

## LVPC PROJECT REVIEW SUMMARY SHEET

Comprehensive Planning

Date: October 2016

PROJECT	MUNICIPALITY	BRIEF STATEMENT OF PURPOSE	LVPC COMMENT
1. Zoning Ordinance Amendment	Lower Saucon Township	New system of regulations for commercial communications facilities	Matter of local concern.
2. Zoning Ordinance Amendments	South Whitehall Township	Dimensional requirements for motor freight terminals and warehousing/distribution within the IC-1 zoning district	Matter of local concern.
3. Zoning Ordinance Amendments	Lynn Township	Beauty shop and dry cleaning in General Commercial/General Industrial (GC/GI) district.	Consistent w/ County Comprehensive Plan: it promotes convenience & retail establishments in an Urban Development area and further supported by the Mixed Use Residential Neighborhood Overlay District superimposed on this district in 2011. However, the inclusion of dry cleaners as a by-right use could pose a threat to human health, so a model ordinance on dry cleaning is recommended for further reference.
4. Zoning Ordinance Amendment	Hanover Township (Northampton)	Medical Marijuana facilities: definitions, conditional use categories and specific use standards.	Consistent w/ County Comprehensive Plan.
5. Comprehensive Plan Update (Resubmission)	City of Easton	Resubmission of <i>Transform Unify Thrive</i> , first reviewed in November 2015.	Generally consistent w/ County Comprehensive Plan, though vision statements encourage housing along the Bushkill Creek, though this would promote housing in floodplains and other environmentally sensitive areas.
6. Zoning and SALDO Amendments	Lower Saucon Township	Definition of family and regulations on residential group homes	Consistent w/ County Comprehensive Plan.
7. Zoning Ordinance Amendments	North Whitehall Township	Active Adult Community Overlay, amendments to an ordinance first proposed in 2006, applied to Agricultural-Residential (AR), Institutional Option (AR-I) and Suburban Residential (SR) districts.	Originally inconsistent w/ County Comprehensive Plan from our 2006 review, these newest amendments are mostly either local concern or consistent. But the prohibition of on-lot sewage is inconsistent, since it would be forcing public/water sewer into the AR and AR-I zoning districts, which are overwhelmingly Rural in the LVPC General Land Use Plan.
8. Zoning Map Amendment	Upper Saucon Township	Creating a Village Commercial Overlay Zone across two parcels.	Consistent w/ County Comprehensive Plan.

<b>TITLE</b>	<b>MUNICIPALITY</b>	<b>BRIEF STATEMENT</b>	<b>LVPC COMMENT</b>
1. Application to Renew Approval of Existing Groundwater Withdrawal (DRBC Review)	Alburdis Borough	Application to renew approval of existing groundwater withdrawal (up to 11.87 million gallons per month) from four wells to continue to supply the Borough's distribution system, which serves the Borough and a small portion of Lower Macungie. No change in groundwater allocation is proposed. Ten-year renewal cycle.	Consistent with county comprehensive plan. Per DRBC documentation, no adverse impacts anticipated with continued operation.
2. Application to Renew Approval of Existing Wastewater Treatment Plant & Discharge (DRBC Review)	City of Easton	Application to renew approval of existing discharge from the Easton Joint Sewer Authority wastewater treatment plant (10 mgd) that serves the City, the boroughs of Wilson, Glendon, Tatamy and West Easton, and the townships of Forks, Williams, Palmer, Lower Nazareth and Bethlehem. No expansion or modification of treatment plant is proposed. Five-year renewal cycle.	Consistent with county comprehensive plan. Per DRBC documentation, no adverse impacts anticipated with continued operation.