

CUMBERLAND COUNTY PLANNING COMMISSION

Minutes of the Meeting

May 21, 2009

The monthly meeting of the Cumberland County Planning Commission was held Thursday, May 21, 2009 at 7:30 a.m. at Business Central, 18 N. Hanover Street, Carlisle, PA.

Roll Call

Members present included William Forrey, Ron Glesner, Chris Knarr, Debi Ealer, Raj Jain, Bruce Rosendale, Barbara Wilson, Ex-Officio member Commissioner Gary Eichelberger. Staff members present included Kirk Stoner, Jim Szymborski, Jeff Kelly and Tracey Yoder.

The meeting was called to order by Vice-Chairman William Forrey at 7:34 a.m.

Minutes

A motion to approve the April 16, 2009 meeting minutes was made by Debi Ealer, seconded by Chris Knarr. The vote was unanimous.

Public Comment:

None

New Business:

A. Subdivision and Land Development Plans (Information)

Jeff referred to the list of plans that were presented this month. There were 8 plans submitted for review. A plan for Lower Allen Township was submitted to expand and renovate the kitchen at the Camp Hill Prison. Another plan in Lower Allen Township was submitted by Verizon Wireless for a 130 foot cell tower going up on Spangler's Mill Road, along Yellow Breeches Creek. The largest plan submitted was in Silver Spring Township, 23 units proposed along Texaco Road.

B. Ordinance Amendments (Action)

The following amendment requires action by the Commission.

- Newville-Zoning Map Change-R-2 to Light Industrial/Commercial, Green Street, High Street, Corporation Street.

Jeff presented the Zoning Map Change that was proposed by Newville Borough. There were copies of the maps included in the meeting packet showing the current zoning and the proposed changes in the zoning. The light industrial/commercial zoning currently runs through several lots, the change would re-zone to follow the parcel line. The change also adds additional parcels with existing commercial uses and 2 residential parcels - an apartment building and a single family residence which would become non-conforming. The property owners have been notified of the zoning change and no objections were reported. County staff comments indicated the need for compatibility among the mixed uses and future non-residential development adjacent to residential uses would require screening. The change appears consistent with the county comprehensive plan which indicates this area as Mixed Use-Village. The proposal also appears consistent with the Newville Comp Plan. Newville Planning Commission recommended approval of the change.

The Newville Borough Zoning Map Change from R-2 to light Industrial/Commercial on Green Street, High Street, and Corporation Street was recommended for approval on a motion made by Debi Ealer, seconded by Ron Glesner. The vote was unanimous.

C. Ordinance Amendments (information)

The following items were recommended for approval with staff comment.

1. East Pennsboro – Subdivision Ord. codification and amendments – Minor changes to text
2. East Pennsboro – Zoning Ord Codification and amendments – Minor changes to text
3. Silver Spring – Subdivision Ord amendment – Change reference to road name
4. Silver Spring – Zoning Ord. amendments – Definitions for truck terminal, warehouse, common open space, various amendments to correct inconsistencies

D. Sewerage Modules

The following modules were reviewed by staff.

1. Monroe – Willis and Vera Brubacker – 2 residential lots – (septic)
2. Monroe – Rutters Farm Store #6 – 1 commercial use (public)
3. North Middleton – Ross Garner – 1 residential lot (small flow treatment facility)

E. Transportation Stimulus Funding Applications

Kirk updated the board on the availability of additional stimulus funds for transportation projects. The submissions for the funds have a quick turn around and need to be identified by June 5th. The projects must be “shovel ready”, which requires all preconstruction activities be completed and have a construction let date by September 30, 2010. Kirk will meet with the transportation committee to review smart transportation applications and send recommendations to HATS by June 5th.

F. 2009 County Planning Program Update

Kirk referred to the planning program update materials in the meeting packet:

- He updated that the South Mountain Landscape initiative may get some federal funds to help preserve the White Rock Tract in Monroe Township.
- Stephanie has prepared and submitted an application on behalf of the Cumberland Valley Rail Trail Committee to acquire the PPL tract to extend the Rail Trail from Newville to Carlisle.
- TreeVitalize has interest from 5 municipalities.
- Camp Hill, Lemoyne, and Wormleysburg Imagine West Shore (IWS) regional comprehensive plan intergovernmental agreement - 2 of the 3 municipalities have agreed. Will be ready to move forward with priority projects as ordinance updates and an economic development strategy for the downtowns.
- Upper Mifflin has placed zoning updates on hold, but has requested assistance to update the comp plan first.
- Western COG Comprehensive Plan – Previously presented was an intergovernmental cooperation agreement. The COG formed a steering committee to administer the agreement. Jeff attended a recent meeting where they discussed the sharing of information concerning zoning changes and developments of regional impact. The County would review and provide comments to all COG members concerning the consistency of proposed changes and developments.
- A Yellow Breeches Water Trail Guide is available; this was a project between the Fish and Boat Commission, the Yellow Breeches Watershed Assoc. and the planning department. An updated Simply Moving Guide has also been completed in partnership with the Carlisle Area Health and Wellness Foundation.
- There will be a walking tour at 5:30 pm on Tuesday May 26th at the Mt. Holly Preserve.

G. Regional Program Update

Jim reported the following information for the Regional Program updates:

- The CAT service planning study was distributed at the meeting. The handout outlines 10 initial proposals that were studied, not all proposals will be pursued.
- The traffic counts on Orrs Bridge and Zion Road have been completed. Kirk added that he received copies of the information and the counts were very useful.
- Sessions have been completed for the re-certification of the Harrisburg MPO- indications are Tri-County will be re-certified after final report processing.
- Regional Growth Management plan – the program completion timeline has been completed and the first steering committee meeting is scheduled for May 26th.
- The quarterly GIS meeting has been rescheduled from May to June.
- The CAT bus routes updates are completed and available on line.
- The goods movement study is going to conduct a legislative session at the Capitol on June 2nd. They have requested FHWA to create a peer-to-peer team of public/private partnerships to discuss real life examples.

The next regular meeting of the Commission will be held on Thursday June 18, 2009, 7:30 a.m. at Business Central, Carlisle. There being no further business, the meeting was adjourned at 8:45 a.m. on a motion made by Chris Knarr.

Respectfully Submitted,

Tracey Yoder
Administrative Coordinator