



Cumberland County Review Report

Cumberland County Planning Department
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<i>Name of Amendment:</i>				
Draft Official Map				
<i>Municipality:</i>	<i>Date Received:</i>	<i>Date Reviewed:</i>	<i>Reviewed By:</i>	<i>Checked By:</i>
Silver Spring Township	4-10-2017	4-20-2017	JK, KS	Planning Commission
<i>Type of Amendment:</i>			<i>Recommendation:</i>	
Official Map			Approval With Comments	
<i>Explanation of Amendment:</i>				
Establishing an Official Map for the Township. The map identifies existing parks, trails, greenways, and proposed trail links. Also includes a road connection from Gray Hawk Landing residential development to Carlisle Pike and straightening of Bernheisel Bridge Road.				
<i>Consistent with Municipal Comprehensive Plan:</i>		<i>Consistent with County Comprehensive Plan:</i>		
Project is Consistent		Project is Consistent		
<i>Comments and Recommendations:</i>				
<ol style="list-style-type: none"> 1. The proposed Official Map is consistent with the Land Partnerships Plan component of the County Comprehensive Plan. An implementation strategy of the Land Partnerships Plan is to “encourage and assist municipalities to develop zoning, subdivision/land development and official map ordinance provisions that promote park, greenway and trail development” (Table 8-1). 2. The draft Official Map is consistent with a goal of the County’s Land Partnership’s Plan, which recommends that “local trails connect residential areas, parks, schools, and community destinations” (page 4-7). 3. The draft Official Map appears consistent with the Township’s Comprehensive Plan which encourages “the creation of linear corridors linking existing and future residential neighborhoods with parkland” (page 9). Also, it is generally consistent with the proposed linear parks shown on the Township’s Recreation Facilities Map. 4. The Township may wish to consider connecting the pedestrian corridor along the Carlisle Pike to the CV school campus. 5. The new school location on Bali Hai Road is identified on the map as a “Subdivision” instead of a “School”. Consider providing a greenway/trail link to the new school from the residential areas along Bali Hai and Sample Bridge roads. 6. The trail connection shown between CV school and Stoney Ridge Park appears to border the Brown farm, which is to be preserved as an agricultural easement. State requirements do not allow trails within farmland easements. 				

7. The proposed road connection between Gray Hawk Landing and Carlisle Pike appears to abut the McCormick farm easement of Natural Lands Trust. Any new street right-of-way may not be permitted on the McCormick property and would have to comply with the covenants and restrictions associated with the easement.

"Section 505 (b) and 609 (g) of the Municipalities Planning Code requires that amendments to municipal ordinances be filed with the county planning agency. If this amendment is approved, please forward a final copy to the county planning office so we may update our records."