



Upper Macungie Township Planning Commission Meeting Agenda

8330 Schantz Road
Breinigsville, PA 18031

October 20, 2021

7:00 PM

Public Meeting Room

For anyone wishing to address the Commission or ask questions from the floor, the Chairman will accept public comment during each specific agenda item. Thank you.

I. CALL TO ORDER – PLEDGE TO THE FLAG

II. MINUTES

A. September 15, 2021

III. ADDITIONS/DELETIONS TO AGENDA

IV. CURRENT PLANNING DOCKETS

Projects in Review		
Docket	Project	90 or 45 Day Period (MPC Section 508)
2311	<i>*10543 Schantz Road – Minor Subdivision Plan</i>	11/14/2021
2325	Green Hills Commerce Center Building III Addition – Prelim/Final	11/16/2021
2202	6500 Chapmans Road – Land Development	11/28/2021
2062	Hassen Creek Estates – Subdivision Plan	11/30/2021
2305	5239 W Tilghman Street Addition – Land Development	12/11/2021
2324	<i>*Glenlivet Drive W Extension & Subdivision – Sub/LD Plan</i>	12/14/2021
2084A	<i>*Lehigh Hills, Lot 5, Phase II Supplemental Grading Plan – Amended Final Plan</i>	1/16/2022
2318	Readington Farms – Preliminary Plan	1/17/2022
2323	<i>*NFI Building Expansion – Preliminary/Final Plan</i>	1/18/2022

**Being heard in September*

V. PLAN REVIEW

#2323 NFI Building Expansion, Preliminary/Final Land Development Plan, 8001 Industrial Blvd, the project proposes a 130,000 sqft warehouse expansion to the existing building and supporting parking. The site will also contain related site amenities and improvements inclusive to parking, access roadways, utilities, and stormwater management;

#2311 10543 Schantz Road Minor Subdivision, 10543 Schantz Road, Subdivision Plan, the project proposes to subdivide the approximately 4-acre parcel to create an additional lot (Lot 2) for the construction of a single-family dwelling to be served by on-lot water & sewer. The project is located within the Township’s RU1.5 – Rural 1.5 Zoning District;

#2084A Lehigh Hills Lot 5 Subdivision – Phase 2 Supplemental, 1670 PA Route 100, Revised Final Plan, the project is a revision to the Lehigh Hills Lot 5 Subdivision Plan to amend the grading plans throughout the development, to include Ryan Homes' proposed dwellings and increased stormwater coverage;

#2324 Glenlivet Drive W Extension & Residential Subdivision, Preliminary/Final Land Development Plan, 8363 Main Street, 8557 Main Street, & 1260 Church Street, the project proposes the construction and development of 52 single family residential dwellings. Additionally, the development will consist of the construction of waterlines, sanitary sewer, access driveways, storm sewer, stormwater management facilities and associated roadway improvements. The proposed plan is situated within the Township's R1 – Rural Residential Zoning District;

VI. OTHER BUSINESS

- A. Proposed Amendments to the Upper Macungie Township Code of Ordinances including Section §22 Subdivision and Land Development Ordinance and Section § 27 – Zoning**

VII. PUBLIC COMMENT

VIII. ADJOURNMENT