to include the date, location, topic and speaker.

Manager Oswalt noted that the last Business Focus Group Meeting focused on the topic of the

Dover Township Comprehensive Plan.

B. Caden suggested planning for the next Business Focus Group Meeting during the second week of May. B. Caden noted to remain consistent and to continue to hold quarterly Business Association meetings.

C. Benton made suggestion to place a range of dates before regular attendees of the Business Focus Group meetings and to then obtain their suggestion for a specific date.

The Industrial/Commercial Development Committee remain in collective agreement to continue to hold the Business Focus Group meetings from 7:30 a.m. to 9 a.m. on a quarterly basis.

S. Parthree inquired with Mr. McLucas regarding his thoughts to move the Business Association concept forward.

Mr. McLucas noted to establish and form a committee to further develop the Business Association and then possibly institute a monthly meeting time. Mr. McLucas added the key components to begin forming the necessary Business Association would be to establish a core group of members, form By-Laws and pursuing a 501 C3 filing status.

B. Caden and Ms. Fink stated that they would be interested in being members of the committee to establish the Business Association

B. Caden inquired if light refreshments were to be provided. Manager Oswald stated that light refreshments will be provided.

The Industrial/Commercial Development Committee began to brainstorm topics for the upcoming Business Association meeting. It was decided to reach out to the Chief or Deputy Chief of the Northern York County Regional Police Department and to have one of these individuals speak during the next Business Focus Group meeting.

C. Benton stated that he will look into scheduling the location for the next Business Focus Group meeting at the Dover Area School District Administration Building. C. Benton stated that he will provide details as soon as they are available.

## **OTHER BUSINESS**

### **DEVELOPMENT UPDATES FROM THE DOVER TOWNSHIP ZONING OFFICER**

Dover Township Zoning Officer; Mr. John McLucas, informed the Industrial/Commercial Development Committee on updates with local development within Dover Township.

The Zeigler plans are in the process of being recorded, this land is being donated to the Dover

Township Heritage Senior Center for the construction of a new Senior Center facility.

The plans for Apple Outdoor Wholesale located on Hilton Avenue, has been conditionally approved.

Mr. McLucas stated that he has spoken with representation from the Lidl franchise regarding their progress of a store within Dover Township. Mr. McLucas was informed by a representative from Lidl that the project, if forward movement would occur, would not be for at the least an additional two to three years.

Mr. McLucas stated that there may be movement with regards to development at the areas of Route 74 and Hilton Avenue and any form of plans are very early on.

**The next Industrial/Commercial Development Committee is scheduled to be held April 24<sup>th</sup>, 2019.**

The meeting was adjourned at 4:50 PM by Chairperson B. Caden.

Respectfully submitted by: \_\_\_\_\_

Tiffany Strine, Recording Township Secretary