

**RICHLAND TOWNSHIP
PLANNING COMMISSION MEETING
MONDAY, JANUARY 11, 2021 – 7:00 P.M.
AGENDA**

1. **REORGANIZATION OF PLANNING COMMISSION FOR 2021**
 - a. Elect Chairperson
 - b. Elect Vice-Chairperson
 - c. Elect Secretary
 - d. Establish date and time of regular meeting – currently third Monday of the month at 7:00 pm, with the exception of the first meeting of January 2022 to be held on the second Monday of the month due to conflict with Martin Luther King holiday. The date of the meeting will be January 10, 2022.

2. **APPROVAL OF MINUTES** from the Planning Commission meeting December 21, 2020.

3. **APPROVAL OF YEAR END REPORT** – Authorization to submit the summary of 2020 Planning Commission Subdivision and Land Development to the Board of Supervisors

4. **OLD BUSINESS.**
 - A. Gibsonia Commons Lot 3** – Formerly referred to as Hawkins Companies LLC property, (Current owner – Albert W. & Regina M. Platt) Consideration of a Subdivision Plan to create three (3) lots in Richland and Hampton Townships. Property Situates vacant land 5315 & 5317 William Flynn Highway, Gibsonia, PA, Lot & Block Nos. 1355-E-138 & 1355-A-76. Plan dated January 5, 2021. Deemed approval date February 22, 2021.

 - B. Gibsonia Commons Lot 3** - Formerly referred to as Hawkins Companies LLC property, (Current owner – Albert W. & Regina M. Platt) Consideration of Land Development Plan to construct an approximate 5,000 square foot retail building with associated parking and loading areas. Property situate 5315 & 5317 William Flynn Highway, Gibsonia, PA, Lot & Block Nos. 1355-E-138 & 1355-A-76. Plan dated January 5, 2021. Deemed approval date February 22, 2021.

 - C. Van Velsor Drive New Cafe** – Consideration of Preliminary Land Development plan to construct an approximate 1,500 square foot coffee shop with associated parking and loading areas. Property situate 1001 Van Velsor Drive, Bakerstown, PA, Lot & Block No. 2007-D-100. Zoning District “MU” Mixed Use. Architectural

Plans latest dated November 25, 2020, Engineering Plans latest dated December 23, 2020. Deemed approval date February 20, 2021.

5. **NEW BUSINESS.**

A. Chatham Campus Master Plan – Consideration of Campus Master Plan Revision, specifically in the Elizabeth Meadows precinct of the campus. The Rachel Carson Ecovillage originally proposed a 15 residential unit community. This revision would increase the amount to 35 total units in the relative same location as originally approved. Property situate 6035 Ridge Road, Gibsonia, PA 15044, Lot & Block Nos. 2380-R-162, 2380-R-243 and 2380-L-199. Zoning District “RR” Rural Residential. Plans last dated December 28, 2020. Public Hearing must be held on or before February 26, 2021.

6. **COMMENTS FROM THE BOARD.**

7. **COMMENTS FROM THE FLOOR.**

8. **ADJOURNMENT.**