

Hanover Company Plan Submission
8/1/2024

1. The Hanover Co. has submitted a by-right preliminary plan which is designed to conform to current zoning for both the industrial zoned tract of approximately 250 acres on the former Pennsy quarry property and the Residential Cluster zoned tract of approximately 250 acres which borders the quarry property and both sides of Grandview Drive.
2. The plan proposes three large warehouses totaling 983,320 sq. ft located on the quarry property and with the RC zoned tract subdivided into single family homes on 1 acre lots.
3. The Hanover Co. is committed to building the warehouse complex and has submitted this plan to establish their legal right to a review period and Board of Supervisors decision within 90 days of plan submission.
4. This submitted plan severely impacts adjacent residential areas and could connect high volume car and truck traffic via Wagner St. to Grandview Drive and would likely result in unacceptable traffic into the Hummelstown Square and Grandview/ Union Deposit Rd. intersections.
5. The Hanover Co. has been working with the Township to create a zoning amendment which would allow an alternate plan that would greatly reduce this impact and would isolate Wagner St. and Grandview from the warehouse complex. They also need to obtain approvals from other governmental agencies to improve the connection from Pennsy Supply Drive to Hersheypark Drive. They have waived the 90 day time limit as progress is made on this alternative plan, but have reserved the right to reinstate the 90 day window at any time of their choosing.
6. While the Township of South Hanover recognizes the right of the Hanover Co. to develop these properties as allowed by current zoning and land development ordinances, we are committed to working with them and governmental agencies to formulate a plan that reduces negative impacts and protects the interests of residents of our township as well as those of neighboring municipalities.