



# Mercer County Regional Planning Commission

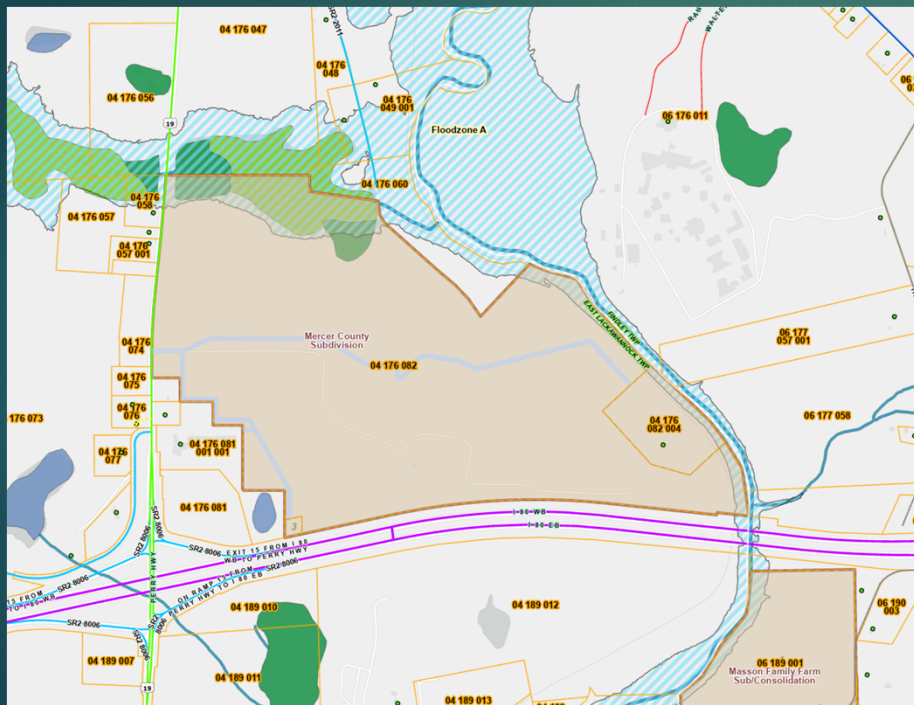
ZONING AND SUBDIVISION REVIEW COMMITTEE

MARCH 18, 2025

# Preliminary Site Plans –

- ▶ **Project “Cake”**: East Lackawanock Township
  - Proposed Warehouse Distribution Center
  - I-80 and SR 19
  - Approximately 216.15 Acres of Disturbance
  - 807 Trailer Parking Spaces
  - Zoned: IDD Interchange Development District
  - Developer: Suncap Property Group - Charlotte, NC
  - Plan has Wetlands Delineated
  - Property is Currently Owned by the County of Mercer

# Preliminary Site Plan-Project “Cake” –East Lackawannock Township

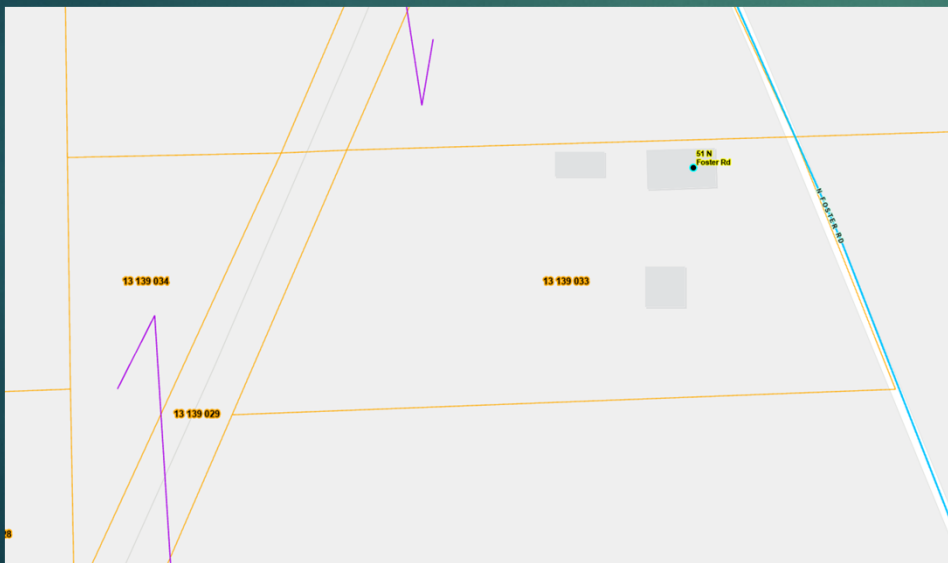


# Final Land Development Plans-

## ➤ Municipal Building: Jackson Township-


- Final Plans for Proposed Garage and Renovations to the Municipal Building in Jackson Center and Parking Area
- 51 North Foster Road
- Zoned: Business District
- Approximately .438 Acres of Disturbance/Potential Effected Area 1.017 Acres
- Variance To the Zoning Setbacks were Approved by the Township

# Final Land Development Plan-New Garage and Renovations to the Municipal Building –Jackson Township

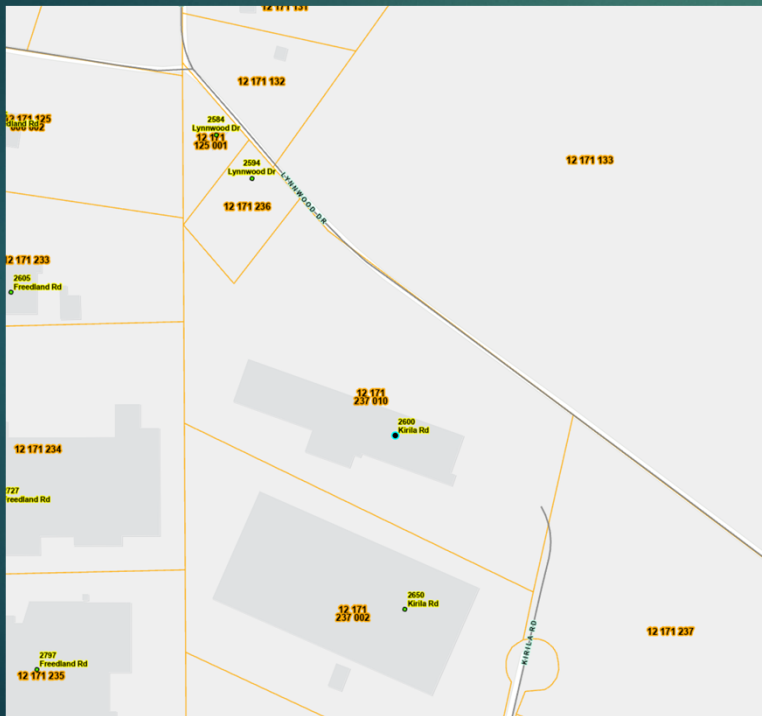


# Industrial Land Development Plans-



- BCS Properties, Inc: City of Hermitage
    - Final Plan for Proposed Building Addition of 24,750 Sq. Ft to Existing Building
    - 2600 Kirila Rd
    - Zoned: Industrial
    - City of Hermitage has Reviewed Plan
    - Becker GW Overhead Lifting Solutions
    - Approximately Less Than 1 Acre Disturbance
- 

# Industrial Land Development Plan- BCS Properties, Inc - City of Hermitage



# Solar Ordinance- Amendment- Clark Borough

- ▶ Adds "[Solar Energy Systems](#)" as Amendment to Section 503





# Countywide SALDO- Tentative Schedule

- ▶ March- Final Draft and recommendations
  - ▶ Comments were received by March 7
  - ▶ Staff reviewed comments and adjusted draft accordingly
  - ▶ Zoning Sub will need to make a formal recommendation to forward to the county (& full commission).
- ▶ Tentative
  - ▶ April-County to open formal 30-day public comment period
  - ▶ May-County adopt –Ongoing Projects

Plans Reviewed by Land Use Team

	Plan Name	Municipality	Major or Minor	Fee Paid	Status
1	Butch	Findley	Minor	\$300.00	Completed
2	<u>McAnallen</u>	Coolspring	Minor	\$360.00	Completed
3	<u>Kasbee</u>	Delaware	Minor	\$300.00	Reviewed
4	Hercules Car Wash	Mercer	LDP	\$300.00	Withdrawn
5	Troyer	Fairview	Minor	\$300.00	Completed
6	Home 2 Suites	Hermitage	Minor	\$375.00	Completed
		Shenango			
7	Home 2 Suites	Hermitage	Preliminary LDP	\$500.00	Pending zoning hearing at Shenango
		Shenango			
8	<u>Stonebraker</u>	Lackawannock	Minor	\$320.00	in progress
9	Hoskin	Liberty	Minor	\$300.00	in progress
10	Clark	Mill Creek	Minor	\$325.00	Reviewed
11	Fairview Cheese	Fairview	Preliminary LDP	\$500.00	Board Approved
12	Wagler	Sandy Lake	Minor	\$300.00	Reviewed
		Lake			
13	Riddle	Pine	Minor	\$300.00	in progress
14	Mercer Farm [WPC]	Findley	Minor		In progress
15	<u>Samol</u>	South Py	Minor		In progress
16	Shetler	Salem	Minor		In progress
17	Top Tier	Hermitage	LDP	Fees waived	Completed
18	Gibson Lots 1 & 2	Hermitage		Fees waived	Completed
19	Confer II Lot 1	Hermitage		Fees waived	Completed
20	83 Main Street LLC Lots 1 & 2	Hermitage		Fees waived	Completed

21	USA Equipment Leasing LLC Lot 1	Hermitage		Fees waived	Completed
22	<u>Yanak</u> Lots 1 & 2	Hermitage		Fees waived	Completed
23	<u>Yanak</u> Lot 3	Hermitage		Fees waived	Completed
24	Hickory Fields	Hermitage	LDP	Fees waived	Completed
25	<u>Boura</u>	Hempfield	Minor	\$325.00	Completed
26	<u>Korniak</u>	Jackson	Minor	\$350.00	In progress
27	<u>Emph</u>	West Salem	Minor	\$300.00	In progress
28	Jackson Township Bldg	Jackson	LDP	Fee waived	In progress
29	Benson Williams	Pymatuning	Minor	\$500.00	In progress
30	T Collins	West Salem	Minor	\$325.00	In progress
31	<u>Belblo</u>	West Salem	Minor	\$325.00	In progress
32	Harrison	West Salem	Minor	\$325.00	In progress
33	R. Collins	West Salem	Minor	\$325.00	In progress
34	<u>Chutz</u>	Pine	Minor	\$380.00	In progress
35	<u>Minner/Montgomery</u>	Findley	Minor	\$325.00	In progress
36	Industrial Land Development BCS	Hermitage	LDP	Fee waived	In progress
37	Glen Lakes	Pine	Minor	#325.00	Waiting on fee
38	Morse/Perkins	Wilmington	Minor	\$325.00	In progress
39	Westlake	Sandy Lake	Minor	\$325.00	In progress

ADJOURN

