



PENN TOWNSHIP

LANCASTER COUNTY, PA

PENN TOWNSHIP PLANNING COMMISSION

MEETING AGENDA

April 4, 2022 7:00 pm

Call to Order

Pledge of Allegiance

Public Comment/Guest Recognition

Approval of Minutes – February 7, 2022

Discussion Items

- **21-005: Avery Square Land Development Plan *with waivers requested***

The subject property is approximately 21.6 acres, currently zoned T5-R, Residential TND located at the intersection of Fruitville Pike and S. Oak Street. The applicant seeks to develop the northern portion of the site with one (1) apartment building with thirty-nine (39) multi-family units, ninety-four (94) townhouse units, a clubhouse, associated amenities, and surrounding greens. The south-eastern portion of the site will have one (1) apartment building with thirty-nine (39) multi-family units connecting to the northern portion of the site with a bituminous trail. All the internal cartways and parking lots as well as the access points onto South Oak Street will be privately owned and maintained streets. Stormwater management facilities are proposed in several locations on the property.

- **22-002: Penn Station Townhomes – Sketch Plan**

Submission of a plan for Penn Township Planning Commission discussion. The proposal of a subdivision and land development of the property known as Lot 1, near the intersection of Fruitville Pike and S. Oak Street. The property is 21 acres in size, and currently zoned, RM (Medium Density Residential). The plan proposes the subdivision into four (4) lots, Lot 1 will be 17.2 acres and be developed with 53 townhouse units. Lot 2 will be 1.3 acres and included an existing dwelling and barn (256 Fruitville Pike). Lot 3 will be .4 acres and includes 244 and 246 Fruitville Pike. Lot 4 will be .3 acres and include 132 and 136 Fruitville Pike

UPCOMING MEETINGS

- Board of Supervisors – Monday 4/11 and Monday 4/25
- Zoning Hearing Board – Wednesday 4/13
- NWLCA – Tuesday 4/19
- Penn IDA – Tuesday 4/26

Zoom Teleconference Options Are Available

Adjournment

NEXT PLANNING COMMISSION MEETING: May 2, 2022

Plan submittal cutoff date is April 11, 2022