

LVPC PROJECT REVIEW SUMMARY SHEET

Comprehensive Planning

Date: November 2018

PROJECT	MUNICIPALITY	BRIEF STATEMENT OF PURPOSE	LVPC COMMENT
1. Zoning Ordinance Amendment	Lower Saucon Township	Signs – Deletes the current definitions and specifications relating to sign regulations and adds a new article which provides a comprehensive regulation of all sign types	The amendment addresses a matter of local concern.
2. Zoning Ordinance Amendment	Hanover Township (NC)	Fireworks (revised) – Corrects typos in the initial amendment	The amendment addresses a matter of local concern.
3. Zoning Ordinance Amendment	Lower Nazareth Township	Fireworks – Adds definitions related to the sale of fireworks and allows firework sales as a special exception use and a conditional use in a General Commercial district.	The amendment addresses a matter of local concern.
4. Zoning Ordinance Amendment	South Whitehall Township	Various (Zoning Ordinance Service Pack 2B) – The Service Pack includes a total of twenty-two amendment items for review	<p>Eighteen amendments address matters of local concern. Of the remaining four:</p> <p>Apartment Building Regulations/Density Credits: Amendment restoring consistent policy language to the apartment building regulations and adding details regarding the open space requirements and clarifies the use of density credits was commended by LVPC. LVPC also encourages the township to explore offering density bonuses to encourage the development of below market rate dwelling units.</p> <p>Maximum Accessory Dwelling Unit Size: Amendment recommending increasing the maximum size of both attached and Detached ADUs from 800 square feet to 1,000 or 1,200 square feet of living space was found to be consistent with the County Comprehensive Plan goal of expanding housing options.</p>

			<p>Minimum Lot Sizes – Alley Frontage Properties: Amendment introducing minimum lot sizes for twins, two-flats and three-flats with alley frontage within the Medium Density (R-5) and High Density (R-10) residential districts was found to be consistent with the County Comprehensive Plan policies advocating for greater variety of housing types and higher residential densities in suburban townships, promoting traditional neighborhood development concepts, and improving local street connectivity.</p> <p>Motor Freight Terminals, Warehousing and Distribution, Conditional Use Standards: Amendment adding Conditional Use standards to the Motor Freight Terminals and the Warehousing and Distribution use schedules, man of which LVPC has recommended for warehouse and logistics facilities, was commended by LVPC and found to be consistent with the Comprehensive Plan policy for addressing impacts of land uses of regional significance.</p>
5. SALDO Amendment	South Whitehall Township	Various (SALDO Service Pack 1) – The Service Pack includes a total of six amendment items for review	The amendments address matters of local concern.
6. Zoning Map Amendment	Allen Township	Zoning Map Amendment – Proposes four zoning designation changes intended to achieve greater consistency with the Township’s recently adopted Comprehensive Plan	Two of the changes bring the Township’s zoning map into greater consistency with the County Comprehensive Plan’s General Land Use Map. The remaining two map amendments maintain the existing consistency with the General Land Use Map.
7. Zoning Ordinance Amendment	Washington Township (LC)	Keeping of Poultry – Establishes a definition for the keeping of poultry and establishes permitted districts and use restrictions for the keeping of poultry	The amendment addresses a matter of local concern.