



**Planning Commission
Monday, October 2, 2006
7:00 p.m.**

- **Call to Order/Salute to the flag**
- **Roll Call**
- 1. **Minutes**
 - 1. **Minutes from August 28, 2006 Workshop/Regular Meeting**
- 2. **Correspondence**
- 3. **Reports**
 - 1. **Department of Community Development – August, 2006**
- **Public Comment - Anything on or off the agenda**
- 4. **Old Business:**
 - 1. **First Commonwealth Bank**
 - A. **PR #30421 Final Land Development (TLD 10/28/06)**

Final Land Development application for a Financial Institution with three (3) drive-thru lanes to be located at 1189 Freedom Road in the C-1 zoning district.
 - 2. **Foxwood Estates**
 - A. **PR # 30425 Tentative Planned Residential Development (TLD to open public hearing 12/8/06)**

Proposed Tentative Planned Residential Development approval for 15 Single Family Residential lots to be located off Majestic Drive (Carriage Manor) in the R-1 Zoning District.
- 5. **Old Business to be continued to the November 8, 2006 meeting.**
 - 1. **Mystic Ridge**
 - A. **PR #1238 Tentative Planned Residential Development (TLD 2/2/07 to open public hearing)**

Tentative Planned Residential Development application for a forty-three (43) lot Single Family Residential development located along both sides of Garvin Road on approximately 48.14 acres in the R-1 zoning district.

6. **New Business:**

1. **Pittsburgh Association for the Improvement of the Poor**

A. **PR #30432 Preliminary/Final Subdivision (TLD 12/23/06)**

Preliminary/Final Subdivision application for a two (2) parcel subdivision of 84.62 acres located along Franklin Road in the SU-1, BPK, and R-1 zoning districts.

2. **Franklin Crossing**

A. **PR #30431 Tentative Planned Residential Development (TLD 11/4/06 to open public hearing)**

Tentative Planned Residential Development application for a fifty-eight (58) lot Single Family Residential development located at the intersection of Franklin Road and Goehring Road on approximately 43.96 acres in the R-2 zoning district.

3. **Redmond Place**

A. **PR #30430 Tentative Planned Residential Development (TLD 11/4/06 to open public hearing)**

Tentative Planned Residential Development application for a seventeen (17) lot Single Family Residential development located at the intersection of Peters Road and Rowan Road on approximately 12.85 acres in the R-2 zoning district.

4. **Rowan Towers II**

A. **PR #30426 Preliminary/Final Subdivision (TLD 12/23/06)**

Preliminary/Final Subdivision application for a two (2) lot subdivision located at 8050/8054 Rowan Road in the SP-1 zoning district.

B. **PR #30427 Revised Preliminary Land Development (TLD 12/23/06)**

Revised Preliminary Land Development approval for the Rowan Towers Development consisting of two buildings: an existing six (6) story 53,016 square foot Office building and a proposed six (6) story, 71,286 square foot Professional/Business Office Building (consisting of a 3,786 square foot Financial Institute w/drive-thru and 67,500 square foot Professional/Business Offices) to be located at 8050 and 8054 Rowan Road in the SP-1 zoning district.

C. **PR #30428 Conditional Use (TLD to open public hearing 11/4/06)**

Proposed Conditional Use approval for a 3,786 square foot Financial Institution with drive thru to be located at 8054 Rowan Road in the SP-1 zoning district.

D. **PR #30429 Final Land Development (TLD 12/23/06)**

Final Land Development approval for a six (6) story, 71,286 square foot Professional/Business Office Building with a 3,786 square foot Financial Institute with drive-thru to be located at 8054 Rowan Road in the SP-1 zoning district.

7. Rezoning:

8. Conceptual Plan Review:

1. U.S. Army Reserve Center

Project consists of a 29,388 square foot training building, vehicle maintenance facility and storage building to be located at 9060 Marshall Road.

9. Planning Initiatives:

1. Franklin Road/Route 228 zoning discussion

10. Ordinances:

11. Presentations/Discussion:

12. Adjournment:

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