*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.*

1. **CALL TO ORDER – PLEDGE TO THE FLAG**
2. **MINUTES**
	1. September 21, 2022
3. **ADDITIONS/DELETIONS TO AGENDA**
4. **PRESENTATIONS**
5. **CURRENT PLANNING DOCKETS**

|  |  |  |
| --- | --- | --- |
|  | **Projects in Review** |  |
| **Docket** | **Project** | **90 or 45 Day Period** *(MPC Section 508)* |
| ***\*2334*** | ***BlueTriton Semi-Trailer Entrance – Sketch Plan*** | ***N/A*** |
| ***\*2338*** | ***Twin Ponds Developments – Sketch Plan*** | ***N/A*** |
| 2326 | Carriage East – Preliminary Sub/LD Plan | 11/10/2022 |
| 2330 | Taco Bell – Prelim/Final LD Plan | 11/20/2022 |
| 2202 | 6500 Chapmans Road – Land Development | 11/22/2022 |
| 2328 | Millipore Sigma Distribution Center – Prelim/Final Land Development | 12/9/2022 |
| 2317 | 1001 Glenlivet Drive – Prelim/Final Land Development | 12/11/2022 |
| ***\*2336*** | ***Sunset Orchards – Preliminary Sub/LD Plan*** | ***12/23/2022*** |
| ***\*2339*** | ***Air Products Redevelopment of Cetronia Road Site – Preliminary Land Development*** | ***1/9/2023*** |
| ***\*2304*** | ***Trexler Pointe – Prelim/Final Land Development*** | ***1/14/2023*** |
| 2335 | 8451 Hamilton Blvd – Preliminary Land Development | 1/16/2023 |

 ***\*Being heard in October***

1. **PLAN REVIEW**

**#2336 Sunset Orchards, Preliminary Subdivision/Land Development, Schantz & Ruppsville Road,** the applicant is proposing the construction of a residential development consisting of 110 twin style homes and 106 townhome units. The project is located within the Township’s R3 – Medium Low Density Residential Zoning District.

**#2334 BlueTriton Semi-Trailer Entrance, Sketch Plan, 405 Nestle Way,** the application is proposing modifications to the access road around the site. Improvements on the site include, widening of internal roadways, reconfiguring internal traffic patterns, and improving an abandoned roadway. *(Previously Fogel Road)* The project is located within the Township’s LI -Light Industrial Zoning District.

**#2304 Trexler Pointe *(formerly Towns at Schafer Run)*, Preliminary/Final Land Development, Weilers & Schafer Run Roads,** the applicant is proposing the develop the lots into 128 townhome units with associated improvements located near the intersection of Route 100, Weilers & Schafer Run Roads in Breinigsville. The project is located within the Township’s R3 Medium Low Density Zoning District.

**#2338 Twin Ponds Development, Sketch Plan, 8739 Hamilton Blvd,** the applicant is proposing to construct 132 residential apartment units within 22 buildings and a daycare facility utilizing the Township’s Mixed-Use Zoning Overlay. The project is located within the Township’s NC – Neighborhood Commercial Zoning District.

**#2339 Air Products Redevelopment of Cetronia Road Site, Preliminary Land Development, 7201 Hamilton Blvd,** the applicant is proposing to redevelop the existing industrial campus. The project consists of the demolition of existing structures and associated underground utilities and the development of three (3) commercial warehouses an associated waterline, sanitary sewer, storm sewer, and stormwater management facilities. The project is located within the Township’s LI – Light Industrial Zoning District.

1. **OTHER BUSINESS**
2. **PUBLIC COMMENT**
3. **ADJOURNMENT**