



**Planning Advisory Commission
Regular Meeting**
Monday, December 7, 2020
6:00 PM

<DRAFT – SUBJECT TO CHANGE>

Those wishing to be included in the public comment portion of this meeting should follow instructions provided on the weblink at <https://www.cranberrytownship.org/3187/PAC-Meeting-During-COVID-19>.

Call to Order

- 1 Salute to the Flag
- 2 Roll Call

Minutes

- 1 Minutes of September 28, 2020 Work Session meeting
- 2 Minutes of November 9, 2020 Regular Meeting

Reports

- 1 Planning & Development Services Report, September, 2020
- 2 Planning & Development Services Report, October, 2020
- 3 Planning & Development Services Report, November, 2020

Public Comment (Any item not on the agenda)

Old Business

New Business

- 1 PR #27599 - 280/290 Cranberry Business Park - Preliminary and Final Land Development (TLD 2/6/21)

Consider a Preliminary and Final Land Development application for a two (2) phase, two (2) building, 107,800 square foot Office, Distribution Warehouse development on approximately 14 acres within the Cranberry Business Park in the SP-1 zoning district located at 235 and 251 E. Kensinger Drive.

- 2 PR #27600 - 280/290 Cranberry Business Park - Conditional Use (TLD to open public hearing 2/5/21)

Consider a Conditional Use application for a two (2) phase, two (2) building, 107,800 square foot Office, Distribution Warehouse development on approximately 14 acres within the Cranberry Business Park in the SP-1 zoning district located at 235 and 251 E. Kensinger Drive.

- 3 PR #25726 - Ehrman Square Lot Consolidation - Preliminary and Final Subdivision (TLD 2/5/21)

Consider a Preliminary and Final Subdivision for the consolidation of two (2) lots consisting of 17.08 acres located at 21101 Route 19 in the PIC zoning district.

This applicant has requested this application be continued to the January 25, 2021 meeting.

- 4 PR #25728 - Ehrman Square - Preliminary and Final Land Development (TLD 2/5/21)

Consider a Preliminary and Final Land Development application for a four (4) building, 108,374 square foot Large Land Development, Large Retail, Office, Distribution Warehouse and Financial Institution with drive-thru on approximately 17.08 acres in the PIC zoning district at 21101 Route 19.

This applicant has requested this application be continued to the January 25, 2021 meeting.

- 5 PR #25729 - Ehrman Square - Conditional Use (TLD to open public hearing 2/5/21)

Consider a Conditional Use application for a four (4) building, 108,374 square foot Large Land Development, Large Retail, Office, Distribution Warehouse and Financial Institution with drive-thru on approximately 17.08 acres in the PIC zoning district at 21101 Route 19.

This applicant has requested this application be continued to the January 25, 2021 meeting.

Conceptual Plan Review

Ordinances

- 1 Bill No. 2020-07 - Ordinance Amendment

The Commission will make a recommendation to the Board of Supervisors for Bill No. 2020-07, amendment for Chapter 27 (Zoning) revising provisions related to Micro-Brewery/Distillery/Winery and Arenas and Convention Centers while revising

provisions to Accessory Dwellings.

2 Bill No. 2020-08 - Comprehensive zoning map update

The Commission will make a recommendation to the Board of Supervisors for Bill No. 2020-08.

Discussion

1 Streetwall brick colors and building colors

2 Discussion on the newly formed Environmental Advisory Committee and the function of the Committee.

3 Developments under construction

Adjournment

1 Motion to adjourn

**Please contact Planning & Development Services at 724-776-4806, extension 1104, if you have any ADA-related special needs.*