

**AGENDA**  
**WORCESTER TOWNSHIP PLANNING COMMISSION**  
**RE-ORGANIZATION/ WORK SESSION MEETING**  
**WORCESTER TOWNSHIP COMMUNITY HALL**  
**FAIRVIEW VILLAGE, WORCESTER, PA 19490**  
**THURSDAY, JANUARY 13<sup>th</sup>, 2011 7:30 P.M.**

CALL TO ORDER

ATTENDANCE

1. **APPOINTMENT OF PLANNING COMMISSION POSITIONS:**
  - CHAIRMAN OF THE PLANNING COMMISSION
  - VICE CHAIRMAN OF THE PLANNING COMMISSION
  - SECRETARY
  - MEMBER(S)
  
2. **APPROVAL OF MEETING MINUTES:**
  - OCTOBER 28<sup>th</sup>, 2010
  - NOVEMBER 11<sup>th</sup>, 2010
  
3. **APPROVAL OF 2011 MEETING SCHEDULE:**
  - WORK SESSION MEETINGS
  - OFFICIAL MEETINGS
  - JOINT MEETINGS HELD WITH BOARD OF SUPERVISORS
  
4. **PLANNING COMMISSION AGENDA FOR NEXT MEETING HELD ON JANUARY 27<sup>th</sup>, 2011:**
  - DISCUSSION
  
5. **RHOADS SUBDIVISION:**
  - FINAL APPROVAL CONSIDERATION
    - THE PROPERTY IS IN THE LAND PRESERVATION ZONING DISTRICT LOCATED AT 2062 WEBER RD & 2119 BERKS RD. THE PROPOSED PLAN CONSISTS OF THE CREATION OF ONE SINGLE FAMILY FLAG LOT (LOT #3) FROM 2 PARCELS TOTALING APPROXIMATELY 25.9 (+/-) ACRES. AN EXISTING DWELLING AND ACCESSORY STRUCTURES ARE LOCATED ON LOT #1. THE EXISTING DWELLING WILL CONTINUE TO ACCESS WEBER RD. THE PROPOSED LOT WILL TAKE ACCESS VIA A PROPOSED ACCESS EASEMENT OVER LOT #2 AND WILL ACCESS BERKS RD.
  
6. **ZONING AMENDMENT DISCUSSION:**
  - SIGNAGE
  
7. **PUBLIC COMMENT**
  
8. **ADJOURNMENT**

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ATTENDANCE

**1. APPROVAL OF MEETING MINUTES:**

- JANUARY 13<sup>th</sup>, 2011

**2. MANDRACCHIA SUBDIVISION:**

- PRELIMINARY PLAN APPROVAL CONSIDERATION
  - THE SUBDIVISION IS LOCATED ADJACENT TO 3425 STUMP HALL RD AND CONSISTS OF THE CREATION OF 3 NEW SINGLE-FAMILY LOTS FROM ONE PARCEL, WITH FRONTAGE ON THE EAST SIDE OF STUMP HALL RD, TOTALING APPROXIMATELY 10.73 ACRES OF LAND, LOCATED IN THE R-175 DISTRICT. TWO OF THE LOTS ARE PROPOSED FLAG LOTS.

**3. PLANNING COMMISSION AGENDA FOR NEXT JOINT MEETING WITH THE BOARD OF SUPERVISORS HELD ON FEBRUARY 7<sup>th</sup>, 2011:**

- DISCUSSION

**4. PLANNING COMMISSION AGENDA FOR NEXT MEETING HELD ON FEBRUARY 10<sup>th</sup>, 2011:**

- DISCUSSION

**5. ZONING AMENDMENT DISCUSSION:**

- SIGNAGE

**6. VILLAGE PLANNING:**

- DISCUSSION

**7. PUBLIC COMMENT**

**8. ADJOURNMENT**