

**RAPHO TOWNSHIP
PLANNING COMMISSION AGENDA
JUNE 4, 2018 7:00 p.m.**

CALL TO ORDER

PLEDGE OF ALLEGIANCE

APPROVAL OF THE MINUTES OF THE MAY 7, 2018 MEETING

BRIEFING ITEM:

Preliminary/Final Land Development Plan #18-354

Good's Country Properties LLC, 1335 Strickler Road

The property has been previously subdivided, with this plan proposing the development of Lot 2 of 3, which comprises 3.77 acres. The applicants propose to construct a 28,750 square foot commercial building, including a 16,020 square foot warehouse, distribution and wholesale facility, a 2,880 square foot office, and a 10,540 square foot future warehouse expansion, plus parking and loading facilities and stormwater conveyance facilities. Stormwater would be managed by an existing regional detention basin on the southeastern side of the property. The proposed impervious area is 67.1%. The building would be accessed via a joint driveway. Several modifications are requested. The project was granted conditional use approval by the Board of Supervisors on April 19, 2018. The property is located in the Industrial Zoning District and is served by public water and sewer.

ACTION ITEM (continued from May 7 meeting):

Spring Hollow Enterprises, LLC Conditional Use application #2017-29

2180 Hossler Road

The applicant proposes to use existing buildings and driveways to operate an agricultural-related business. The business would provide for the service and repair of agricultural equipment and similar motor vehicles, as well as sales and rentals of agricultural-related equipment, including parts and supplies. No employees would be employed other than immediate family members. There would be outdoor display of no more than four pieces of equipment. The property is located in the Agricultural Zoning District.