



**Cumberland County  
Subdivision and Land Development Review Report**

Cumberland County Planning Department  
310 Allen Road, Suite 101  
Carlisle, PA 17013

<i>Municipality:</i>	<i>Date Received:</i>	<i>Date Reviewed:</i>	<i>Reviewed By:</i>	<i>Plan Number:</i>
South Middleton Township	3/25/2022	4/13/2022	SH, SW	22-031
<i>Plan Title:</i>				
Robert and Kathleen Urso/Pratt and Amanda Zeiders				
<i>Plan Status:</i>			<i>Plan Type:</i>	
Final			Subdivision Plan	
<i>Comments and Recommendations:</i>				
<ol style="list-style-type: none"> <li>1. The General Plan Notes should include the permitted number of dwellings that remain with lot #1 based upon the parcel as it existed on September 21, 1999 (Zoning 601.6.A).</li> <li>2. A drainage easement should be provided for the Yellow Breeches Creek and the tributary (SLDO 705.H).</li> <li>3. It appears that the new property line will traverse over the existing paved driveway. The township should recommend relocating the proposed property corner.</li> <li>4. The proposed lots are located adjacent to the Yellow Breeches Creek Greenway as indicated in the Cumberland County Land Partnerships Plan and shown on the Future Land Use Map in the Cumberland County Comprehensive Plan. It is recommended that conservation measures be considered to preserve the natural, cultural and recreation values as appropriate.</li> <li>5. This property appears to be enrolled in the Cumberland County Clean and Green Program and may be subject to roll-back taxes. Contact the Cumberland County Tax Assessment Office for information.</li> <li>6. Cumberland County strives to create the most accurate public records possible. The following electronic AutoCAD files (.dwg) are <b>required</b> by the Planning Department prior to or at the time of recording any plan. Please note that <b><u>the Planning Department will not sign the plan for recording</u></b> until this information is emailed to <a href="mailto:planningreviews@ccpa.net">planningreviews@ccpa.net</a>. Links to online file downloads are acceptable. Applicants are required to provide the following files: <ul style="list-style-type: none"> <li>○ <b>Parcel boundaries</b></li> <li>○ <b>Lot lines</b></li> <li>○ <b>Building footprints</b></li> <li>○ <b>Road rights-of-ways</b></li> <li>○ <b>Edge of pavement</b></li> <li>○ <b>Declaration of planned communities/condominiums documents (including amendments)</b></li> </ul> </li> </ol>				