Township of South Hanover
Board of Supervisors
161 Patriot Way
Hershey, PA 17033
Tuesday, October 13, 2026

Supervisors:
Stephen Cordaro, Chairman
Frank Tomasic, Vice Chairman
Robert Cassel, Secretary
Jack Studer, Assistant Secretary
Kevin Busher - absent

Township Personnel:
Andy Francos, Solicitor
Lynn Wuestner, Manager
Brian Engle, Engineer
Cheyanne Hench, Admin. Assist.
Art Heilman, Treasurer

Public Present: Joe Cronin, Mark Winter, Cory Peterson, MaryAnn Pruden, Cory Ceperich, Karen Peachey, Alan Ceperich, Jim McConkey, Anju Singh, Marsha Sheibley, Carol Kreider, Chris Meehan, SJ Wenrich, Marlene Cronin, Kim Ringwood, Darcy Williams, Terry Shaffer, Doug Lowman, Paul McNamee, Shane Peterson (Fire Chief), Tom Brumbaugh (Fire Company President), Justin Strohm (Public Works Foreman), and Anna Miller (the Sun)

Call to Order: Chairman Cordaro called the Township of South Hanover Board of Supervisors meeting to order on Tuesday, October 13, 2026, at 6:41 p.m., followed by the Pledge of Allegiance and a moment of silence.

Executive Session: Solicitor Francos announced that prior to this meeting the Board had an executive session to discuss personnel and salaries, privileged legal communications under § 708(a)(5), and potential litigation surrounding the data center ordinance under § 708(a)(4).

Public Comment:
Manager Wuestner announced that public comments will be held to three minutes per person and the Supervisors have chosen to enact § 710.1(a) under the Sunshine Act which allows the Supervisors to limit public comment to South Hanover residents and taxpayers only.

MaryAnn Pruden – 15 Kellock's Run Rd
Ms. Pruden recalled it being stated that the reason the residential parcels are included in the overlay is to prevent a taking, yet the developer's own application demonstrates that a reasonable use of the property would still allow two data centers and a substation with a five-hundred-foot setback. She said there is no legal necessity to add any residential zoned property to allow for data center use. A protective ordinance encompassing only the Quarry parcel will not constitute a taking but will provide a reasonable use and would be adequate for the data center ordinance.

Anju Singh – 103 Cardinal Ln
Ms. Singh said that it takes courage, insight, compassion, empathy, and humility to acknowledge that decisions were made in the past may not have been the wisest decision. A lot more has been learned about data centers in the last year and the previous decision to include the residential

parcels, no longer appears to be a good decision. The Supervisors should remove it as it is not necessary. Ms. Singh said residents do not give informed consent to roll out the red carpet and invite a data center on to residential property. She said it makes her wonder if the elected Board of Supervisors are really serving the people that elected them.

Joe Cronin – 25 Elm St

Mr. Cronin said that he attended a meeting at Swatara Township where they signed a CBA (community benefits agreement) with zero input from the residents and no preview was offered to residents prior to the meeting. He said he is proud of where our ordinance is now. He does not believe that we are rolling out the red carpet for developers, we are giving them a fair chance to negotiate with us.

Terry Shaffer – 139 Grandview Dr

Mr. Shaffer said that Swatara Township commends themselves for getting their ordinance done early on, but they should be ashamed of their ordinance because it provides no protection for residents. Our Township is diligently working together on an ordinance to protect us. Residents need to accept that negotiations will not always be public knowledge.

Motion to Approve September 22, 2026, Meeting Minutes: Supervisor Studer made a motion to approve the meeting minutes of September 22, 2026, with corrections. Seconded by Secretary Cassel. **Motion passed 4-0.**

Solicitors' Report: The Solicitor had nothing to report.

Engineer's Report:

FOR DISCUSSION AND ACTION: Shiffler Properties Pre/Final Subdivision & Lot Add-On Plan

Engineer Engle said that the Planning Commission recommended conditional approval for this plan as well as the requested modifications and sidewalk deferral at their October 6, 2026, meeting. All technical comments have been addressed. Vice Chairman Tomasic made a motion to approve the modification requests for this plan, subject to the comments from the September 30th letter from RETTEW. Supervisor Studer seconded. **Motion passed 4-0.**

Secretary Cassel said that the Board of Supervisors should be consulted on any modification request prior to the Planning Commission making any decisions.

Secretary Cassel made a motion to approve the subdivision and lot add-on plan for Shiffler properties, subject to the comments and conditions of RETTEW's September 30th letter. Supervisor Studer seconded. **Motion passed 4-0.**

FOR DISCUSSION AND ACTION: Samar Investments - 289 Hershey Road – Preliminary/Final Land Development Plan

Engineer Engle said that all the technical comments for this plan have been addressed. The applicant is still addressing a sewer connection agreement with the owner of Robin Lane as well as options to address access to avoid improper turns. One concern is who would own and maintain whichever option is chosen. At the Planning Commission meeting, Supervisor Busher was in attendance and

noted that he believes it would be money well spent to address the whole corridor to prevent all illegal left turns. Engineer Engle noted that according to PennDOT, the properties along Route 39 are already right in, right out so obtaining permission from those properties is not required. This applicant is looking for the Township to review and approve their traffic impact study so they can proceed with their highway occupancy permit. Supervisor Studer made a motion to accept the traffic impact study for this plan. Vice Chairman Tomasic seconded. **Motion passed 4-0.**

Vice Chairman Tomasic made a motion to conditionally approve the plan including modifications and deferments subject to the review and comment letter from RETTEW dated April 29, 2026, and payment of all outstanding invoices. Supervisor Studer seconded. **Motion passed 4-0.**

FOR DISCUSSION AND ACTION: Brinser Park Playground

- **Contract No. 1 – General Construction – Horst Excavating – Application for Payment No. 2 ($31,509.00).** Secretary Cassel made a motion to approve application for payment number two in the amount of $31,509.00 to Horst Excavating. Supervisor Studer seconded. **Motion passed 4-0.**
- **Horst Excavating – Change Order No. 1 – Additional fabric and mulch ($175.00).** Supervisor Studer made a motion to approve Horst Excavating change order number one for additional fabric and mulch. Secretary Cassel seconded. **Motion passed 4-0.**
- **River Valley Landscapes – Change No. 1 – Additional perimeter border ($377.08).** Supervisor Studer made a motion to approve River Valley Landscapes change order number one for additional perimeter border. Secretary Cassel seconded. **Motion passed 4-0.**

Chairman Cordaro asked if the changes needed for the drainage under Union Deposit Road for the new Public Works building have been taken care of. Manager Wuestner noted that easements are needed. Once easements are obtained, Manager Wuestner will reach out to the Trust for review.

Chairman Cordaro asked if the cost estimate has been updated to show the cost of site work versus the building. Engineer Engle said they will investigate the next steps with staff and Supervisors. Chairman Cordaro is concerned about the timeline on the grant for this project.

Manager's Report:

FOR DISCUSSION: Fire Company Assistance

Manager Wuestner noted that the Fire Company needs financial assistance to offset the cost for replacements and repairs. Fire Chief Shane Peterson said there is a quote provided for ten tires including mount and balancing from Goodyear in the amount of $7,418.02. Chief Peterson noted that the tires passed inspection this year, but he does not expect them to pass next year, and he would prefer to have fresh tires on a piece of equipment that large heading into winter. There is another quote from Stephenson's Equipment in the amount of $5,688.32 for new actuators, mounts, and any other necessary fabrications on the side dump chutes for the new pumper tanker. Chief Peterson said this second quote is more for preventative, long-term, money saving measures. The Fire Company is already at the end of their annual fire protection budget, which was already greater than the income from the fire protection tax. Chief Petersons proposal is that the Fire Company covers the cost of the actuators and the Township cover the tires. Chief Peterson said that the old piece of equipment was sold for $5,000. The agreement for the Board to help the Fire Company purchase the new

pumper tanker is that the money from the sale of the old apparatus be returned to the Township. Treasurer Heilman said that he can try to find the funds to purchase the tires.

Chairman's Report: Chairman Cordaro had nothing to report.

Treasurer's Report:

FOR DISCUSSION AND DIRECTION: 2027 Budget Issues for Discussion

Treasurer Heilman said that this budget season is unique and detailed discussion will be held during the Joint Workshop on the 20th.

FOR APPROVAL: Debt Service Reimbursement from Grant

Vice Chairman Tomasic made a motion to authorize the Township Manager and the Treasurer to request the Dauphin County Department of Community and Economic Development to reimburse the amount of $71,308.00 to the Township from grant agreement number 2026-15 for Municipal Complex and Emergency Center debt service reduction and the amount $31,968.00 from grant agreement number 2026-14 for pumper tanker replacement vehicle debt service reduction. Supervisor Studer seconded. **Motion passed 4-0.**

Other Business:

Manager Wuestner reminded everyone that the Fall Fest, which includes Parks and Rec., Public Works, and the Fire Company is on Saturday, October 17th from 10 a.m. to 2 p.m.

Manager Wuestner also noted that on October 26th, Parks and Rec., and Public Works will have a float participating in the Hummelstown Halloween Parade.

Payroll and Invoices:

Motion: Secretary Cassel made a motion to approve the payment of payroll of $30,158.78 and invoices of $**379,673.04**. Seconded by Supervisor Studer. **Motion passed 4-0.**

Payable Accounts & Payroll Total

General Fund (SH1)	$264,224.60
Sewer Revenue Fund (SH2)	$17,189.96
Fire Protection Fund (SH3)	$1,125.20
Parks & Rec Escrow Fund (SH5)	$87,699.16
Street Light Fund (SH8)	$3,950.74
Fire Hydrant Fund (SH9)	$5,398.86
Payroll Fund (SHP)	$85.02
Account Payable Total	**$379,673.04**
P/E 09-27-26 Payroll Total	$30,158.78
Grand Total	**$409,831.82**

Motion to Adjourn: Supervisor Studer made a motion to adjourn. The meeting adjourned at 7:56 p.m.

Respectfully Submitted,

Cheyanne Hench
Administrative Assistant