

**DERRY TOWNSHIP DOWNTOWN CORE DESIGN BOARD
MEETING MINUTES
May 22, 2023**

The Monday, May 22, 2023, meeting of the Derry Township Downtown Core Design Board was called to order at 5:03 p.m. by Chairman Rick Zmuda in the Meeting Room of the Administration Building in the Derry Township Municipal Complex, 600 Clearwater Road, Hershey, Pennsylvania.

ROLL CALL

Members Present: Rick Zmuda, Chairman; Lou Paoletti, Secretary; Jim George; Ajay Patel

Members Absent: George Achorn, Vice Chairman; Jack Raudenbush; Tom Hollerbach

Township Staff Present: David Habig, Assistant Director of Community Development; Jenelle Stumpf, Planning/Zoning Coordinator

Public Registering Attendance: Ed Fetter, Hershey DTC, LP; Greg Shugart, Bartush Signs

APPROVAL OF MINUTES

On a motion made by Member George, seconded by Member Patel, and a unanimous vote, the minutes from the April 24, 2023, meeting were approved as presented.

OLD BUSINESS

None.

NEW BUSINESS

A. Consideration of signage for Fresh Market at 121 Towne Square Drive (Hershey DTC, LP; DCDB 482)

Ed Fetter of Hershey DTC, LP, explained that they have been getting complaints from vendors about visitors who are not able to find the Market because it is in the back building and UPMC's signage is on the building. Mr. Fetter summarized the proposed signage and stated that they may change the design of the projecting sign so that it is a flat panel attached to a T bracket on the concrete of the parking garage. They might also change the lettering on the sign proposed for the parking garage column so that it is not raised lettering. Because this sign is not visible from a public street, the dimensional criteria does not apply. Mr. Fetter added that they will ensure the projecting sign on the parking garage does not block sight distance.

David Habig commented that the signs are acceptable as proposed. During the permit review process, he will ensure that the projecting sign is placed so as not to interfere with lines of sight.

Member George noted that there are other tenants in this building, and he is concerned about the building becoming a billboard of signage. Mr. Fetter agreed and stated that they want the original character of the building to show. This will likely be the last of the signage that is required.

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Motion

On a motion made by Secretary Paoletti, seconded by Member Patel, and a unanimous vote, the Downtown Core Design Board issued a Recommendation of Appropriateness for the proposal, as presented.

OTHER BUSINESS

None.

ADJOURNMENT

On a motion made by Member George, seconded by Secretary Paoletti, and a unanimous vote, the meeting was adjourned at 5:15 p.m.

Lou Paoletti, Secretary