

AGENDA
WORCESTER TOWNSHIP PLANNING COMMISSION
MEETING
WORCESTER TOWNSHIP COMMUNITY HALL
1031 VALLEY FORGE ROAD, WORCESTER, PA 19490
THURSDAY, NOVEMBER 13TH, 2014 7:30 P.M.

CALL TO ORDER

ATTENDANCE

1. **1207 HOLLOW ROAD – KAVANAUGH LOT LINE CHANGE/ ADJUSTMENT:**
 - THE PLAN PROPOSES A LOT LINE ADJUSTMENT IN ACCORDANCE WITH THE REQUIRMENTS OF SECTION 130-35.1 OF THE SUBDIVISION AND LAND DEVELOPMENT ORDINANCE OF THE TOWNSHIP. THE PLAN PROPOSES THE REMOVAL OF AN EXISTING LOT LINE ON LOT #2, WHICH WAS ORGINALLY CREATED TO GO AROUND THE EXISTING STRUCTURES ON THE PROPERTY. THE ORGINAL STRUCTURES ARE NOW TO BE REMOVED AND THIS LOT LINE ADJUSTMENT IS PROPOSED TO ELIMINATE THE IRREGULARITY OF THE TWO (2) LOTS.

2. **CENTER SQUARE GOLF COURSE:**
 - CONDITIONAL USE APPLICATION – THE PROPOSAL IS FOR A REDEVELOPMENT OF THE CENTER SQUARE GOLF CLUB, BETWEEN BERKS ROAD AND WHITEHALL ROAD ON SKIPPACK PIKE, TO BE REDEVELOPED INTO A RESIDENTIAL LIFE CARE FACILITY. THE PROPOSED RESIDENTIAL LIFE CARE FACILITY WOULD INCLUDE 164 SINGLE FAMILY DETACHED DWELLING UNITS, 170 “CARRIAGE HOMES”, AND 141 “SENIOR INDEPENDENT LIVING, ASSISTED LIVING/ PERONSAL CARE AND MEMORY CARE UNITS.” THE TOTAL SITE AREA IS APPROXIMATELY 158 ACRES AND IS ZONED AGR-AGRICULTURAL.

3. **ZONING AMENDMENT ORDINANCE:**
 - HISTORIC ORDINANCE – NEWSLETTER WINTER 2014 ARTICLE & FINALIZATION OF DRAFT LETTER

4. **PLANNING COMMISSION AGENDA FOR DECEMBER 11th, 2014 MEETING:**
 - DISCUSSION

5. **APPROVAL OF MEETING MINUTES:**
 - OCTOBER 9th, 2014

6. **PUBLIC COMMENT**

7. **ADJOURNMENT**