

**DOVER TOWNSHIP
INDUSTRIAL COMMERCIAL DEVELOPMENT COMMITTEE
MINUTES
November 16th, 2022**

The Dover Township Industrial Commercial Development Committee (I/CDC) Meeting for November 16th, 2022, began at 4:02 PM by Industrial/Commercial Development Chairman Brian Caden. Committee members present were Ashley Spangler, Jr, Kathy Herman, Tyler Lerman, Anthony Sarago, Ashley Spangler, Sr, Brian Caden, and Chuck Benton. Kim Hogeman was absent with prior notice. Also, in attendance were C. Snyder, Borough Council Member; Stephen Parthree, Township Supervisor; Laurel Oswalt, Township Manager; John McLucas, Township Planning Director; Sully Pinos, YCEA (virtually); and Brooke Scarce, Township Secretary. There was one member of the public present.

APPROVAL OF MEETING MINUTES FOR OCTOBER 26TH, 2022

Motion by A. Spangler Sr. and seconded by A. Sarago to approve the October 26th, 2022, Industrial Commercial Development Committee meeting minutes as presented. **Passed** with 7 ayes.

PUBLIC COMMENT

None were offered.

ACTION ITEMS DISCUSSION:

Business Association

B. Caden stated there was a business association meeting last week with a good turnout. The group thoroughly enjoyed the presentation about stormwater management. There will be a Christmas breakfast held at the Community Building, but the date has not been determined yet.

OTHER BUSINESS:

Comprehensive Plan Action Items

None were noted.

OLD BUSINESS:

Sign Placement for priority parcel update

J. McLucas stated there is no update. There is a third parcel in mind but there are outstanding conversations that need to be held.

B. Caden questioned the third parcel.

J. McLucas stated the property is located on the corner of Temple School Road and Carlisle Road.

G. Myers questioned if the gun range will be indoor or outdoor.

J. McLucas indicated that although the Committee recommended preferred uses, this does not mean that the property will be developed in that manner. The thought process behind the gun range is that it is close to Pinchot which would make this a decent location or an underserved market. There would be State and Federal requirements that would dictate the parameters under which it could be developed to include earthen berms.

Additional Priority Parcels:

J. McLucas stated there are no additional priority parcels at the moment.

Home Grown Business Applications

J. McLucas stated new applications have not been submitted.

Development of Survey Questions for Work Force Development Initiative with DASD

Manager Oswalt stated that in the Joint Comprehensive Plan, an objective outlined is to develop a relationship with the school district for work force development initiatives. The school district currently has a career technology educational opportunity for students but the question of whether there is way to offer a program at the school district for adults is being explored.

S. Pinos stated that there is historical data from a previous survey that was conducted and available online. Through the YCEA Pathways Work Force Committee, a survey was sent out to members and employers trying to gather what the needs were. The survey provided specific skills that employers desired. There is a website for individuals to navigate opportunities related to employment, trainings, and internships.

J. McLucas questioned if there are any specific skillsets that adults need constant training.

S. Pino stated if there is an opportunity to provide digital literacy or technology-based literacy that is a huge skill due to some jobs being remote, whether it's Microsoft Office or just navigating different computer devices. The Community Progress Council or the York County Literacy Council already offer some courses for technology. Last year there was another survey conducted through the Pathways Work Force Committee that was specific on childcare to identify the need from companies to learn more about direct childcare opportunities.

B. Caden questioned if there was any communication on transportation being a barrier to work force development.

S. Pino stated there was discussion on ways to incorporate Rabbit Transit or Commuter Services to increase the number of bus lines along a specific route or the opportunity for employers to add a bus line or shelter at their place of employment to encourage employees to take public transit.

Manager Oswalt noted that she would like the information to be emailed to her so the information can be provided to the I/CDC committee members to review.

S. Pino stated there is an open invitation to the group to join the Work Force Committee. The meetings will be held quarterly and are about an hour long.

Manager Oswalt questioned if Pathway's website has all the groups that offer educational opportunities and what the opportunities are.

S. Pino stated the Literacy Committee was looking at ways to leverage the sixteen school districts across the county to be able to offer additional programs on the Pathway's Portal. There is a tab for community resources that breaks everything down by categories.

J. McLucas noted that there are already a lot of resources for the public to utilize.

At this time, the B. Caden thanked S. Pinos for the information and stated that there may be a need to meet with her again in the future to discuss the information provided. S. Pino left the meeting at this time.

B. Caden stated that employers are having issues with accountability from employees.

A. Spangler Jr stated he relies more on the older staff rather than the younger staff because the older staff is more reliable.

C. Benton stated the school organizations are geared toward leadership and promoting soft skills.

Manager Oswalt stated at the OAC meetings, there was discussion on personal finance and how that is not taught in schools anymore.

C. Benton stated that if the community wants students to go through financial classes, it must become a graduation requirement.

B. Caden stated that all industries are having a problem with dependability.

Gina Myers stated that work ethic starts within the home.

K. Herman noted that every building in the district has a reward program for the students that are good.

C. Benton noted that everything that is being discussed are issues that the school district deals with day in and day out with students and families.

Development Update

J. McLucas stated there is internal activity about the property located at 3025 Carlisle Road.

Manager Oswalt noted that a Right to Know request has been submitted asking for information about the property.

J. McLucas stated that there is potentially a use that is included in the preferred uses for the property located at 5061 Carlisle Road.

With no further business, the meeting was adjourned at 5:22 PM by Chairman B. Caden.

Respectfully submitted by: Brooke Scarce

Brooke Scarce, Township Secretary