



HALFMOON TOWNSHIP COMMUNITY CENTER

100 Municipal Lane

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www.halfmoontwp.us

HALFMOON TOWNSHIP PLANNING COMMISSION

March 15, 2022

AGENDA

-
1. **CALL TO ORDER** **6:00 P.M.**
 2. **ROLL CALL**
 - L. Nauman A. Meehan M. Mehring
 - R. Bates G. Stine D. Gembusia, Manager
 - C. Rilk, Local Planner N. Harter, Zoning Officer Z. Rice,
Solicitor

3. **PLEDGE OF ALLEGIANCE**

4. **CHAIRMAN'S COMMENTS**

5. **PUBLIC COMMENTS**

6. **APPROVAL OF MINUTES**

[January 18, 2022, Planning Commission Minutes](#)

7. **OLD BUSINESS**

(Denotes suggested timeframe)

A. REVIEW OF PLANS

- a. Houtz Final Minor Plan – Plan expires May 14, 2022 (Tabled at the December 21, 2021, meeting, no updates available) – Staff recommends tabling the item.
 - i. [Plan Set \(Original\)](#)
 - ii. [SALDO and Zoning Comment Letter](#)
 - iii. [Engineering Comment Letter](#)
 - iv. [SEO Comment Letter](#)
 - v. [Fire Chief Comment Letter](#)
 - vi. [Centre County Comment Letter](#)
 - vii. [Revised Plan Set - Received](#)
 - viii. [Development Response Letter](#)
- b. Weaver Final Minor Plan – Plan expires April 18, 2022 (Tabled at the December 21, 2021, meeting, no updates available) – Staff recommends tabling the item.
 - i. [Plan Set](#)

- ii. [SALDO and Zoning Comment Letter](#)
- iii. [Engineering Comment Letter](#)
- iv. [SEO Comment Letter](#)
- v. [Fire Chief Comment Letter](#)
- vi. [Centre County Comment Letter](#)
- c. Half Moon Acres Plan – Plan expires April 1, 2022 (**Action Item**) (**Undetermined time**)
 - i. [Revised Plan Set](#)
 - ii. [SALDO and Zoning Comment Letter](#)
 - iii. [Engineering Comment Letter](#)
 - iv. [Alt Engineering Comment Letter](#)
 - v. [Fire Chief Comment Letter](#)
 - vi. [Centre County Comment Letter](#)
 - vii. [Predevelopment Drainage Maps](#)
 - viii. [HRG Comment Response Letter \(February 15, 2022\)](#)
 - ix. [Component 3 Sewage Planning Module](#)
 - x. [Mountain Research Infiltration Report \(February 2011\)](#)
 - xi. [PADEP NDPES Permit Renewal Approval \(January 14, 2022\)](#)
 - xii. [TIS Scoping Email](#)
 - xiii. [Waiver for Parkland Dedication](#)
 - xiv. [Waiver for Emergency Access](#)
 - xv. [Waiver for Pedestrian Access](#)

B. NEW BUSINESS

- a. [Ferguson Township March 1, 2022, Official Map Memorandum](#)
- b. [Review of the Draft Ferguson Township Official Map \(10 mins\)](#)

8. PROFESSIONAL DEVELOPMENT

- a. Fundamentals of Zoning – The Why and the How of Zoning (Virtual PSATS Course, link to be provided during the meeting) (**10 mins**)

9. STAFF REPORTS

10. OPEN SPACE PRESERVATION BOARD LIAISON REPORT

11. CRPC BOARD LIAISON REPORT

12. BOARD OF SUPERVISORS LIAISON REPORT

13. ADJOURNMENT

The next meeting of the Halfmoon Township Planning Commission is scheduled for April 19, 2022.