# AGENDA

LOWER SWATARA TOWNSHIP                                  REGULAR MEETING
PLANNING COMMISSION                              December 15, 2022, 7:00 P.M.

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

4. Approval of Minutes of the September 22, 2022, Meeting

5. New/Old Business

   **a. The Pond on Fulling Mill** – Planning Commission File #PC2021-06. There are currently five lots that will be combined to form one lot of 25.143 acres. There will be 67 Townhouse units, 4 semi-detached units, and 131 apartment units in three buildings. A separate building will have two stories of commercial space.

   **b. Illuminated Integration Office and Trade Shop** – Planning Commission File #PC2022-08, the project is to construct a +/- 9,360 sf office/showroom and a +/- 15,430 sf trade shop with associated site improvements, grading, utility connections, stormwater management facilities and other site improvements. Special Exception was granted for the applicant to use the proposed building as a show room, storage space, and an office/design area for its audio, video, lighting, and rigging design and installation business.

   **c. Capital Valley Business Park Lots 3&4** Planning Commission File #PC2022-06, 15.59 acres in zoning district Industrial Park Limited (IP-L). The purpose of the plan is to relocate a property line within lot 3 and lot 4. Additionally, the purpose is to construct a 72,800 SF warehouse on lot 3 and a 44,161 SF warehouse on lot 4 with corresponding stormwater management facilities.

   **d. Colony at Old Reliance** – Planning Commission File #PC2022-01. The project is a residential development consisting of 77 single family lots, 42 duplex lots, 5 commercial/single family lots, and 5 open space lots. The development will include 6 local streets. public water and sewer connections and various stormwater BMPs.

   **e. 1725 Rosedale Avenue/Lot 1 Morgan Run** – Planning Commission File #PC2022-09, subdivision of an existing vacant residential lot at Lot 1 Morgan Run and consolidate portion with adjoining property at 1725 Rosedale Avenue.

6. Other Business

7. Adjourn