I. Call to Order: Chairman Martin opened the Public Meeting at 2:30p.m.

MEMBERS: Commissioners Terry Martin, Alice Yoder, Scott Haverstick, Benjamin Bamford, Gretchen Karr, Faith Craig, Thomas Jones and Ray Marvin were present.

Commissioner Edward Fisher was not present.

STAFF: Scott Standish, Dean Severson, Bob Bini, Gwen Newell, Laura Proctor, Brad Stewart, Alex Rohrbaugh, Porter Stevens, Taylor Lawrence, Brian Reid and Farah Eustace were present.

OTHERS: Fred Hammond Penn Township Planning Commission
Darrell Becker ARRO Consulting, Inc.
Ed Browne Nikolaus & Hohenadel, LLP

II. Call to Audience:

No one from the audience addressed the Planning Commission regarding an item not on the agenda.

III. Approval of the Minutes of Prior Meeting – January 27, 2020: Commissioner Bamford moved to approve the minutes as submitted. Commissioner Yoder seconded the motion. The motion passed unanimously (Commissioner Karr was not present to vote).
IV. Appointments, Presentations and Reports:

A. Scheduled Public Presentations: None.

B. Committees and Task Forces: None.

C. Reports and Presentations from LCPC Staff:

The Commission congratulated Mr. Standish on his appointment as the Executive Director.

1. Mr. Standish, Executive Director, thanked the Commission and said he is excited to move forward with his new responsibilities. He reported regarding recently held event of the Lancaster Bar Association, which was well attended, organized well and very informative. The Lancaster Bar Association and the Coalition for Smart Growth will hold a workshop specifically regarding official maps.

Mr. Standish met with the Board of Commissioners and discussed the future of the department and will be working on the strategic plan for the department in coming weeks. He said he is scheduled to meet with the LCPC staff on Thursday to discuss reorganization and future of the department.

In response to Commissioner Haverstick’s question regarding the vacant position of the Director for Countywide Planning, Mr. Standish said it may or may not be filled and will have a better idea after reorganization.

2. Division Directors:

   a. Mr. Bob Bini, Director for Transportation Planning, referred to a presentation by PennDOT regarding land use and transportation in the surrounding area of the Amtrak Train Station. The Lancaster City Alliance is represented on the MPO and also have an implementation team set up. Last week staff met with representatives of PennDOT, Manheim Township, Lancaster city, the Economic Development Company, Lancaster City Alliance and the property owner to discussion PennDOT’s parking initiatives, updates and general discussion about people perspectives of land use transportation of that area. PennDOT plans to turn the existing Fulton Bank’s lot into a monthly parking space. A surface lot on the north side of the railroad tracks in Manheim Township will also be developed and for a short time a shuttle service will be provided, and a pedestrian access will be provided to connect to the station in future.
V. Previously Postponed Planning Matters for Discussion and Action:

A. Lancaster County Comprehensive Planning Items: None.

B. Community Planning Reviews: None.

C. Subdivision and Land Development Plan Items – Approvals/Reviews: None.

D. Subdivision and Land Development Plan Items – Advisory Reviews: None.

E. Other Planning Matters: None.

F. Additions to the Agenda (with 24-hour Public Notice): None.

VI. New Planning Matters for Discussion and Action:

A. Lancaster County Comprehensive Planning Items: None.

B. Community Planning Reviews:

1. #2-42, Akron Borough, Proposed amendment to the Zoning Ordinance by adding a new subsection 1237.18 to Chapter 27 Part 12 thereof, (related to zoning regulation of signs) in order to provide for special sign regulations for all Organizational Headquarters Campuses

   Commissioner Yoder moved to recommend approval of the above review. Commissioner Karr seconded the motion. The motion passed unanimously.

2. #48-16A, New Holland Borough, Proposed Comprehensive Plan Update

   Commissioner Yoder moved to recommend approval of the above review. Commissioner Haverstick seconded the motion. The motion passed unanimously.

3. #50-90, Penn Township, Proposed amendment to the Zoning Ordinance to revise regulations governing Continuing Care Retirement Communities

   After discussion, Commissioner Haverstick moved to recommend approval of the above review. Commissioner Bamford seconded the motion. The motion passed unanimously.

C. Subdivision and Land Development Plan Items – Approvals/Reviews:

1. Requests for Modifications/Waivers: None.

2. Subdivision and Land Development Plans: None.
3. Unconditional Preliminary Plan Approval: **None.**

4. Requests for Time Extensions: **None.**

D. Subdivision and Land Development Plan Items – Advisory Reviews:

1. **#72-357-1**, Mount Joy Dental Associates, Mount Joy Borough
2. **#73-533-23**, James R. & Jill M. Clark, Pequea Township
3. **#82-58B**, 563 Meetinghouse Road, Salisbury Township
4. **#91-26C**, David Lee Fisher, Paradise Township
5. **#91-39-4**, Thomas J. Savage, Jr., Colerain Township
7. **#20-1**, Proposed Dairy Facility for James Zimmerman, Brecknock Township
8. **#20-2**, 160 & 162 N. Charlotte Street, Manheim Borough

Commissioner Yoder moved to recommend approval of the above reviews. Commissioner Bamford seconded the motion. The motion passed unanimously.

E. Other Planning Matters:

F. Additions to the Agenda (with 24-hour Public Notice): **None.**

VII. **Old Business:** **None.**

VIII. **New Business and Discussion Items:**

Commissioner Yoder suggested that if staff reports can be standardized to keep staff recommendations and commentary consistent. Also, it would be helpful for everyone to understand how everything is being evaluated. She mentioned that in the past she had received good comments from municipal officials regarding staff recommendations.

Mr. Standish said staff will definitely work to standardize these reports.

IX. **Adjournment:** Commissioner Bamford made a motion to adjourn and Commissioner Yoder seconded the motion. The meeting was adjourned at 3:26 p.m.