

2024-02 LOTS 15 & 16 SEVEN SPRINGS SUBDIVISION/ ANNEXATION

EXPIRATION DATE 9/01/2024

(Final Minor) Owner: James Van Dyck Fear Jr.; Agent: Berks Surveying & Engineering, Inc.- Daniel A. Graybill Jr.; Location: 3,5,&7 Seven Springs Dr.; Parcel ID# 39-530402877007, 39-530402865862, and 39-530402866777; Plan No. 2021-17-24; Proposal Summary: To subdivide the parcel located between 3 Seven Springs and 7 Seven Springs in order to annex 0.5072 acres to 3 Seven Springs and 0.7383 acres to 7 Seven Springs. No new improvements are proposed.

- 1) Final Minor Plan from Berks Surveying & Engineering, Inc., dated 4/25/24
- 2) Cumru subdivision and land development application, dated 4/25/24
- 3) BCPC subdivision and land development review application, dated 4/25/24
- 4) GVC review letter, dated 5/13/24
- 5) Updated Waiver Request Letter, dated 5/14/24

2024-04 PERFECTION'S LAWN AND PROPERTY MAINTENANCE

EXPIRATION DATE 09/01/2024

(Sketch) Equitable Owners: Justin Brannen/ Twiford Electrical Services Inc.; Agent: John W. Hoffert, P.L.S., LTD; Location: 1186 Old Lancaster Pike; Property ID:39-438514423774 and 39-438518420267; Proposed Summary: Commercial use consisting of a pole building, display area, and storage bins.

- 1) Sketch Plan from John Hoffert, dated 5/13/24
- 2) Cumru subdivision and land development application, dated 5/13/24
- 3) GVC Review letter, dated 5/31/2024

INFORMAL PLANS

A.) 2024-03 New Castle Lawn and Landscaping / East Pointe Lot 1– consider request for waiver of land development planning for phase 1

(Concept Plan) Owner: Navy Yard Enterprises LLC; Agent: C2C Design Group- Brian Focht; Location: 1 East Pointe Dr.; Parcel ID# 39-531502768404; Plan No. NCL-CMU-01; Proposal Summary: Multi-phased development.

- 1) Phase 1 to consist of constructing an access driveway through the property to connect East Pointe Dr. to the rear of 3 East Pointe Dr. and create at least 8 crew parking spaces. This will include 1 stormwater management area.
- 2) Phase 2 to consist of additional parking spaces, a shop building, an office building, a hoop building and various storage areas.

B.) Sketch Plan - Penske HQ Davis Building- consider request for waiver of land development planning

Location: 2675 Morgantown Rd.- Penske Campus in Green Hills Corporate Center on the north side of Pheasant Rd.; Agent: Integrated Consulting-Zane Geist, PE; Vocon Job Number 210073-00; Proposed Summary: Minor internal traffic improvements and relocation of the existing private sanitary sewer pump station.

- 1) Existing Conditions Plan from Integrated Consulting, received 4/12/24
- 2) Penske Customer Experience Center from Vocon, received 4/12/24
- 3) GVC Review letter, dated 5/31/24

OTHER BUSINESS

- A.) Zoning Ordinance and SALDO – proposed text amendments
 - 1) Memorandum to Board of Commissioners from Planning Commission, dated 5/16/2024
 - 1) Memorandum to Planning Commission from Secretary re: request by Fire Chief to increase the minimum width for access drives for fire vehicles, dated 5/24/2024

- B.) Zoning Map Amendment
 - 1) Memorandum to Board of Commissioners from Planning Commission re: recommendation to table discussion until litigation settled, dated 5/16/2024
 - 2) Court Order re: land use appeal of 2018 Zoning Map amendment – remanded back to Zoning Hearing Board, received 5/24/2024

- C.) Old Hickory Buildings, LLC re: septic system concerns
 - 1) SEO 2nd Review letter, dated 5/7/24
 - 2) Board of Commissioners decision letter, dated 5/28/24

- D.) Proposed Intermunicipal Liquor License Transfer – 31 Hickory Rd.
 - 1) public hearing scheduled for 6/18/2024 at 6:30 p.m.

ADJOURNMENT