

# **AGENDA**

## **SOLEBURY TOWNSHIP PLANNING COMMISSION**

### **REGULAR MEETING**

July 10, 2017, 7:00 p.m.  
Solebury Township Building, 2<sup>nd</sup> Floor

- I. **Call to Order – Chris Caputo, Chair**
  
- II. **Approval of Minutes – June 12, 2017**
  
- III. **Land Development Application (Pantera Realty, LLC Route 202 Spur (SR 202) TMP#41-028-067-003 (a.k.a Riverview Development)**  
The applicant is proposing the construction of a banquet facility, retention of an existing residential structure for use as a ‘bridal suite’ or reception house, and conversion of the existing barn structure for use as a restaurant
  
- IV. **Conditional Use Application (Lynn Builders, LLC 1855 River Road, TMP #41-036-099 & 41-036-097) (a.k.a. Ruddy Property)**  
Lynn Builders is seeking approval of the Corridor Management Plan pursuant to Section 1507.F.1 of the Zoning Ordinance.
  
- V. **Land Development Acknowledgement of Application MWH Properties, LLC 2995 River Road TMP #41-19-4 (a.k.a. Elliot Realty)**  
The applicant proposes the demolishing and reconstruction of existing building. The proposed use is for a real estate office (with twelve employees) and a two-bedroom apartment.

**VI. Proposed Ordinance with Omnibus Amendments to Chapter 27, the Zoning Ordinance**

The proposed is amending the Solebury Township Zoning Ordinance to clarify certain definitions to reflect updates in Chapter 8 on Floodplains, and add definitions for Base Flood, Base Flood Elevation, and Automobile Service Stations, to clarify regulations for recreational use of livestock and horses, to update zoning permit provisions to include compliance with uniform commercial code, to provide an additional general use permitted by conditional use in Part 17 in the Light Industrial area and to correct certain tables and provisions to include the Carversville Village Residential and Carversville Village Commercial Districts and correct certain cross-referenced sections.

**VII. Adjournment**

Next Solebury Township Planning Commission Meeting – August 14, 2017  
Next Solebury Township Board of Supervisors Meeting – July 18, 2017 and August 15, 2017