

AGENDA

REGULAR MEETING
of the
LOWER SWATARA TOWNSHIP PLANNING COMMISSION
FEBRUARY 23, 2023 - 7:00 P.M.

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Approval of Minutes from the January 26, 2023 Meeting
5. Old Business

a. The Pond on Fulling Mill – Planning Commission File PC#2021-06. Currently, there are Five (5) Lots which will be Combined to Form One (1) Lot of 25.143 Acres. There will be 67 Townhouse Units, 4 Semi-Detached Units, and 116 Apartment Units in Two (2) Buildings. A Separate Building will have Combined Uses, those of a Community Center, Café, and 15 Apartment Units; and Another Separate Building will have Two (2) Stories of Commercial Space.

b. Capital Valley Business Park - Lot 3 & Lot 4 - Planning Commission File PC#2022-06. The 15.59 Acre Project Site Lies Within the Industrial Park Limited (IP-L) District. Currently, there are Two (2) Lots; and the Plan Proposes to Adjust the Common Property Line Between Lot 3 and Lot 4. Furthermore, the Plan Proposes to Construct a 64,400 S.F. Building on Lot 3, and a 44,161 S.F. Building on Lot 4. Both Proposed Buildings will have Corresponding Stormwater Management Facilities, Utilities, and Site Improvements.

c. Colony at Old Reliance – Planning Commission File PC#2022-01. The Proposed Project is a Traditional Neighborhood Development (TND), Consisting of 77 Single-Family Lots, 42 Duplex Lots, 5 Commercial/Single-Family Lots, and 5 Open Space Lots. Furthermore, the TND will Include 6 Local Streets, Improvements to / Along Longview Drive, Public Water / Sewer Connections, and Various Stormwater BMPs.

d. Aberdeen Development – Planning Commission File PC#2022-02. The Proposed Project Intends to Subdivide a 19.1 Acre Lot into 25 Single-Family Lots. Furthermore, the Proposed Project will Include 2 Local Streets, Improvements to / Along Oberlin Road (SR 0441), Public Water / Sewer Connections, Utilities, and Stormwater Management BMPs.

e. Fox Subdivision – Planning Commission File PC#2022-11. The Proposed Project Intends to Subdivide an Existing 3.206 Acre Lot into Both a 1.186 Acre “Residual” Lot and a 2.020 Acre “Building Lot”. Both Lots have and / or will have a Well and On-Lot Septic.

6. New Business
7. Other Business
8. Adjourn