



**Planning Advisory Commission
Work Session**
Tuesday, June 1, 2021
6:00 PM

<DRAFT – SUBJECT TO CHANGE>

Call to Order

- 1 Salute to the Flag
- 2 Roll Call

Minutes

- 1 Minutes of April 26, 2021 Work Session

Reports

- 1 Planning & Development Services Report - April, 2021

Public Comment (Any item not on the agenda)

Old Business

New Business

- 1 PR # COND-21-3_Greater Pittsburgh Collision - Conditional Use (TLD to open public hearing 7/8/21)

Consider a Conditional Use application for an approximate 3,600 square foot Automotive Repair business to be located in an existing building located at 790 Commerce Park Drive in the SU-1 zoning district.

- 2 PR # LD-21-2_Cranberry Township Community Dog Park - Preliminary and Final Land Development (TLD 7/24/21)

Consider a Preliminary and Final Land Development application for an approximate 78,100 square foot Community Dog Park on 3,7 acres located at 152 Manor Road in the SU-1 zoning district.

- 3 PR # SUB-20-6 (25726) - Ehrman Square Lot Consolidation - Preliminary and Final Subdivision (TLD 9/3/21)

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 June 28, 2021 meeting.

- 4 PR # LD-20-11 (25728) - Ehrman Square - Preliminary and Final Land Development (TLD 9/3/21)

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 June 28, 2021 meeting.

- 5 PR # COND-20-5 (25729) - Ehrman Square - Conditional Use (TLD to open public hearing 9/3/21)

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 June 28, 2021 meeting.

- 6 PR # LD-21-5_9025 Marshall Road - Preliminary and Final Land Development (TLD 10/1/21)

Consider a Preliminary and Final Land Development application for a parking lot expansion to an existing building at 9025 Marshall Road on approximately 3 acres in the SP-1 zoning district.

This applicant has requested this application be continued to the June 28, 2021 meeting.

Conceptual Plan Review

Ordinances

- 1 Bill No. 2021-02 - Zoning Ordinance Amendment - Chapter 27, Part 6, Signs

Review of Bill No. 2021-02 amending Chapter 27, Part 6, Signs, by permitting Non-Residential Development identification signs and cleaning up language from previously approved amendments.

- 2 Bill No. 2021-03 - Proposed PN Overlay District

Review of a potential zoning amendment that would provide for an additional overlay

district. The intent of the proposed Planned Neighborhood (PN) Overlay District would be to provide for an additional mix of housing opportunities throughout the community.

Construction Awareness

BOS, EAC and Neighborhood Forum Update

Items of Interest

Other Business

Adjournment

1 Motion to adjourn

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