

**PROVIDENCE TOWNSHIP PLANNING COMMISSION**  
**May 20, 2019**

The meeting of the Providence Township Planning Commission was held in the Township Municipal office, 200 Mount Airy Road, on May 20, 2019. Members present were Anthony Nardella, Vice Chairman, Kara Kalupson, Kenneth Wiker, Pamela Minnick and Brent Musser, alternate member. Township Zoning Officer, Heidi Martinez, Township Engineer, Mark Deimler and one (1) observer were present. Vice Chairman, Mr. Nardella called the meeting to order at 7:00 p.m. Mrs. Minnick made a motion, seconded by Mr. Wiker to approve the minutes of the April 15, 2019 meeting. The motion was carried unanimously. The minutes were signed by all appropriate members present.

Mr. Nardella introduced the first order of business, a lot add-on plan for Samuel and Rachel King, PT-272LAO-19, 90 Miller Road. The plan proposes to consolidate existing lots and to reconfigure property between family members. There are no improvements proposed as a result of this plan. After discussion, Mrs. Minnick made a motion to recommend the Board of Supervisors grant a waiver of Section 402.A.1, Plan Scale Requirements. The motion was seconded by Mr. Musser and the motion carried unanimously. Mrs. Kalupson made a motion, seconded by Mr. Wiker to recommend the Board of Supervisors conditionally approve the lot add-on plan for Samuel and Rachel King subject to the review comments contained within the May 2, 2019 Solanco Engineering Associates review letter and any subsequent review letters. The motion carried unanimously.

Mr. Nardella introduced the next order of business, the Creekside Subdivision Final Plan Phase 1, PT-271FP-19, Fairview Road. Jason Brenneman, from James R. Holley Associates and Joseph Nadu, Jr., property owner were not in attendance. After a brief discussion, Mrs. Minnick made a motion, seconded by Mrs. Kalupson to table the plan until such time the plan is revised to reflect actual site improvements (Fairview Road) and to also understand the applicant's intention of constructing additional improvements related to the approved improvement construction plan. The motion was carried unanimously.

Mr. Nardella introduced the third order of business, a review of the Ag Security Area. The Ag Security Law requires municipalities to review their Ag Security Area every 7 years. The township must solicit comments from both the LCPC and the Township Planning Commission. This routine and mandatory review would look at whether additional properties should be included in the Ag Security Area (ASA). Typically additional properties are only added at the request of a property owner after the initial adoption.

Mr. Nardella introduced the last order of business, the Zoning Ordinance Amendment Discussion. After discussion regarding short term rentals, Mr. Deimler stated he will draft a proposed amendment regarding criteria for short term rentals for the Planning Commission to review. The Zoning Hearing Board hearings from May were discussed. Planning Commission members raised concerns about Lancaster Pike. There being no further business to discuss, a motion was made by Mrs. Kalupson and seconded by Mr. Musser to adjourn the meeting. The motion was carried unanimously. The meeting was adjourned at 7:47 p.m.

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Kara Kalupson, Secretary

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Anthony Nardella, Vice Chairman

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Pamela Minnick, Member

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Brent Musser, Alternate Member

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Kenneth Wiker, Member