

SWATARA TOWNSHIP PLANNING COMMISSION

May 7, 2019 AT 7:00 PM

SWATARA TOWNSHIP MUNICIPAL BUILDING
599 EISENHOWER BOULEVARD, HARRISBURG, PA 17111

AGENDA

1. Call to Order and Roll Call
2. Approval of Minutes: April 2, 2019
3. Public Comments, Including Reporting of Storm Water Management Issues
4. OLD BUSINESS - SUBDIVISION AND LAND DEVELOPMENT PLANS
 - a) no old plans this month
5. NEW BUSINESS - SUBDIVISION AND LAND DEVELOPMENT PLANS:
 - a) Sketch Plan Review – “Highland Street Site” by Earth Net Energy/Brim Builders

 - b) Project 2019-02C – Lebo Subdivision: re-subdivision and lot line changes to three (3) existing commercial lots
Location: Lancaster Street & Derry Street (former Brightwood Institute)
Plan Dated: 04/29/2019
BOC Action Deadline: 08/09/2019
6. Other Subdivision and Land Development Projects – See “Plan Status Report”
7. Other Planning Information Items, Issues and Discussion
 - a) (Information) Update of the Township Comprehensive Plan “Swatara Rising 2025”
The Steering Committee is guiding the overall process. The projects are grouped into three “focus areas” to help discuss problems and identify solutions. These are 1) Transportation, 2) Improving Neighborhoods, and 3) Economic Development & Municipal Facilities. The Planning Commission will be the “sounding board” to review and discuss the various projects and make recommendations. The Board of Commissioners will be involved based on their current committee assignments. >See the updated list of projects.

 - b) (Information) June meeting > Mr. Ihlein will not be attendance due to travel plans.

 - c) (Discussion) Design and Development Compatibility Standards for the Zoning Ordinance
This was identified as a need and an ongoing project. See handouts for review.
>Should the Standards apply to certain sections of the Derry Street business district?
>Is there an opportunity to a “Complete Streets/Healthy Corridor” project from East Park Drive to Hebron Lane?
>Make a decision as to which zoning districts should be included in the Overlay Districts.

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d) (Discussion) Update on the Sidewalk Study Project

The final report was presented to the Board of Commissioners at their March 13th meeting. Staff presented the report to the Tri-County Regional Planning Commission on March 28th as required under the conditions of the planning grant.

>Review the List of Projects and discuss possible priorities.

>Comparison to the “Pedestrian Greenway Access Study” of 2009.

>Make a recommendation to the Board of Commissioners

e) (Discussion) Zoning Ordinance issues

A review and discussion regarding minimum lot size requirements for residential uses in commercial districts. See “Attachment 2” of the Zoning Ordinance

f) (Discussion) Shade Tree Commission

>A review of the existing ordinance to see if it should be recommended for revival as part of the Comprehensive Plan Update

>Make a recommendation to the Board of Commissioners

g) (Discussion) PA Act 209 Transportation Impact Fees

>Review new handout materials and discuss the process and possible benefits.

8. Zoning Hearing Board Activity

A hearing on Thursday on April 25, 2019 concerning a proposed billboard near the southbound lanes of I-83 on the property of Eshenaur Rentals. The permit was denied by the Township Zoning Officer, which was appealed by the applicant. The Zoning Hearing Board upheld the decision of the Zoning Officer based on the information presented at the hearing.

9. Commission Member Requests and Comments

10. Communications and Announcements

Next Meeting scheduled for June 4, 2019 at 7:00 pm.

11. Adjournment