

**BOROUGH OF GETTYSBURG
TROXELL COUNCIL CHAMBERS
59 EAST HIGH STREET, GETTYSBURG, PA 17325
COUNCIL WORK SESSION MEETING MINUTES
MARCH 27, 2023**

President Wesley Heyser called the meeting to order at 7:00 PM with the following **Councilors present:** Vice President Matthew Moon, Mr. Christopher Berger, Mrs. Judith Butterfield, Ms. Patricia Lawson, Mr. John Lawver, and Mr. Chad Carr. **Staff present included:** Mayor Rita Frealing; Borough Manager Charles Gable; Assistant Borough Manager/Secretary Sara Stull; Borough Solicitor Harold Eastman, Barley Snyder; Police Chief Robert Glenn; Human Resource Coordinator Kara Riethmaier; Planning Director Carly Marshall; Public Works Director Robert Harbaugh, and Chad Clabaugh, Borough Engineer, C. S. Davidson, Inc. **Staff absent included:** Director of Historic & Environmental Preservation Debra English; and Parking Manager Rebecca Fissel.

Others present included: Jill Sellers, President of Main Street Gettysburg; Jeff Rioux, Director of Center for Public Service, Gettysburg College; Lisa Cadigan, Executive Director of Adams County Arts Council, 125 South Washington Street; Charles Strauss, Chairman of the Planning Commission; Attorney Samuel Wiser, with Salzmann Hughes, 112 Baltimore Street; Scott English, owner of 66-68 West High Street; Susan Cipperly, 314 North Stratton Street; Representing the press was Jim Hale with the *Gettysburg Times*; and filming by *Community Media-ACCTV*.

President Wesley Heyser announced that the Borough Council Work Session Meeting previously advertised for Monday, November 27, 2023 will be readvertised and held on Tuesday, November 28, 2023.

Special Presentation

Mural/Public Art

Jeff Rioux Director of Center for Public Service, Gettysburg College and **Lisa Cadigan**, Executive Director of Adams County Arts Council gave a presentation regarding public murals in Gettysburg, noting that murals can beautify public spaces and tell the stories that the community wants to tell. They asked for the Council's input on pursuing mural projects in Gettysburg (see attached).

Councilwoman Lawson pointed out that Gettysburg has a tradition of murals noting that Gettysburg School District had one that was painted by the citizens from Leon, Nicaragua and a mural was painted on a building on Custer Avenue. She said that the murals tell a story and they beautify the neighborhoods.

Councilwoman Butterfield asked about keeping the historic nature of the many historic buildings in town and how those buildings would they be protected.

Lisa Cadigan, Executive Director of Adams County Arts Council said that the committee would need to evaluate the properties to see which ones would be appropriate to paint a mural.

Councilman Carr agreed that it does bring vibrance to the town and said that consideration should be given to evaluate some of the properties to see if they were ever painted with a mural or advertisement. He said that murals tell stories noting that there is more relevant history in Gettysburg than the battlefield.

Mayor Frealing noted that the local Girl Scouts may have a merit badge that they could earn for helping with an art project.

President Heyser pointed out that the Historic District has guidelines to follow for the preservation of bricks on historic district buildings and must comply with those regulations.

Public Comment – Restricted to Old Business and New Agenda Items (not tabled items).

Scott English, owner of 66-68 West High Street asked Council to move forward with the zoning text amendments as drafted and published. He pointed out that this item has been discussed over the past eighteen months and that he has garnered over eighty signatures on a petition approving the event venue.

Susan Cipperly, 314 North Stratton Street noted that approving the zoning text amendment for the event venue could affect other properties within the Elm Street Overlay District.

Attorney Samuel Wiser, Salzmann Hughes, 112 Baltimore Street representing Scott English thanked Council for their careful consideration and asked that they consider moving forward with the event venue.

Charles Strauss, Chairman of the Planning Commission explained the reason for determining a special exception for the event venue noting that the commission reviewed the DCED Planning Series Number Seven that provides information on specific looks at special exceptions, conditional uses, and variances. They also took into consideration that other districts may want to create an events use. He pointed out that the Planning Commission is supportive of development.

Old Business

Gettysburg Inner Loop (GIL) – Racehorse Alley One-Way

Chad Clabaugh, Borough Engineer gave a presentation on the Gettysburg Inner Loop, Phase B outlining the one-way options for Racehorse Alley (see attached). He pointed out that the alley was not built for two-way traffic.

The Council discussed the options that were presented. Some members said that they had constituents complaining about removing the two-way traffic. President Heyser pointed out that the HABPI Plan was to remove vehicles from the alley so that it is safe for both bikes and pedestrians. Councilman Carr noted that this topic was on the agenda tonight but citizens did not comment about it. President Heyser said that it is important for the public to give input on Racehorse Alley as we move forward with plans for this project.

New Business

A. Public Hearing(s) Discussion

1. Reclassifying Parcels from TC to R2

There was no discussion on this subject.

2. Events Venues

Solicitor Eastman explained that if the Council proceeds with the text amendments as presented tonight a motion would be placed on the April Business Meeting Agenda to authorize the solicitor to prepare and advertise for enactment at the May Council meeting.

Councilman Berger said that he does not feel that the Elm Street Overlay is meant for this type of business and that he will not vote for the event venue.

Councilman Moon said that he is not supportive of the ordinance as written and noted that he agreed with the changes that were made in November. He said that it is important to listen to the people and not make it about the property.

Councilman Heyser said that the event venue amendments went through an extensive process and review, and said that he does not support the ordinance as written.

Councilman Carr said that he supports the ordinance as written noting that the building on West High Street was there since 1913. He pointed out that the property could be a museum or restaurant seven days a week as it is now. People make choices where they want to live and said that when he moved to Gettysburg he lived next to the train tracks which was noisy; but noted that in time, you get used to the noises.

Councilman Carr clarified to the person that spoke about non-discrimination at the public hearing that the Borough's Nondiscrimination Ordinance defines discrimination based on sexual orientation, gender identity, and gender expression, noting that there is currently no PA state law that protects against those classes. The Gettysburg Academy business is not discriminating against employees' ability to receive employment, housing or public accommodations based on discrimination; but if you feel you are discriminated against, you can file a complaint with the Boroughs Human Relations Commission.

Councilman Lawver said that he supports the event venue ordinance as written and noted that the Elm Street Overlay District plan included a mixed use area. He said that he

remembers when there was a grocery store, a barber shop and an automotive repair center in this area of South Washington Street. He said that he is definitely more pro-business for these small businesses noting that this is a mixed-use area, that too much emphasis has been placed on this one property instead of looking at other areas that this ordinance could benefit.

Councilwoman Lawson agreed with Councilors Lawver and Carr and supports the event venue ordinance. She pointed out that there were many citizens and business owners that spoke favorably tonight of the event venue at the Gettysburg Academy. She said that she spoke with the former Elm Street Director and she confirmed that this type of activity is what the Elm Street Overlay District promoted. There have been many businesses over the years in this area and she noted that there are three churches and not two as was mentioned during the public comment. She also pointed out that there are Borough Ordinances already in place to regulate issues such as noise and parking.

Councilwoman Butterfield agreed with Councilors Lawson, Lawver and Carr and said that she supports the event venue.

B. Employee Policy Manual (Chapters 1-8)

Employee Policy Manual

Councilwoman Lawson said that she supports including a Mission Statement in the Employee Manual and said that she would help to write it.

President Heyser said that yes we can prepare a Mission Statement to include in the manual.

At this time, the Council reviewed the employee handbook revisions beginning with Chapter 1 and ending with Chapter 4 Section 4.

President Heyser asked that Council continue to review the next several chapters to discuss at the April 24th Work Session meeting.

Public Comment – (Open to items currently tabled or not listed on the agenda)

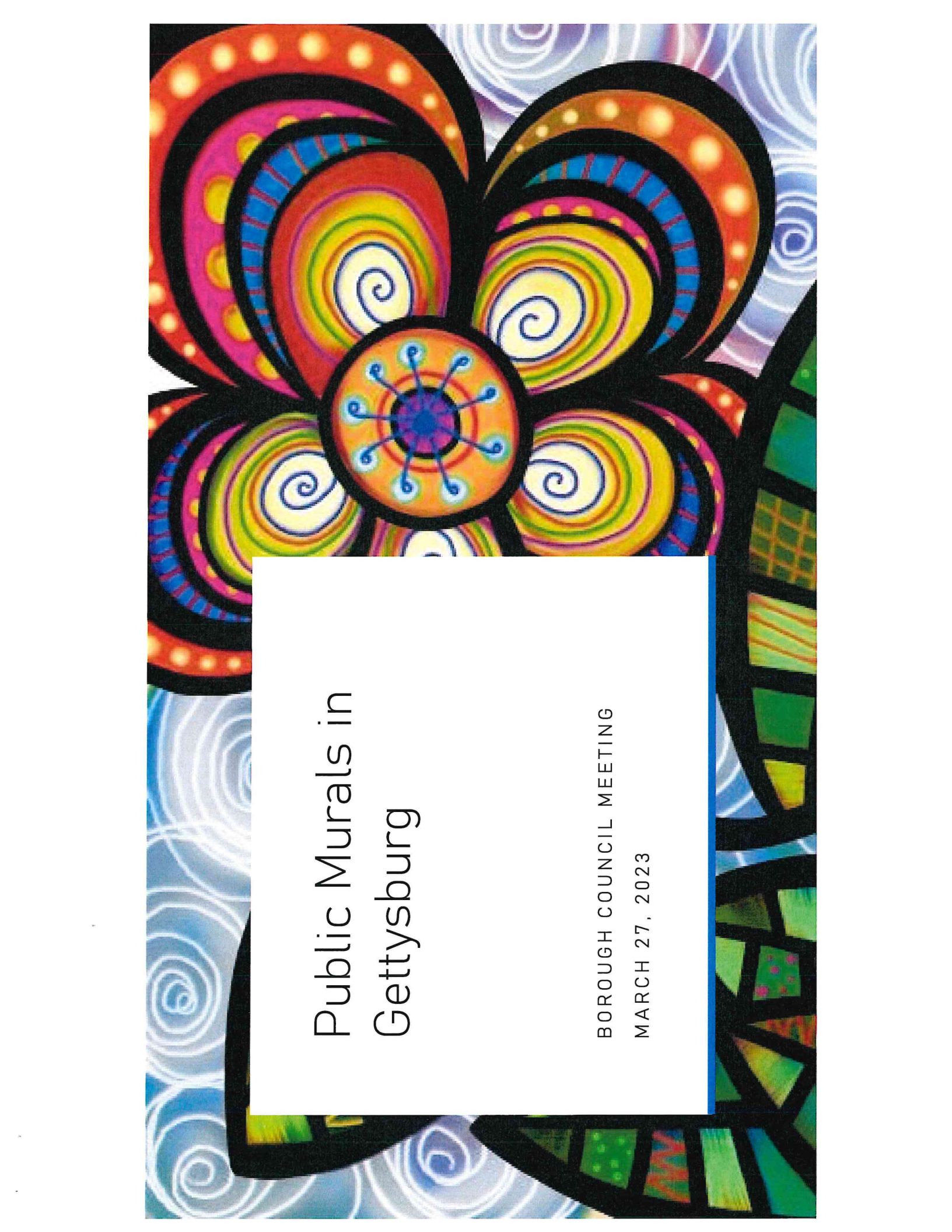
There were no public comments.

President Heyser adjourned the meeting to an executive session at 9:15 PM.

Respectfully submitted,



Sara L. Stull
Borough Secretary

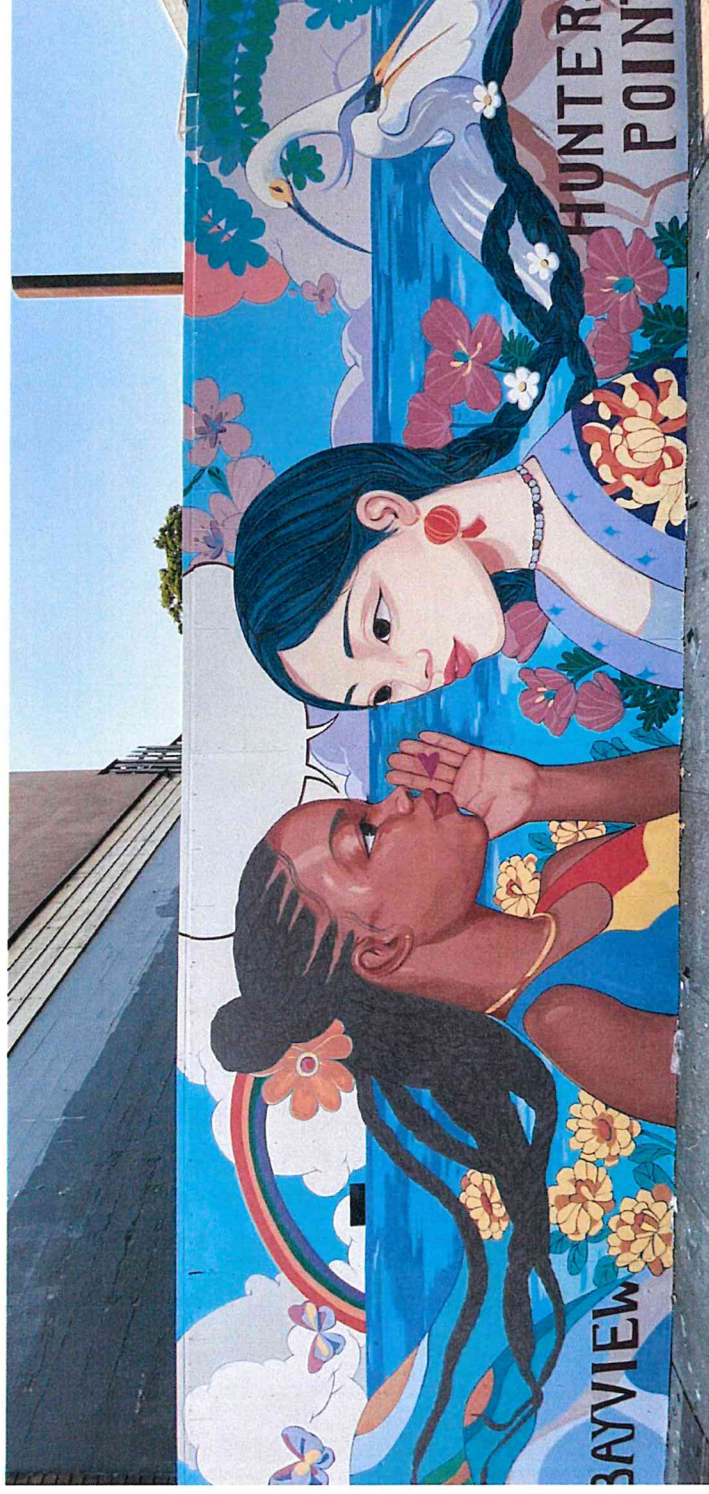


Public Murals in Gettysburg

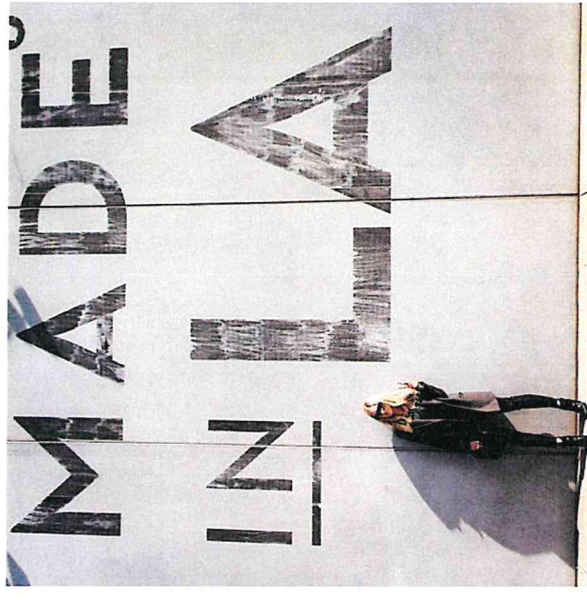
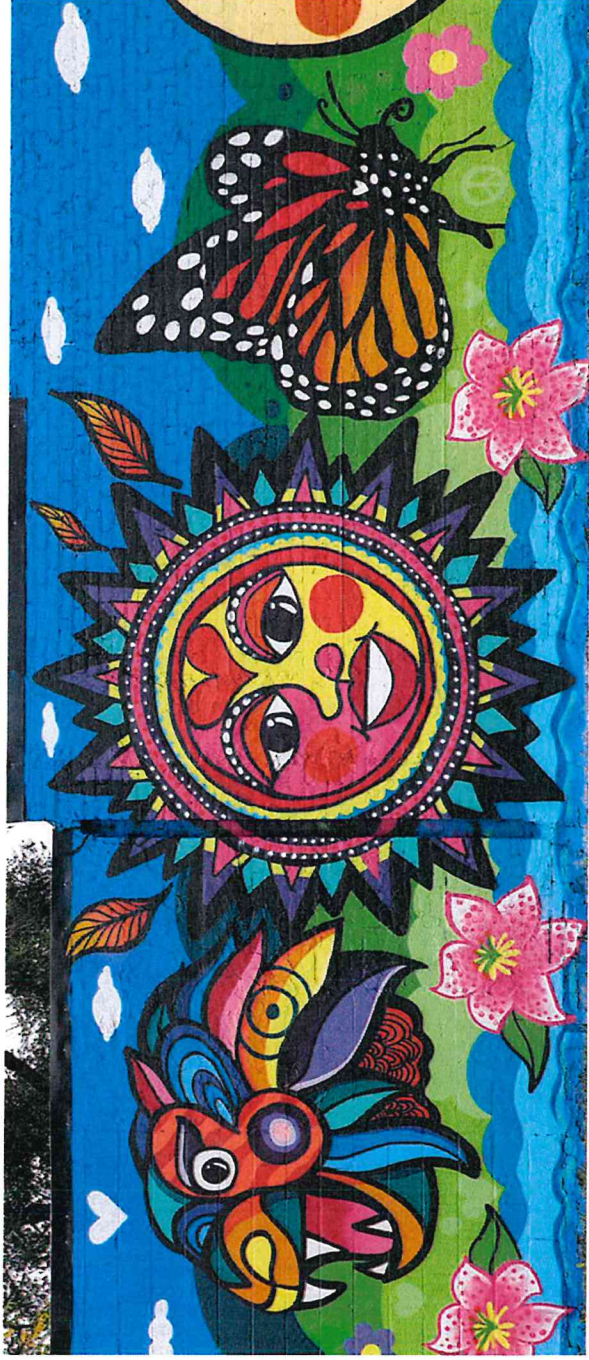
BOROUGH COUNCIL MEETING
MARCH 27, 2023



Murals create vibrant neighborhoods that give people pride in their community



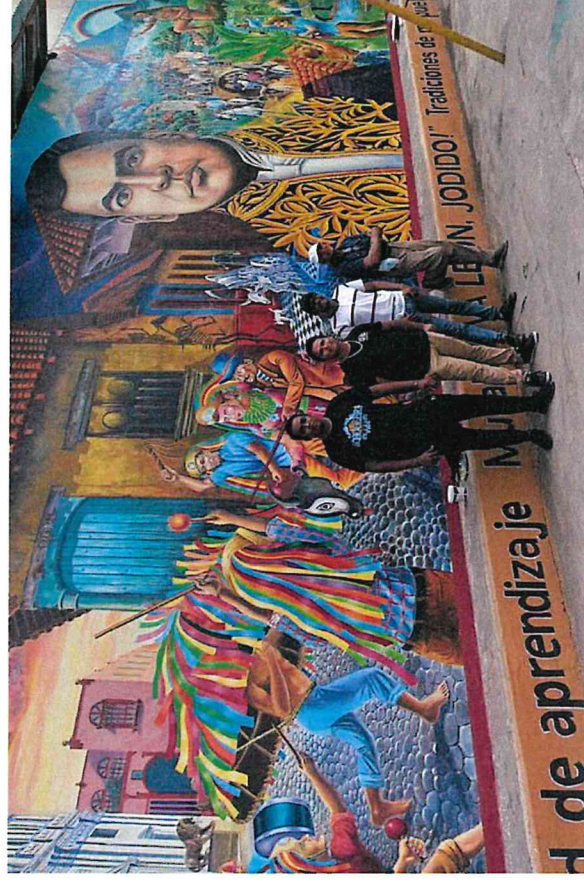
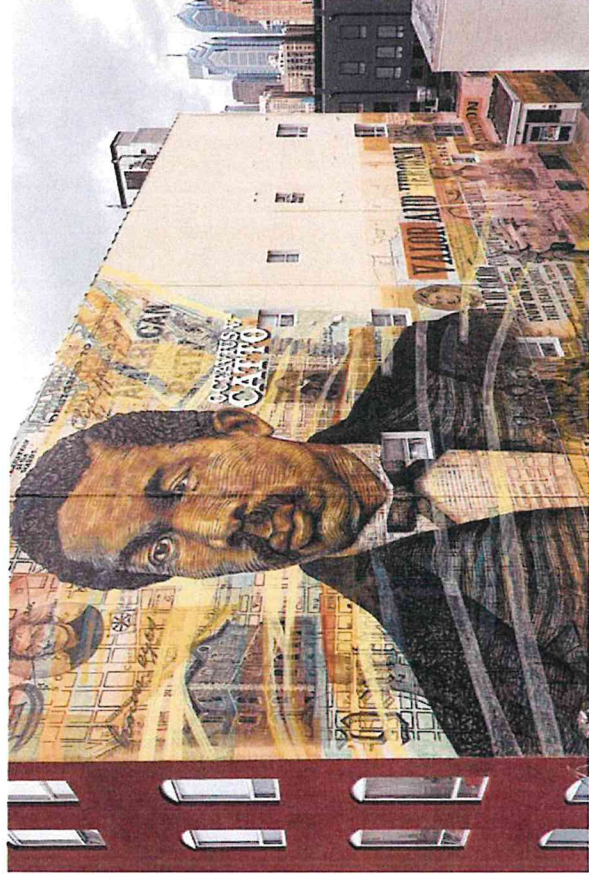
 Murals help small businesses and attract new businesses



Murals are popular with tourists



Murals tell the stories that the community wants to tell



Murals beautify public spaces and encourage appreciation of the arts

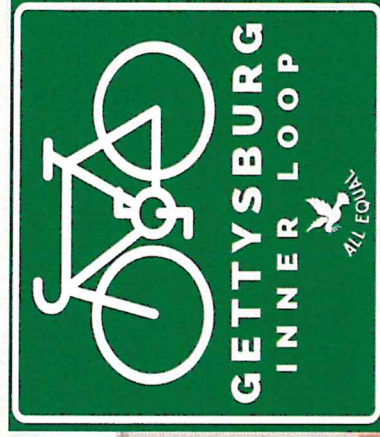






- What should we know before we start pursuing a mural project in Gettysburg?
- What pitfalls or roadblocks might we not be thinking about?
- What feedback does the Borough Council and others in the room have about this idea that might help us as we move forward?

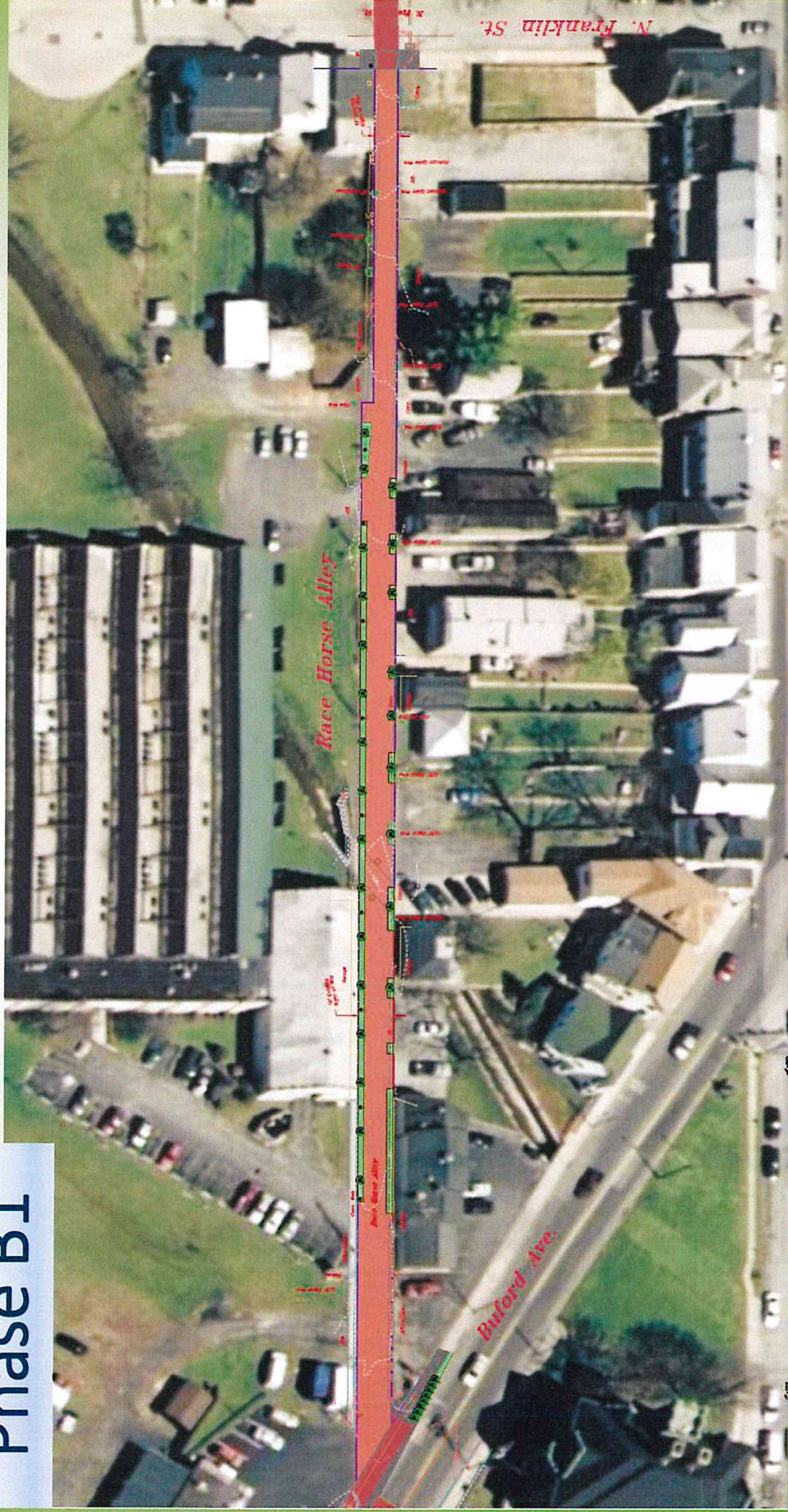
Gettysburg Inner Loop, Phase B



C.S. DAVIDSON, INC.

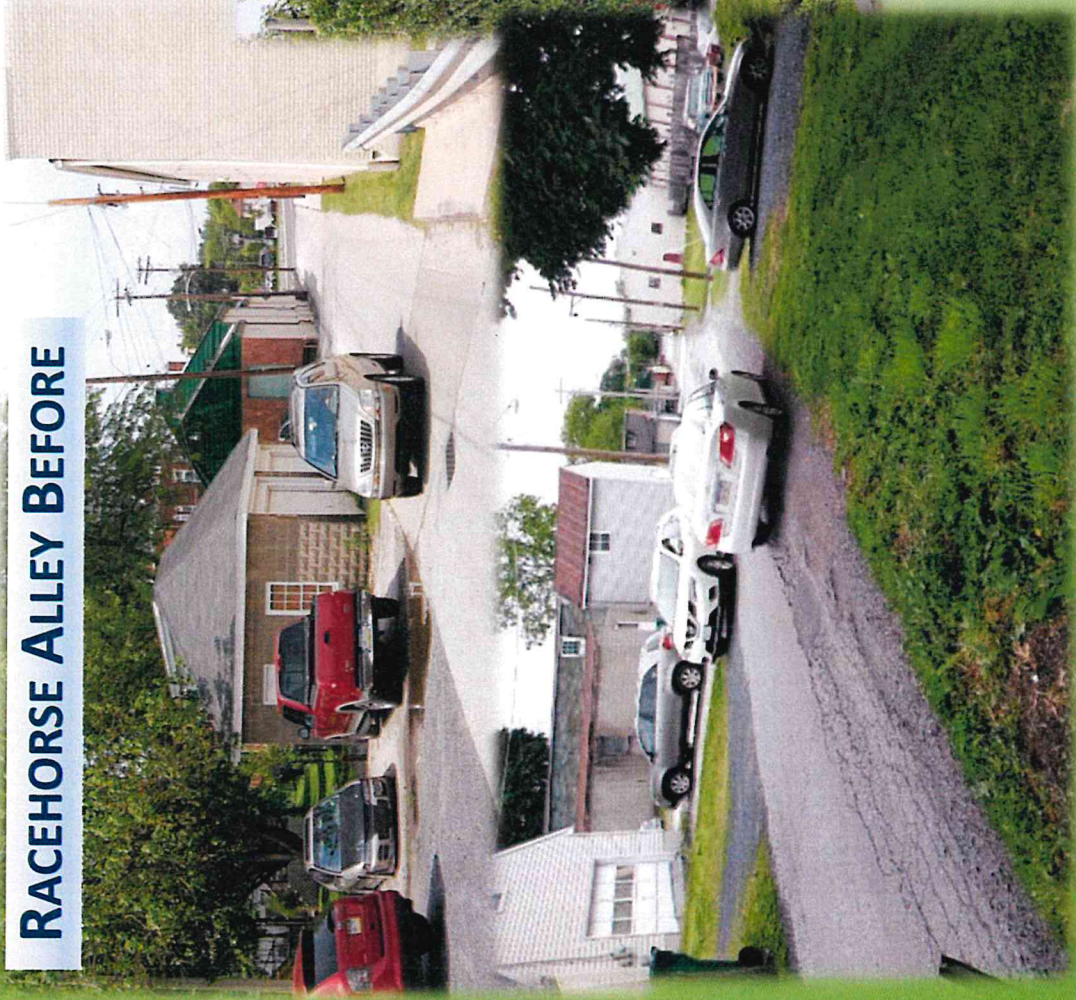
Chad M. Clabaugh, P.E.

Phase B1

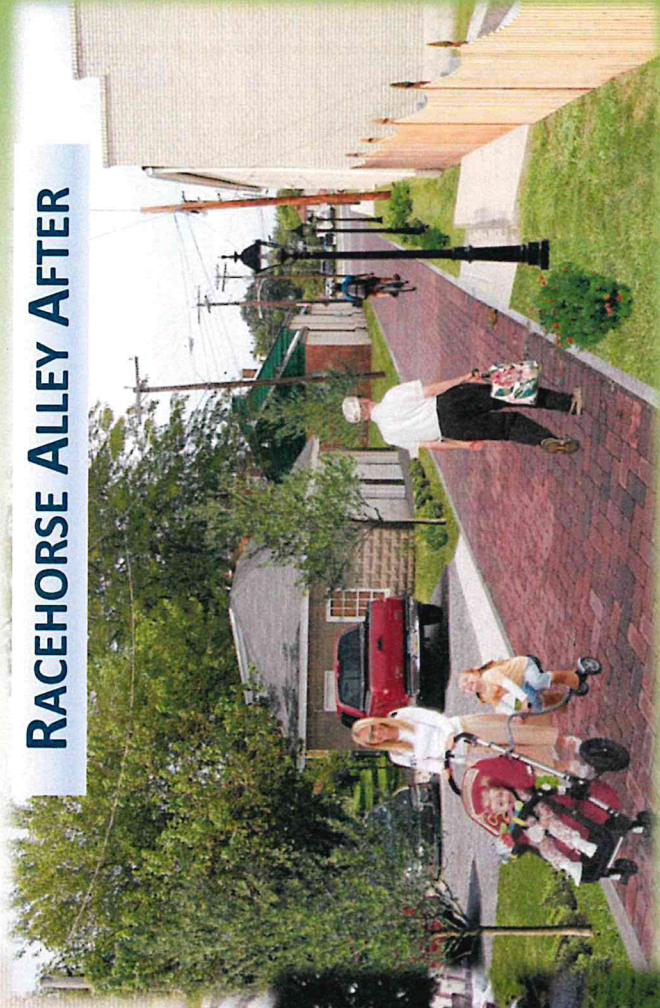




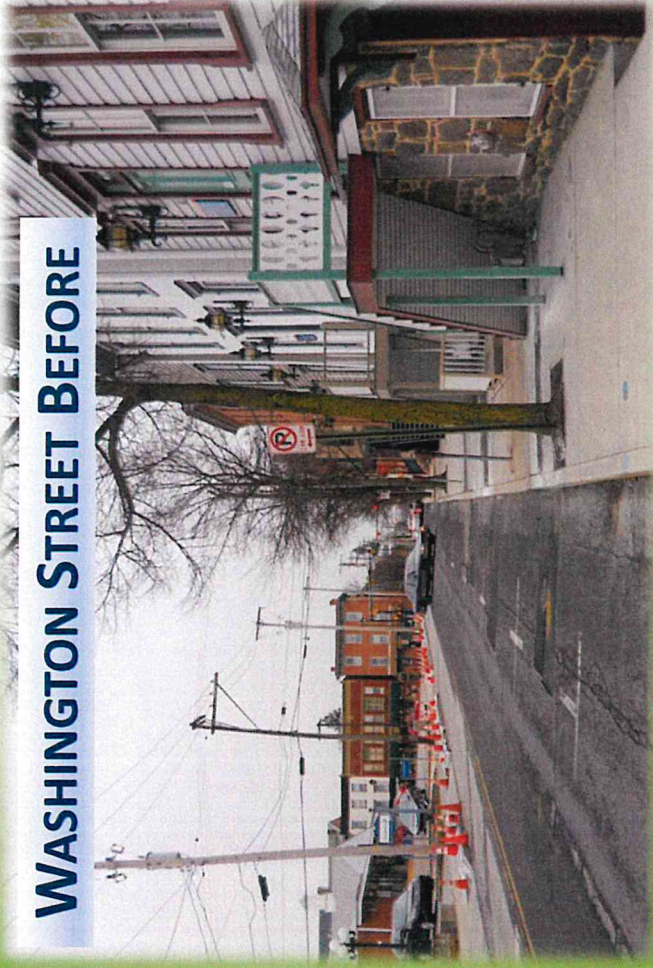
RACEHORSE ALLEY BEFORE



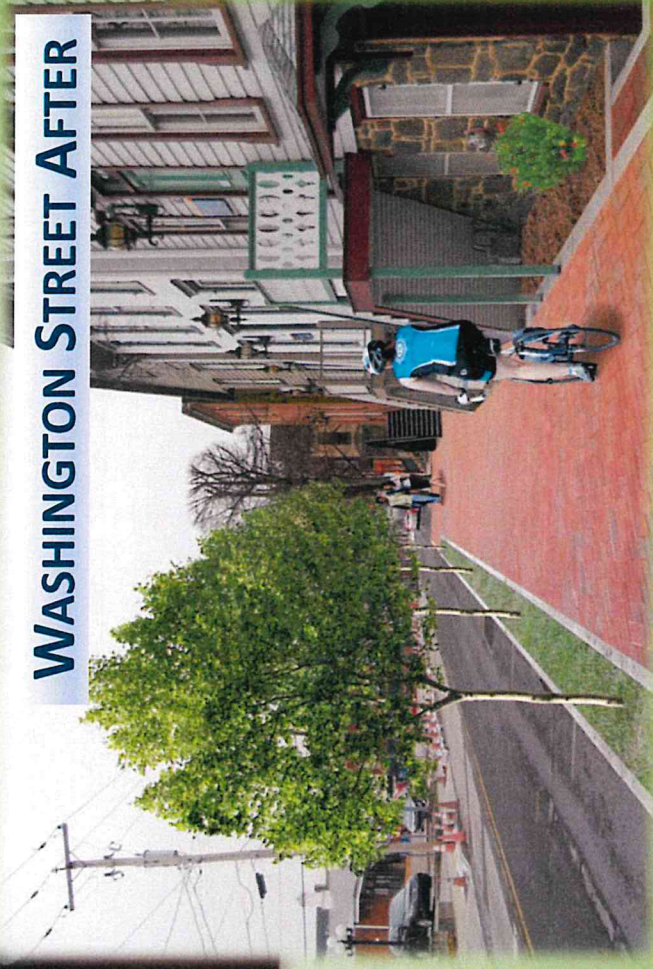
RACEHORSE ALLEY AFTER



WASHINGTON STREET BEFORE



WASHINGTON STREET AFTER



SAMPLE SIGNAGE FOR WASHINGTON STREET



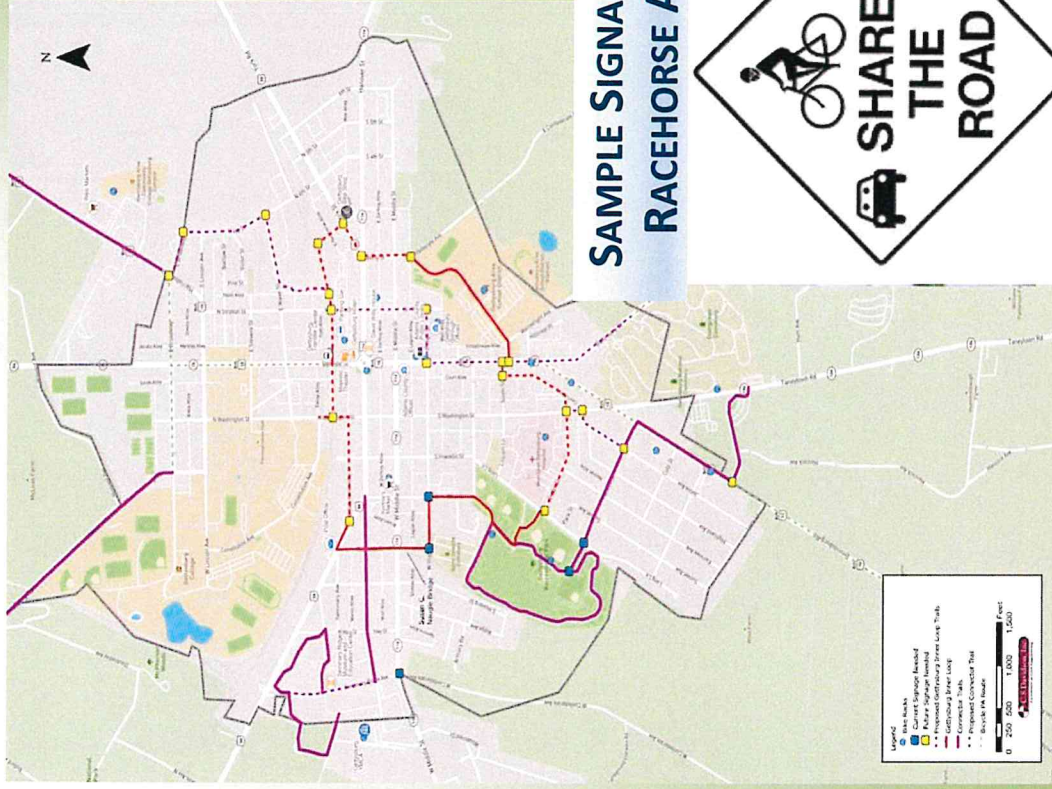
Share the Trail



Be a responsible trail user.

- Don't block the trail
- Keep dogs under control — 6' leash maximum
- Travel at a safe speed
- Pass with care
- Bicyclists keep right except to pass
- Pedestrians keep left to face oncoming cyclists

www.roseville.ca.us/ShareTheTrail



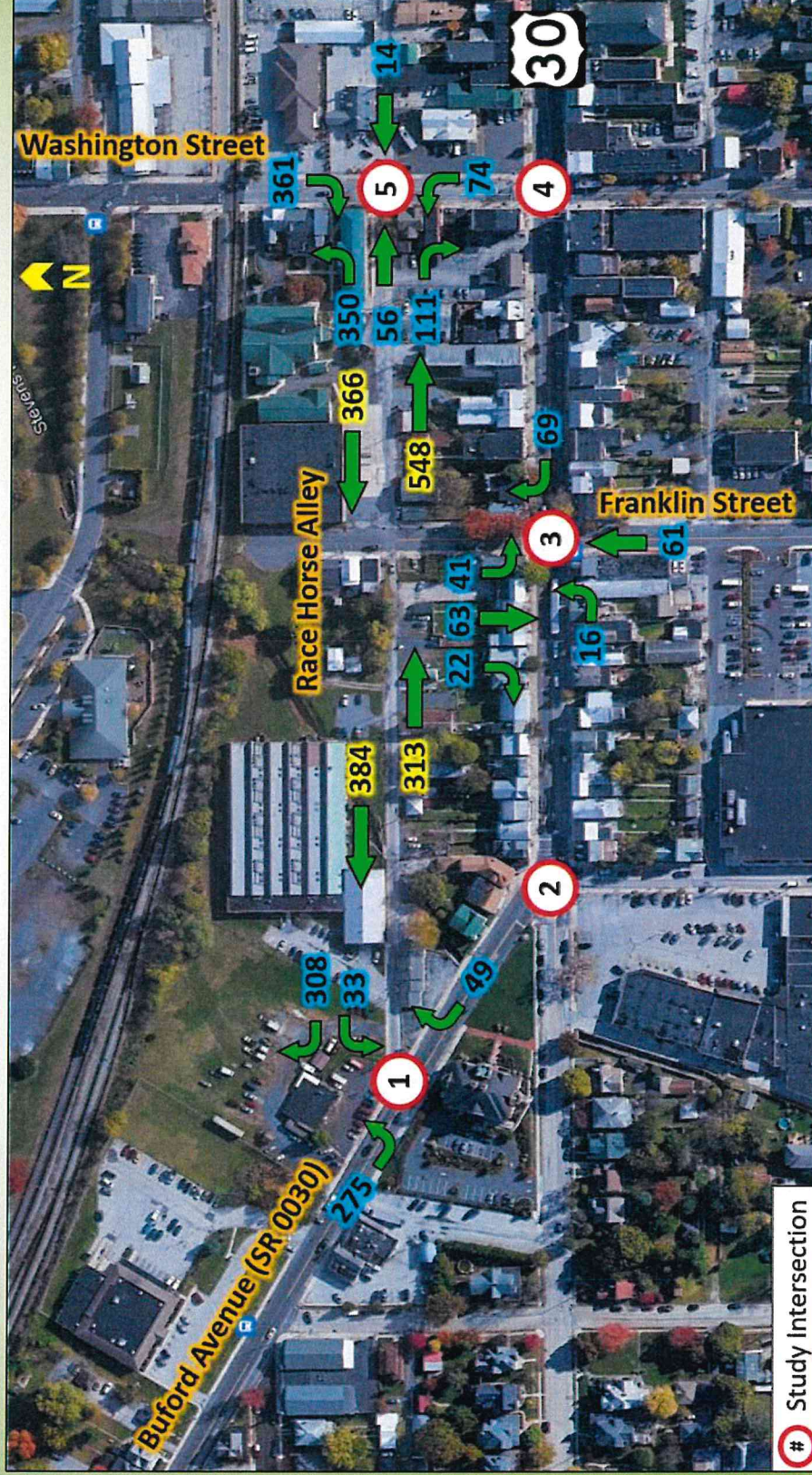
SAMPLE SIGNAGE FOR RACEHORSE ALLEY



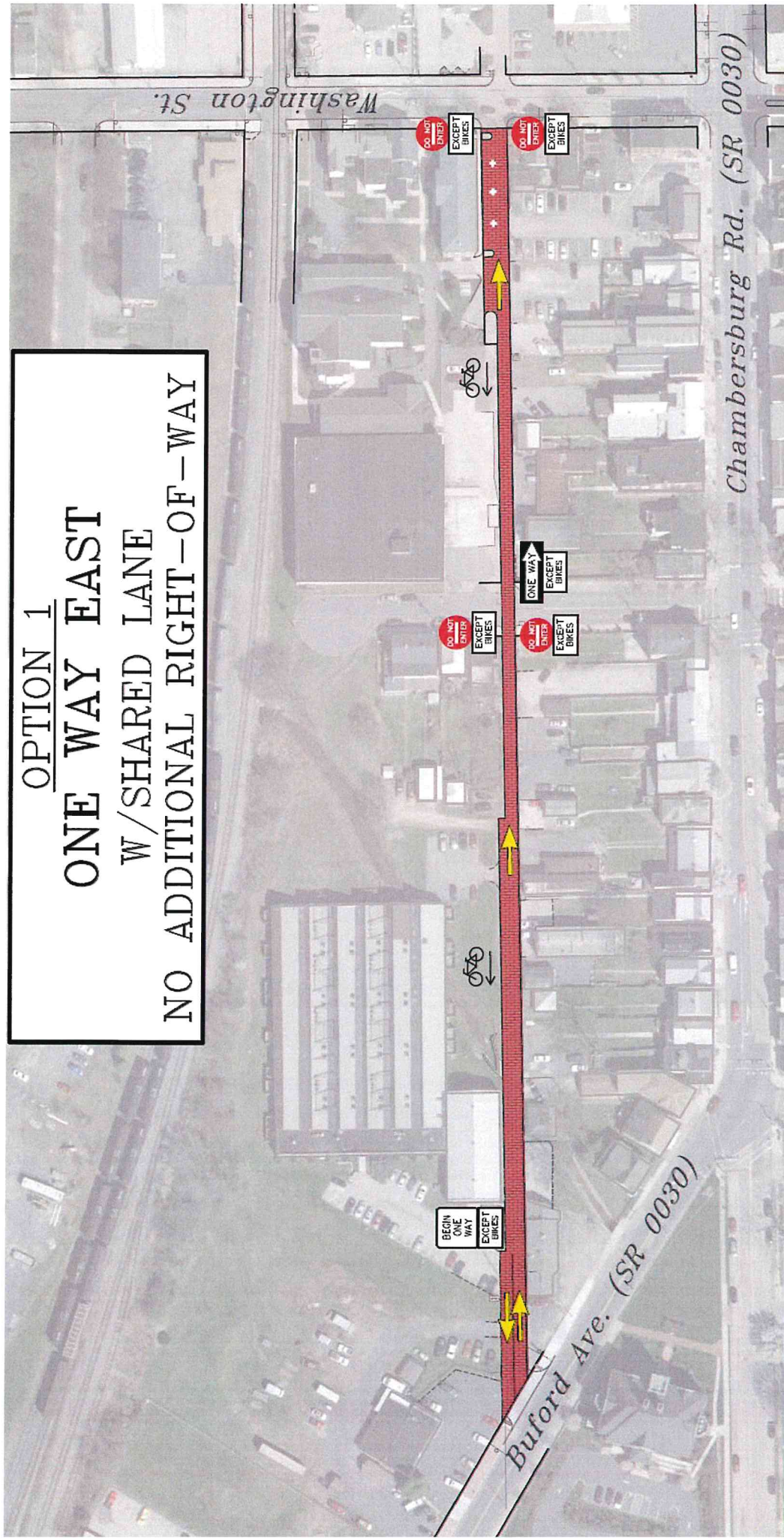
Traffic Calming and Safety Improvements



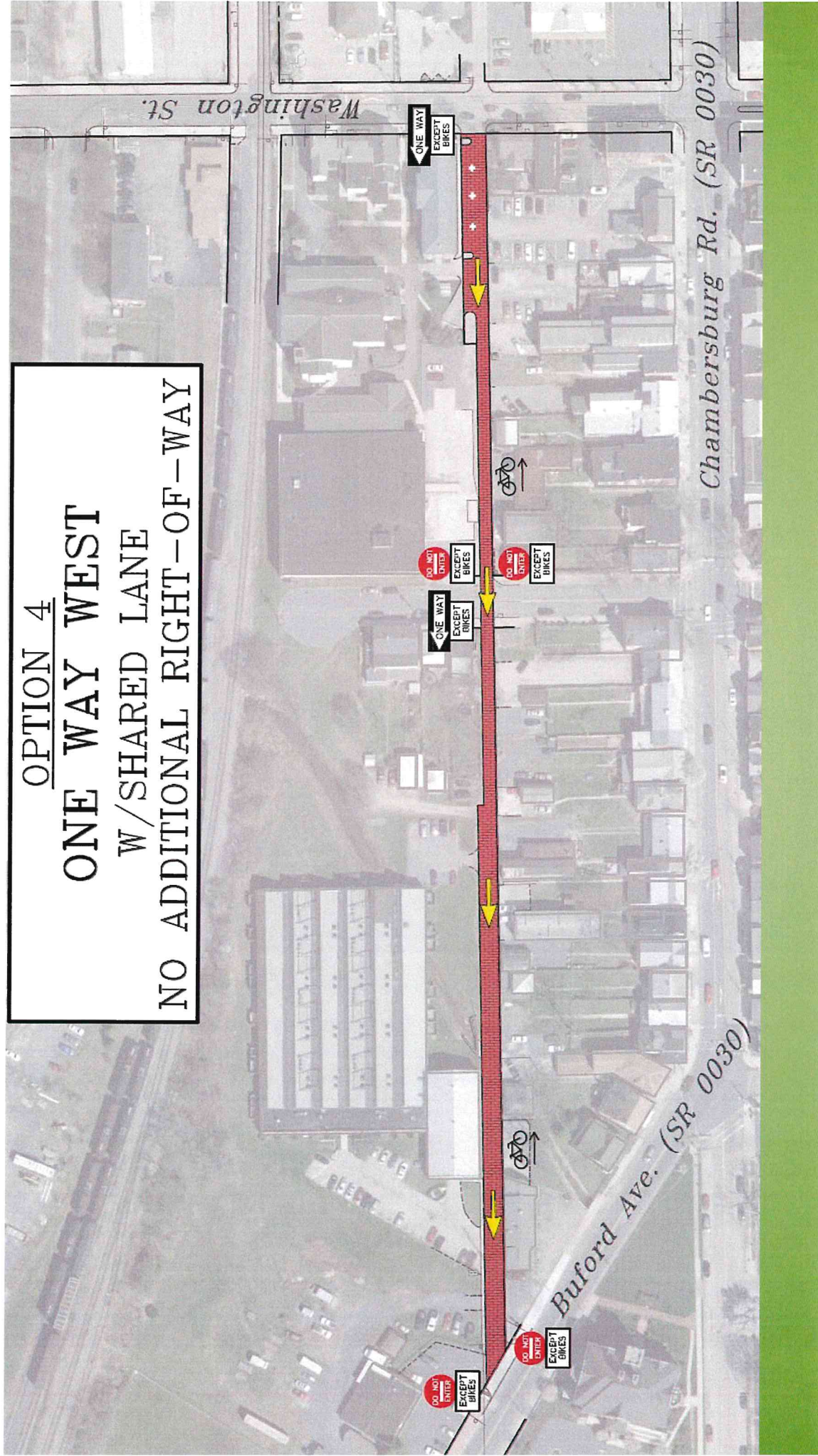
Average Daily Traffic



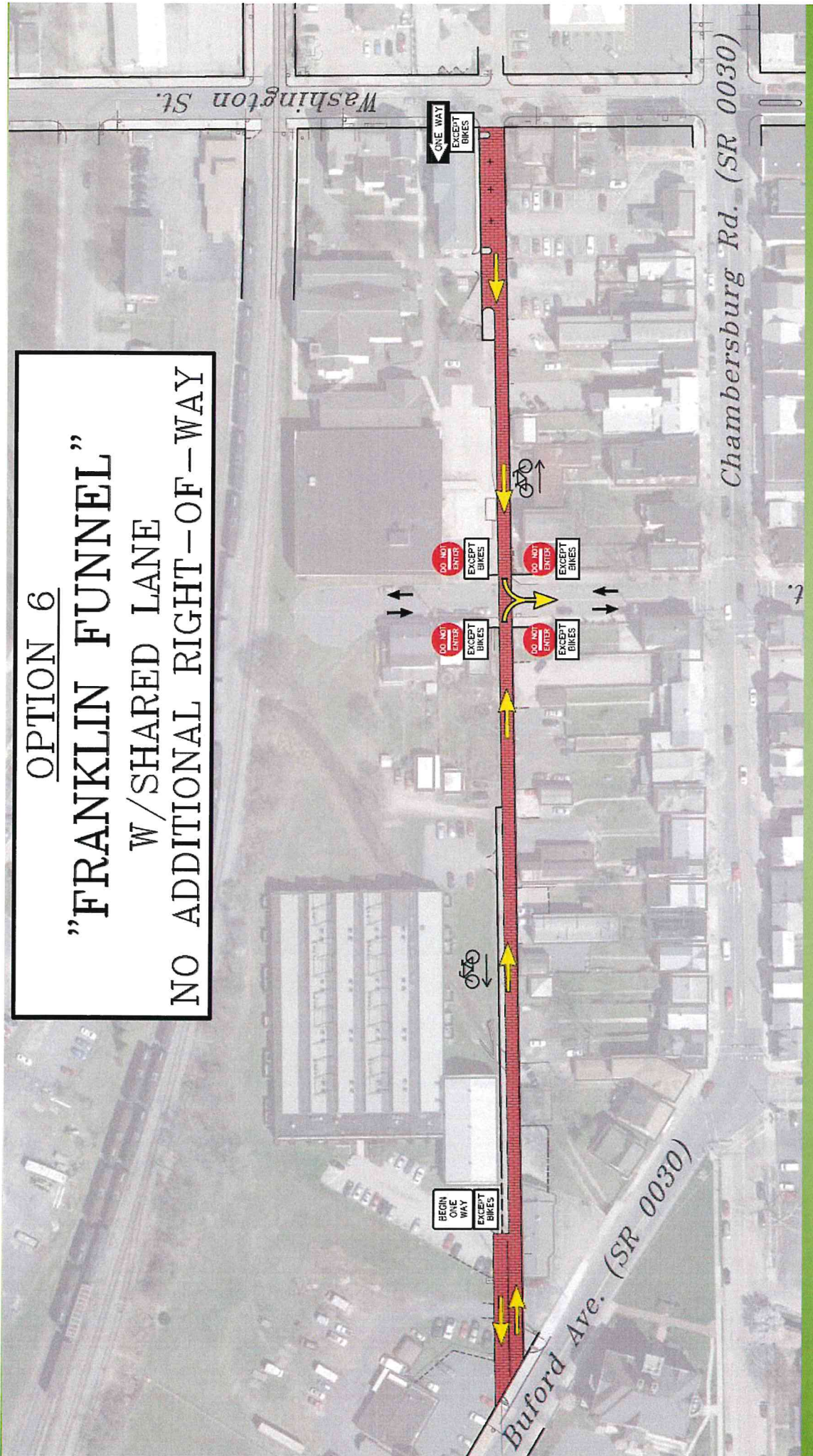
OPTION 1
ONE WAY EAST
W/SHARED LANE
NO ADDITIONAL RIGHT-OF-WAY



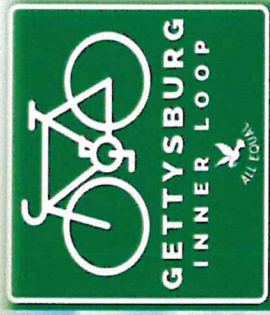
OPTION 4
ONE WAY WEST
W/SHARED LANE
NO ADDITIONAL RIGHT-OF-WAY



OPTION 6
"FRANKLIN FUNNEL"
W/SHARED LANE
NO ADDITIONAL RIGHT-OF-WAY



Questions ?



C.S. DAVIDSON, INC.

Chad M. Clabaugh, P.E.

50 West Middle Street, Gettysburg, PA, 17325

(717) 253-3494 - CMC@CSDavidson.com

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