

Carlisle Borough Planning Commission Minutes

Thursday, October 26, 2023, at 5:30 pm

Members in Attendance: C. Muniz, J. Werner, M. Webb, R. Pinnell, and D. Maher

Borough Officials in Attendance: J. Woolston and J. Bennett

The meeting was called to order at 5:30 p.m. by C. Muniz

1. Meeting Minutes

“That the Carlisle Borough Planning Commission unanimously approved the 9/28/23 minutes.

Motion by: R. Pinnell

Second by: J. Werner

2. Public Comments – The audience may request Commission Members address and/or discuss items not listed on the agenda. Commission members may choose, at their discretion, to address issues at a later date.

There were no public comments.

3. Land Development/Subdivision Applications

- a. The Planning Commission may review and provide a recommendation to Borough Council to approve the Comprehensive Plan Land Use Map amendment to change tax parcels 02-21-0318-353, 02-21-0316-045, 02-21-0316-046, 02-21-0316-047, and the area of tax parcel 29-21-0316-063 within the Borough boundary to Urban Redevelopment.

J. Werner met with a few residents in the area of Frog Switch. The residents expressed interest in pedestrian/bike trails connecting this area with surrounding neighborhoods.

Ms. Jameson, Board Member for Frog Switch, said the Board is concerned with the rezoning of this property at this time due to the fact that they are talking to a potential buyer of this property. Frog Switch would like to see the current zoning of this property remain as is.

C. Muniz agreed with the concept of pedestrian/biking trails and would also like to consider a future transportation plan that would be sensitive to future growth.

J. Woolston explained that a Mixed Use zoning would allow for more flexibility in how this property could be developed and allow for a less intensive development. It also gives a developer the opportunity to reuse/redevelop existing buildings.

That Carlisle Borough Planning Commission recommends approving the Comprehensive Plan Land Use Map amendment to change tax parcels 02-21-0318-353, 02-21-0316-045, 02-21-0316-046, 02-21-0316-047, and the area of tax parcel 29-21-0316-063 within the Borough boundary to Urban Redevelopment.

Motion by: M. Webb Seconded by: J. Werner.

- b. The Planning Commission may review and provide a recommendation to Borough Council to approve the Zoning Map amendment to change tax parcels 02-21-0318-353, 02-21-0316-045, 02-21-0316-046, 02-21-0316-047, and the area of tax parcel 29-21-0316-063 within the Borough boundary to Urban Mixed Use District (UM); and an amendment the Zoning Ordinance to reduce minimum parking requirements for dwellings.

J. Woolston gave an overview of a proposed amendment to reduce the minimum parking requirements for dwellings. The ordinance could “suggest” parking and not require, allow for a fee in lieu of parking, share parking and/or lower the car parking standard.

J. Werner asked if the fee in lieu of parking would be designated for a specific use? J. Woolston said at this time, no.

D. Maher asked if the ordinance would specify car and/or bicycle parking. J. Woolston said that this time it only addresses vehicle parking.

That Carlisle Borough Planning Commission recommends approving the Zoning Map amendment to change tax parcels 02-21-0318-353, 02-21-0316-045, 02-21-0316-046, 02-21-0316-047, and the area of tax parcel 29-21-0316-063 within the Borough boundary to Urban Mixed Use District (UM); and an amendment to the Zoning Ordinance to reduce minimum parking requirements for dwellings and that Borough staff continue to study additional enhancements to the minimum parking policy in the future.

Motion by: C. Muniz Seconded by: J. Werner.

4. Adjournment at 6:30 p.m.

Respectfully submitted,

Jared Woolston
Director of SCEP