

# ***ZONING MEMORANDUM***

**GUILFORD TOWNSHIP, FRANKLIN COUNTY, PENNSYLVANIA**

**TO: Guilford Township Planning Committee Members**  
**FROM: William E. Green, P.E., Zoning Officer W.E.G.**  
**RE: Agenda for December 07, 2021 meeting at 8:30 a.m.**  
**DATE: December 02, 2021; POSTED ON DECEMBER 02, 2021**

**The Committee has the following items to consider:**

**RICE & McDONALD SUBDIVISION/LOT-ADDITON PLAN:**

**FRED RICE LAND DEVELOPMENT QUESTIONS:**

**ZONING ORDINANCE/ZONING MAP ITEMS TO BE DISCUSSED IN 2021:**

- A. Consider a text amendment to the Zoning Ordinance that would allow any property where the development rights are sold through the Agricultural Easement Program to use the property in accordance with the requirements of Zoning Ordinance Section 3.1 (A/R) Agricultural/Residential District. Similarly, any property in an Agricultural Security Area in accordance with the Agricultural Security Law; Act 19 of 2013, effective June 24, 2013 may conduct retail sales of seasonal agricultural commodities in a building, and in a manner that complies with HB 176 – now Act 35 of 2017.**
- B. Consider creating a Transitional Zoning Overlay District along the perimeter of the A/R-Agricultural/Residential zoning district where it adjoins the R-Residential zoning district. Uses to be excluded from the Transitional Zoning Overlay District would come from the lists found in Sections 3.1.A, B, and C.**
- C. Review zoning along Garber Road.**
- D. Consider text amendments to Article 5 of the Zoning Ordinance that would revise the requirements for off-street parking on properties used for commercial or industrial purposes.**
- E. Review Section 105 of the Zoning Ordinance.**

**ITEMS FOR DISCUSSION FROM PLANNING COMMITTEE MEMBERS:**

- Consider abandonment of Overcash Road from Route 11 to I-81.**

**Other business as may be brought before the Committee.**