PERRY COUNTY PLANNING COMMISSION
2024 ANNUAL REPORT SUPPLEMENT
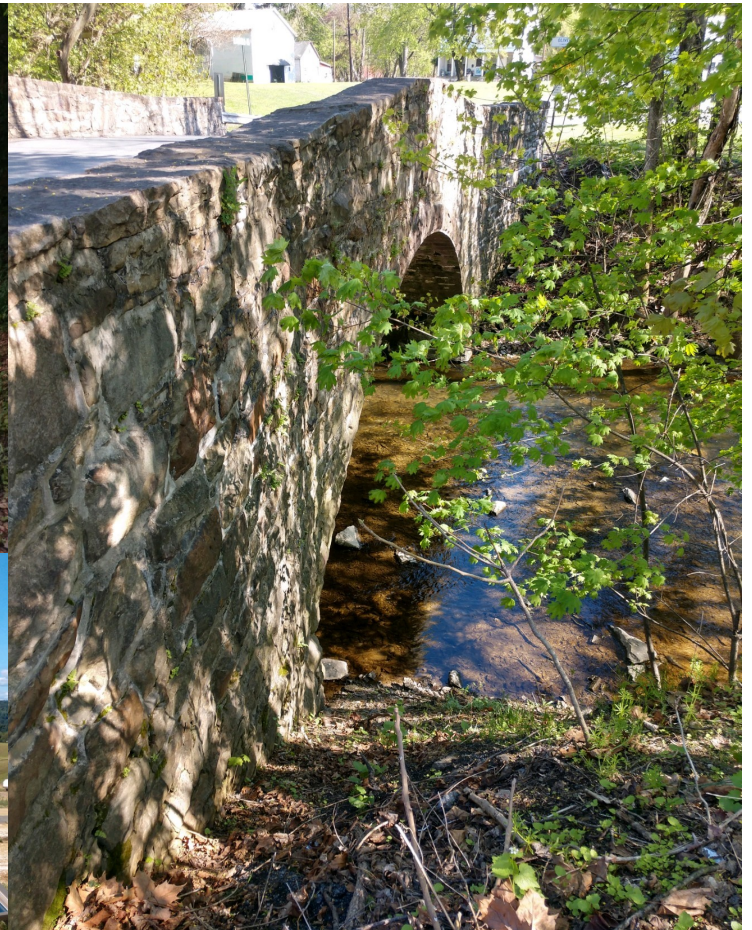
FOREWORD

This annual report fulfills the Perry County Planning Commission's (PCPC) obligation as outlined in the Pennsylvania Municipalities Planning Code (PA MPC), Section 207; Conduct of Business. The report's content highlights all relevant business undertaken by the Commission and staff throughout 2024.

All municipal planning commissions serving from within Perry County are encouraged to follow the County's lead and develop their own annual reports to submit to either the township supervisors or borough council. The PCPC recommends compliance with the PA MPC in this regard and would be very interested in reading about your local planning initiatives.

PERRY COUNTY BOARD OF COMMISSIONERS

Frank Campbell, *Chairman (Left)*

Brenda L. Watson, *Vice Chair (Middle)*

Bill Lyons, *Secretary (Right)*

Shannon Hines, *Chief Clerk (Not Pictured)*

William R. Bunt, *Solicitor (Not Pictured)*

PERRY COUNTY PLANNING COMMISSION MEMBERSHIP

James H. Turner, *Chairman* (January 1, 2021 – December 31, 2024)
Robert E. Shaffer Sr., *Secretary* (January 1, 2021 – November 14, 2024)*
Thomas A. Graupensperger, *Vice Chair* (January 1, 2020 – December 31, 2023)
David F. Rice, *Treasurer* (January 1, 2022 – December 31, 2025)
Danny Kirk, Interim Secretary (January 1, 2021 – December 31, 2024)**
Cathy Gilbert (January 1, 2020 – December 31, 2023)
Donny Bartch (January 1, 2020 – December 31, 2023)
Dana Cotton (January 1, 2022 – December 31, 2025) - Resigned August 16, 2023
Michael Hartley (January 1, 2022 – December 31, 2025)

Note: The dates listed are the current terms for the members.
*Secretary Shaffer resigned his officer position one day prior to the November PCPC meeting (November 14, 2023).
**Secretary Kirk appointed interim Secretary on December 20, 2023 to end of year.

STAFF LIST

Management

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Administrative Assistant
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Interns
Rebecca Wenschof
Anthony Altobelli
Raymond Lazar

Old County Jail and Perry County Planning Office

20 West McClure Street, New Bloomfield, PA

(The Perry County Planning Coordinator staffs this office location on Mondays, Tuesdays, and Thursdays)

The Old County Jail

On this site first county jail constructed 1825.

Site of only execution by hanging in 1861.

Second jail built here in 1903.

Building remodeled as county offices 1990.

Plaque generously donated by James and Susan Swenson Perry County Bicentennial 2020

Dauphin County Veterans Memorial Building and Tri-County Regional Planning Commission Headquarters

320 Market Street, 3rd Floor, Suite 301E, Harrisburg, PA

(The Perry County Planning Coordinator staffs this office location on Wednesdays and Fridays)

To Our County Commissioners,

On behalf of the Perry County Planning Commission (PCPC), I am pleased to present you with our 2024 Annual Report Supplement. The intent of this report is to provide each of you and the general public with a refined summary of the PCPC's activities over the course of the past year.

Your continuing leadership and openness has helped improve the community planning climate in the county. We are also grateful for the willingness of so many local borough councils and township boards of supervisors to show solidarity with the county on the PICTURE PERRY comprehensive plan. We remain hopeful that all the hard work that went into PICTURE PERRY, with all of its collective benefits will eventually win over the boards in the remaining eight townships. We are very pleased with the documented successes achieved in these early stages of the plan's implementation, and the success of keeping all 22 of the county's initial partners actively involved in this plan.

As in years past, the Planning Commission devoted many hours to subdivision and land development plan review, geographic information system improvements, completing sewage planning module reviews, updating the County's Community E-Data Booklet, providing municipal ordinance amendment reviews, planning outreach, staying well-informed of regional transportation-related issues with the Harrisburg Area Transportation Study, assisting a record eight municipalities with the Local Planning Assistance (LPA) program, contributing to the Tri-County Regional Planning Commission's newsletters, and the region's annual Building Activity Report.

Detailed information about these activities can be obtained from the official minutes of the PCPC's monthly meetings. The minutes are accessible on PCPC's webpage located on the TCRPC website: http://www.tcrpc-pa.org/perry/

In closing, our board and staff are committed to the County Planning Program, offering recommendations and support in ways that fulfill our mission. The PCPC looks forward to continued successes in 2025, with continued growth in our outreach and LPA programs to increase our community presence and effectiveness.

Sincerely,

James H. Turner
Chairman

ORDINANCE, PLANS, AND AMENDMENT REVIEWS

The following three tables serve to document the PCPC's ordinance review processes in 2024. The Subdivision and Land Development Ordinance Amendments reviews are performed under Section 505(b) of the Pennsylvania Municipalities Planning Code, Zoning Ordinance Amendments following Section 609(e) and municipal comprehensive plans Section 301.3. (Section 302 (a.1) for surrounding county consideration)

2024 SUBDIVISION AND LAND DEVELOPMENT ORDINANCE

AMENDMENT REVIEWS

Review ID	Municipality	Meeting Date of PCPC Review	Amendments	Review Comment
24SLD-01	Millerstown Borough	2/21/2024	New S&LDO	Support for enactment after consideration of ten items
24SLD-02	Bloomfield Borough	16-Aug-23	Revised S&LDO	Support for enactment after consideration of six items

2024 ZONING ORDINANCE & AMENDMENT REVIEWS

Review Number	Municipality	Official Review Date	Content	PCPC Recommendation
24Z-01	Howe Township	2/21/2024	Proposed change to maximum allowed building heights	Support for the supervisors passing proposed ordinance after considering one item
24Z-02	Rye Township	2/21/2024	Solar Energy Systems	Support for the supervisors passing proposed ordinance after considering one item
24Z-03	Liverpool Borough	4/17/2024	Solar Energy Systems	Support for the supervisors passing proposed ordinance after considering one item
24Z-04	Bloomfield Borough	17-May-23	Fences and walls	Support for the supervisors passing proposed ordinance after considering five items
24Z-05	Spring Township	17-May-23	Solar Energy Systems	Support for the supervisors passing proposed ordinance as proposed
24Z-06	Spring Township	21-Jun-23	Ordinance Amending Article 11, Conditional Uses, Appendix A; Article 13, Appendix C	Support for the supervisors passing proposed ordinance as proposed with one minor recommendation

2024 COMPREHENSIVE PLAN REVIEWS

Review ID	Municipality	Meeting Date of PCPC Review	Plan Update/	Review Comment
24CP-01	Franklin County	18-Sep-24	Revised Comprehensive Plan	Support for adoption after consideration of five items

LOCAL PLANNING ASSISTANCE PROGRAM

Tri-County Regional Planning Commission (TCRPC) offers planning services to all municipalities that subscribe to its Local Planning Assistance (LPA) Program. The County's Local Planning Assistance Program has been highlighted as a potential mechanism for assisting townships and boroughs with all community planning initiatives. The scope of services typically includes advice on comprehensive planning, zoning, subdivision and land development, and other aspects of local planning programs.

Throughout 2024, the TCRPC staff provided LPA services to eight Perry County municipalities: Bloomfield Borough, Marysville Borough, Newport Borough, Oliver Township, and Spring Township. This assistance was provided for a set annual retainer fee. Staff members were requested to attend 15 local planning commission meetings during the year.

Bloomfield Borough – September: Discussed land development plans for the replacement PennDOT's county maintenance building.
New Buffalo Borough – July: Attended the monthly New Buffalo Borough Council Meeting Discussed a resolution to amend the PICTURE PERRY Comprehensive Plan, the Perry County Hazard Mitigation Plan update project, and a municipal resolution regarding a potential sound barrier along SR 11/15; August: Provided initial Draft New Buffalo Borough Zoning Ordinance. Discussed the technical assistance offering of the Water Center affiliated with the University of Pennsylvania. Also witnessed the passage of a resolution by Borough Council to request PennDOT's assistance in conducting a noise study with the long -term consideration of a sound barrier; October: Delivered revised draft zoning map and discussed another area of annexation between the Borough and Watts Township not reflected by the County's GIS municipal boundary data layer.
Newport Borough – March: Continued work with the Newport Borough Planning Commission to provide an updated shade tree ordinance; May: The Newport Borough Planning Commission continued work on the revised Shade Tree Ordinance; future mapping for tree planting: and permit application creation; September: Attended the monthly Newport Borough Planning Commission meeting and went over the Borough Solicitor's review comments pertaining to the initial draft Shade Tree Ordinance.
Oliver Township – January: Discussions about solar took place and the possibility of working to adopt a solar ordinance. Mr. Warner informed twp. staff that TCRPC has a Model Solar Ordinance, but it is written to align with Zoning Ordinances. The Planning Commission decided to continue discussion in February; February: Continued discussion around the update to the Oliver Township Subdivision and Land Development Ordinance (S&LDO). Mr. Warner also gave an update about the Regional Safety Action Plan that is in progress and mentioned the open house in Carlisle on March 6th; April: General Discussion about a possible Townhouse land development plan on 4th Street in eastern Newport. The applicant indicated they are awaiting comments from PennDOT regarding access. Very little discussion regarding the Definitions in the S&LDO took place; May: General discussion on the new procedures that the PC will be taking for reviewing building permits. An additional discussion regarding the proposed solar development in the township also occurred; June: Discussion with the applicant that is proposing a large-scale solar facility took place to allow Twp. Staff to ask questions about the development. The Definition section of the S&LDO update was finalized and agreed upon by the Planning Commission; July: Attended the Oliver Twp. BOS meeting to explain the Picture Perry Resolution Process and how the township can go about getting projects added to PICTURE PERRY; August: Discussion regarding the update to the S&LDO continued. General discussion about Building and construction permits. Additional discussion about the proposed solar project and PICTURE PERRY Comprehensive Plan; November: Discussion regarding the Hursh Land Development Plan occurred. Additional discussion regarding the S&LDO update also took place.
Spring Township – From January through May, our staff worked with Spring Township officials and the municipal solicitor to prepare a draft ordinance to amend the Township's Zoning Ordinance to include provisions for Solar Electric Generating Facilities.

Through this program, the professional planning staff of TCRPC provided direct planning assistance to the respective municipal planning commissions by attending regular monthly meetings or workshops when requested, attending to map requests, providing recommendations to zoning officers for their decision-making process, offering thoughts on ordinance amendments, and prepared new zoning ordinance text.

Services available through the LPA Program are provided on an annual contract basis, which may be arranged to begin at any time during the calendar year. The actual assistance provided depends entirely upon the needs of each municipality.

SUBDIVISION AND LAND DEVELOPMENT ACTIVITY

The Pennsylvania Municipalities Planning Code (Act 247, as amended), requires the PCPC to review all subdivision and land development (S&LD) plans proposed in Perry County.

The PCPC has the responsibility of approval/disapproval authority in those municipalities that do not have their own S&LD ordinance. The PCPC has been empowered by the County Board of Commissioners to approve or disapprove plans received under the Perry County S&LD Ordinance.

In municipalities having enacted a local subdivision and land development ordinance, the PCPC must review the subdivision or land development plan and provide comments to the municipalities within thirty (30) days. The table on the last page of this report lists all municipalities in the County and notes their status regarding local planning commissions' authority as it relates to S&LD ordinances.

In all instances, municipal planning commissions are recommending bodies while the governing body is responsible for the approval or disapproval of subdivision or development plans.

In 2024 the overall S&LD plan review breakdown was as follows:

2024 OVERALL SUBDIVISION & LAND DEVELOPMENT ACTIVITY

Plat Type	Number of Plats	Subdivision		Land Development	
		Number of New Lots	Acres Involved*	Acres Proposed To Be Disturbed	Proposed New Building(s) (Square Feet)
Preliminary Plats	2	0	0.00	57.37	54,675.00
Final Plats	62	35	954.40	213.02	2,047,796.00
Preliminary/Final Plats	9	13	86.03	79.31	550,159.00
Totals	73	48	1,040.43	312.52	2,652,630.00

Figure includes acreage total of all lots subdivided including the acreage balance of the property

PCPC S&LD reviews for municipal reporting

Of the plans for the review report, the review breakdown was as follows:

2024 SUBDIVISION & LAND DEVELOPMENT PLANS FOR REVIEW AND REPORT			
			Land Development Acres
PRELIMINARY			
2 Plats	0 New Lots	0.00 New Lot Acres	20.19
FINAL			
55 Plats	28 New Lots	716.40 New Lot Acres	213.02
PRELIMINARY/FINAL			
7 Plats	11 New Lots	86.03 New Lot Acres	62.54
TOTAL			
64 Plats	39 New Lots	902.43 New Lot Acres	295.75
905.26 Lot Addition/ Reconfigured Acres			

S&LD reviews for PCPC consideration under the Perry County S&LD Ordinance

Considering the County's S&LD Ordinance, applications were as follows:

2024 SUBDIVISION & LAND DEVELOPMENT PLANS FOR APPROVAL OR DISAPPROVAL			
			Land Development Acres
PRELIMINARY			
0 Plats	0 New Lots	0.00 New Lot Acres	0
FINAL			
8 Plats	7 New Lots	138.00 New Lot Acres	16.77
PRELIMINARY/FINAL			
1 Plat	0 New Lots	0.00 New Lot Acres	0
TOTAL			
9 Plats	7 New Lots	138.00 New Lot Acres	16.77
34 Lot Addition/ Reconfigured Acres			

Annual S&LD Plat Summary

The following table summarizes the number of plats in each category, the number of lots and units by category, and the number of acres involved. As in prior years, most of the subdivision plans in the County proposed either one new lot or lot additions to an existing properties. The table also displays the information by county sub-region.

2024 BREAKDOWN OF SUBDIVISION AND LAND DEVELOPMENT ACTIVITY

BY MUNICIPALITY AND REGIONAL PLANNING AREA (RPA)

Municipality	Number of Plat Submissions				New Lots and New Dwelling Units								New Lot Acreage*				Lot Addi-tion/Recon-figured Acres	Public Semi-Public Acres	Agricul-tural/Com-mercial/Industri-al Land Dev. Acres
					New Lots Prelim.	New D.U.'s Prelim.	New Lots Final	New D.U.'s Final	New Lots P-F	New D.U.'s P-F	Total New Lots	Total New D.U.'s	Prelim.	Final	P-F	Total			
Perry Northeast RPA																			
Buffalo Township	0	4	0	4	0	0	3	1	0	0	3	1	0.0	34.4	0.0	34.4	126.1	0.00	0.00
Greenwood Township	0	2	1	3	0	0	1	0	0	0	1	0	0.0	2.0	0.0	2.0	0.9	0.00	8.98
Howe Township	0	3	1	4	0	0	2	2	2	0	2	2	0.0	169.2	4.7	173.9	17.7	0.00	47.90
Juniata Township	0	6	0	6	0	0	2	3	0	0	2	3	0.0	93.8	0.0	93.8	18.5	0.00	0.92
Liverpool Borough	0	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	4.94
Liverpool Township	0	3	0	3	0	0	3	9	0	0	3	9	0.0	11.0	0.0	11.0	0.0	0.00	0.00
Millerstown Borough	0	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Newport Borough	0	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Oliver Township	0	0	1	1	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	4.70
Tuscarora Township	0	5	0	5	0	0	2	2	0	0	2	2	0.0	108.7	0.0	108.7	2.6	0.00	0.50
Northeast Perry RPA Total	0	23	3	26	0	0	13	17	2	0	13	17	0	419.1	4.7	423.8	165.7	0.0	67.9

2024 BREAKDOWN OF SUBDIVISION AND LAND DEVELOPMENT ACTIVITY

BY MUNICIPALITY AND REGIONAL PLANNING AREA (RPA)

| Municipality	Number of Plat Submissions				New Lots and New Dwelling Units								New Lot Acreage*				Lot Addition/Reconfigured Acres	Public Semi-Public Acres	Agricultural/Commercial/Industrial Land Dev. Acres
					New Lots Prelim.	New D.U.'s Prelim.	New Lots Final	New D.U.'s Final	New Lots P-F	New D.U.'s P-F	Total New Lots	Total New D.U.'s	Prelim.	Final	P-F	Total			
Perry West RPA																			
Blain Borough	0	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Bloomfield Borough	1	0	1	2	0	0	0	0	0	2	0	2	0.0	0.0	0.0	0.0	0.0	0.00	18.36
Carroll Township	0	8	1	9	0	0	5	2	4	4	9	6	0.0	40.6	0.0	40.6	97.6	0.00	0.00
Centre Township	1	4	1	6	0	0	1	0	6	3	7	3	0.0	3.9	81.1	84.9	62.0	0.00	7.54
Jackson Township	0	2	0	2	0	0	3	3	0	0	3	3	0.0	32.3	0.0	32.3	14.3	0.00	0.00
Landisburg Borough	0	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Northeast Madison Township	0	2	0	2	0	0	1	0	0	0	1	0	0.0	54.5	0.0	54.5	1.0	0.00	0.00
Saville Township	0	7	0	7	0	0	5	6	0	0	5	6	0.0	42.6	0.0	42.6	2.6	0.00	0.90
Southwest Madison Township	0	2	1	3	0	0	1	2	0	0	1	2	0.0	45.3	0.0	45.3	17.6	0.00	16.80
Spring Township	0	4	1	5	0	0	1	1	0	0	1	1	0.0	16.0	0.0	16.0	55.7	0.00	1.83
Toboyne Township	0	1	0	1	0	0	1	1	0	0	1	1	0.0	5.9	0.0	5.9	3.9	0.00	0.00
Tyrone Township	0	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Perry West RPA Total	2	30	5	37	0	0	18	15	10	9	28	24	0.0	241.1	81.1	322.1	954.7	0.0	45.4

2024 BREAKDOWN OF SUBDIVISION AND LAND DEVELOPMENT ACTIVITY

BY MUNICIPALITY AND REGIONAL PLANNING AREA (RPA)

Municipality	Number of Plat Submissions			New Lots and New Dwelling Units								New Lot Acreage*				Lot Addition/Reconfigured Acres	Public Semi-Public Acres	Agricultural/Commercial/Industrial Land Dev. Acres
				New Lots Prelim.	New D.U.'s Prelim.	New Lots Final	New D.U.'s Final	New Lots P-F	New D.U.'s P-F	Total New Lots	Total New D.U.'s	Prelim.	Final	P-F	Total			
Perry Southeast RPA																		
Duncannon Borough	0	0	0	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Marysville Borough	1	1	2	0	0	0	0	1	0	1	0	0.0	0.1	0.2	0.3	0.0	0.00	0.20
Miller Township	1	0	1	0	0	2	1	0	0	1	2	0.0	2.2	0.0	2.2	0.0	0.00	0.00
New Buffalo Borough	1	0	1	0	0	1	1	0	0	1	1	0.0	0.0	0.0	0.0	0.0	0.00	0.00
Penn Township	2	0	2	0	0	1	1	1	0	1	1	0.0	2.9	0.0	2.9	0.7	0.00	4.40
Rye Township	1	0	1	0	0	0	0	0	0	0	0	0.0	0.0	0.0	0.0	26.7	0.00	0.00
Watts Township	1	0	1	0	0	0	0	0	0	0	0	0.0	286.9	0.0	286.9	484.9	0.00	194.1
Wheatfield Township	2	0	2	0	0	0	1	0	0	1	0	0.0	2.1	0.0	2.1	9.4	0.00	0.00
Southeast Perry RPA Total	9	1	10	0	0	4	4	1	0	5	4	0	294.2	0.2	294.4	521.7	0	198.7
County Totals	62	9	73	0	0	35	36	13	9	48	45	0	954.4	86.0	1,040.4	942.1	0	312.5

Perry County 2024 Subdivision and Land Development Activity
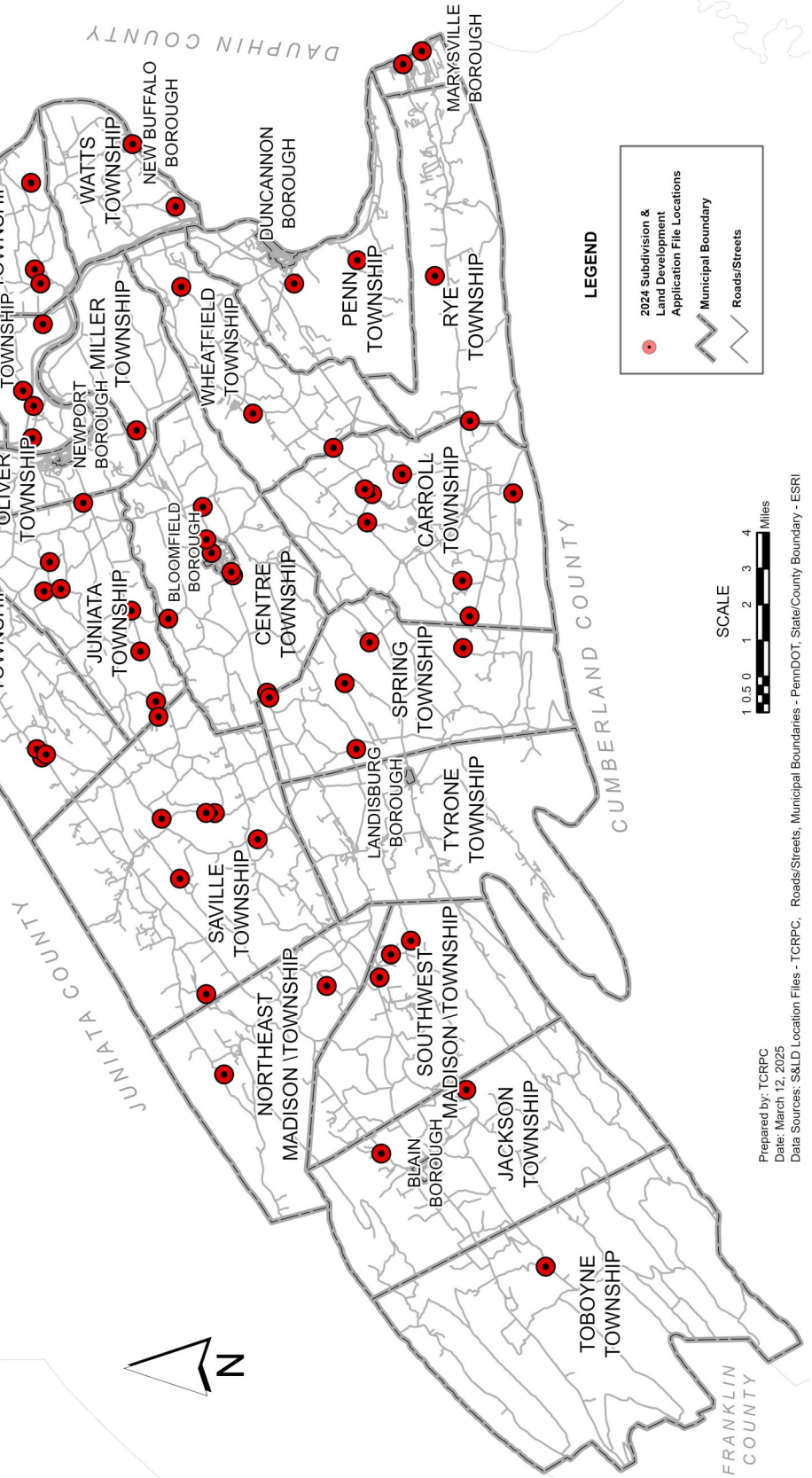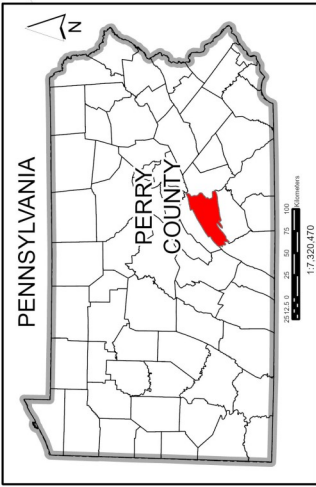
LEGEND

2024 Subdivision & Land Development Application File Locations

Municipal Boundary

Roads/Streets

SCALE

1 0.5 0   1   2   3   4
Miles

Prepared by: TCRPC
Date: March 12, 2025
Data Sources: S&LD Location Files - TCRPC,   Roads/Streets, Municipal Boundaries - PennDOT, State/County Boundary - ESRI

PENNSYLVANIA

PERRY COUNTY

1:7,320,470

OUTREACH PROGRAM

The PCPC outreach program is structured to offer municipal representatives and groups an opportunity to air suggestions on ways planning in Perry County can be improved. It also allows the PCPC staff to share its efforts (i.e., projects) both future and current with community leaders and the public.

In 2023, our municipal outreach program saw our staff attending 15 local planning commission meetings (Bloomfield Borough, New Buffalo Borough, Newport Borough, Oliver Township, and Spring Township), eight regular and 19 County Commissioners meetings.

A continued mainstay of the program includes providing updates on the county and regional planning programs at the joint Perry County Council of Governments and Boroughs Association meetings. Staff attended and shared information at all but one of these meetings due to a scheduling conflict.

The PCPC staff provided monthly reports on subdivision and land development activity and shared information on projects with the Perry County Economic Development Authority (PCEDA). Additionally, staff also provided the same information to the Local Emergency Planning Committee every other month. Our engagement with these groups has broadened our reach and solidified important partnerships for moving forward with our initiatives, especially the implementation of plans.

Another opportunity to engage municipal officials took place in July at the Perry County Fairgrounds. Annually, the Perry County Association of Township Officials puts together this half-day convention which serves as the county's premier forum for dialogue with municipal officials. As part of the event schedule, the PCPC staff has regularly been requested to present. At the convention this past year, the PCPC staff presented a planning and zoning session at the request of the organizing committee.

The PCPC staff also assisted the Harrisburg Area Transportation Study with Amish-Mennonite outreach to provide information regarding upcoming transportation projects in the region, and to dialogue with community leaders regarding transportation safety concerns.

We continue to look for other opportunities to engage municipal officials as well as the general public. If you would like our staff to speak at a civic or not-for-profit group function please contact our office to make arrangements.

GIS UPDATE

A Geographic Information System (GIS) is a computer-based system designed to enable its users to or-ganize, house, analyze, manipulate, arrange and present geographic data. The PCPC has access to the GIS skills of the Tri-County Regional Planning Commission's (TCRPC) experienced GIS staff and a great working relationship with the County's GIS Department.

The following list consists of noteworthy GIS projects and maps completed this past year.
- Maintained up-to-date zoning district layer and zoning overlay layer for entire county
- Bloomfield zoning district map completed
- Spring Township zoning district map completed
- 2024 subdivision and land development point file layer
- Prepared Annual Transportation Improvements Program (TIP) maps for Amish – Mennonite outreach
- Maintained PICTURE PERRY Comprehensive Plan Maps
- Continued updates to the Picture Perry HUB website, an ArcGIS Online application
- 2024 Environmental Application update
- 2024 Highway Performance Monitoring System Traffic Counting Map
- Future Land Use layer and maps
- Worked with the Conservation District on Large Confined Feeding Operations
- Finalized Census 2020 Urbanized Areas Smoothing for roadways
- Assisted Rye Township with 2020 US Census Urbanized Area information at the township's request for an MS4 designation waiver with GIS data
- Created a TIP web map, Crash Application updated Prepared 2021 Bicycle,
- Pedestrian, bicyclist, horse and buggy crash data for analysis
- Layers created: Transmission Lines, Pipelines, Railroads and Major Roadway Rights-of-way, Cemeteries, Easements, Parks, and State Lands using Parcel and Anderson LULC boundaries for analysis

The PCPC continues to research ways to provide additional benefits to staff and the public with our con-tinued utilization of GIS technology. We continue to monitor the productive pursuits of others, where such efforts can be successfully integrated into Perry County's Planning and GIS Programs.

ACT 537 - SEWAGE FACILITIES PLANNING

Sewage Facilities Planning Modules

In 2024, the number of sewage facilities planning module reviews was noticeably lower than in prior years. The Commission acted on six plans for the year, twice as many as last year. The files are individually listed in the following table.

2024 SEWAGE FACILITIES PLANNING MODULES

FILE #	FILE NAME	MUNICIPALITY	# OF LOTS	ACRES	DUs/ EDUs
24SM-01	Home Bridge Real Estate, LLC "Erly Estates"	Centre Township	4	47.82	4
24SM-02	Warren W. Watts	Penn Township	1	59.95	1
24SM-03	Shermans Bella Terra (5 Lot Subdivison)	Carroll Township	5	63.85	4
24SM-04	Justin & Janita Zimmerman	Tyrone Township	1	57.58	1
24SM-05	Amos J & Mary Lynn Reihl	Southwest Madison	1	33.30	1
24SM-06	Daniel A. and Marie G. Deichmiller for the Trustees of Marie G. Deichmiller and Daniel A. Deichmiller Living Trust	Saville Township	4	171.64	4

DU = Dwelling Unit   EDU = Equivalent Dwelling Unit   NP = Not Provided

THE PICTURE PERRY COMPREHENSIVE PLAN

This year, staff continued to work on implementing the plan. Outreach on the plan continued to be undertaken through the LPA program, TCRPC newsletter articles, presentations at the joint COG and Borough Association meetings, monthly Economic Development Authority meetings and the Annual Association of Township Officials Convention.

Efforts to unify the planning process in Perry County continued. All eight of the non-partnering municipalities were visited to encourage reconsideration and adoption of the plan. These pursuits were highlighted by staff securing recommitments from 22 of the county's 30 municipalities to consider the adoption of resolutions for the first annual amendment cycle for PICTURE PERRY and have it serve to reaffirm the plan as their municipal comprehensive plan.

Throughout the year 15 workgroup sessions were held with each group convening three times. Our staff facilitated all of these sessions which were held both in-person or remote through Zoom virtual software.

Initial preparation work was undertaken for meeting Pennsylvania Municipalities Planning Code (PA MPC) notification requirements for dissemination of the of the final draft plan for review and comment. The process will involve notifying all surrounding municipalities (including counties), and surrounding school districts of the plan's availability and the 45-day comment period leading up to the public hearing, prior to county and municipal adoption. The preparation work also included the drafting of a final public hearing notice to be advertised in accordance with the PA MPC and the Sunshine Act.

For the second year the annual review of current and newly requested projects has concluded. Among the proposed changes to the plan received were:

- A cross-river feasibility study between upper Perry County and Upper Dauphin County for an additional bridge to be placed over the Susquehanna River in the vicinity of Buffalo Township (SR 0034) or Liverpool Borough (SR 0017) and Millersburg Borough Dauphin County
- Meck's Corner intersection safety improvement project in Carroll and Wheatfield Townships.
- Redesign of the US Route 11 /15 Market Street intersection near the Duncannon Borough and Penn Township municipal line.
- Remove the guide rail replacement project along Acker Road as it has been completed in Howe Township
- County partnership with the Pennsylvania Area Agency on Aging to participate in the countywide ECHO (Elder Cottage Housing Opportunity) program
- Improvements to the Countywide EMS System.
- Western Perry County Area Shelter
- Design of a partial or full interchange involving US Route 11 /15 and SR 849 in Penn Township.
- Realignment of the planned growth area along SR 0849 and relocating it to an area along SR 274 in Penn Township.
- Redesign of the 74/274 intersection safety improvement project in Spring Township.
- Road widening/ rock slope project along the eastern end of Sugar Run Road (SR 4006) in Tuscarora Township.
- A low-income emergency housing project for Join Hands Ministry.

TRANSPORTATION AND HIGHWAY MATTERS

Perry County is a voting member of the Harrisburg Area Transportation Study (HATS), a federally designated Metropolitan Planning Organization (MPO). Since 1965, HATS has made planning decisions and established priorities regarding the use of federal funds for local transportation system improvements in Cumberland, Dauphin, and Perry counties. This year, Perry County's voting members on the HATS Coordinating Committee included: County Commissioner Brenda Watson and PCPC Chair James H. Turner. PCPC Secretary Robert Shaffer, Sr. and Representative Perry Stambaugh served as Commissioner Watson's and Chairman Turner's alternates, respectively.

In Perry County, transportation planning activities in 2024 included the continued support of the Susquehanna Regional Transportation Partnership. This project has brought together representatives of the chambers of commerce, transit, and planning agencies serving Adams, Lancaster, York, Cumberland, Dauphin, Lebanon, and Perry counties. The program consists of regional efforts to manage congestion by promoting transportation alternatives.

FFY 2025-2028 Transportation Improvement Program

During 2024, HATS staff worked with PennDOT officials, MPO representatives and the RTP Implementation Work Group to finalize the FFY 2025-2028 Transportation Improvement Program (TIP). Information on the current FFY 2025-2028 TIP is available on the TCRPC website. Broader information on the statewide 12-Year Program is available on the State Transportation Commission and the Transportation Advisory Committee website: talkpatransportation.com

2045 HATS Regional Transportation Plan Implementation

The Regional Transportation Plan (RTP) planning process is facilitated by the Tri-County Regional Planning Commission which provides the administrative staffing support for the Harrisburg Area Transportation Study (HATS) Metropolitan Planning Organization (MPO). The RTP documents the current status of transportation projects and programs identifies long-term needs and recommends projects to meet those needs. The long-range plan sets a framework for priorities for the expenditure of federal transportation funds over a 25-year period. The RTP is available online at http://www.hatsregionaltransportationplan.org/. Hard copies can be made available upon request.

In 2024, HATS staff worked with Perry County officials to begin developing a prioritized list of needed improvements on locally-owned, federal-aid eligible bridges. The condition of locally-owned bridges was identified in the 2045 RTP as a regional need and, as such, a line item was added to the FFY 2023-2026 TIP for the inclusion of eligible projects, once identified. This process is ongoing, with specific projects anticipated to be identified and included on the FFY 2025-2028 TIP.

HATS staff also coordinated the administration of projects awarded through the RTP Implementation Grant Program. In the two rounds conducted since its inception the Program has awarded approximately $4 million in funding for construction projects and planning studies throughout Perry County. Specific projects awarded include preventative maintenance on six county-owned covered bridges, sidewalk and curb ramp improvements in Newport Borough, and a bicycle/pedestrian feasibility study in Millerstown Borough. More information on the RTP Implementation Grant Program is available on the TCRPC website.

Cumberland Perry Task Force

The Cumberland Perry Task Force did not meet in 2023. HATS staff has discussed using the Cumberland Perry Task Force as a model for expanded municipal outreach in the region. Regular meetings may take place 2024 but with a wider area of focus and attention.

Traffic Counts / Highway Performance Monitoring System (HPMS)

Annually our staff assists PennDOT by capturing certified traffic counts on pre-selected highways (see map below). Traffic counts were collected via roadway classification/volume and then sent to PennDOT. These counts can be accessed via PennDOT's Traffic Information Repository (TIRe). https://www.dot7.state.pa.us/tire
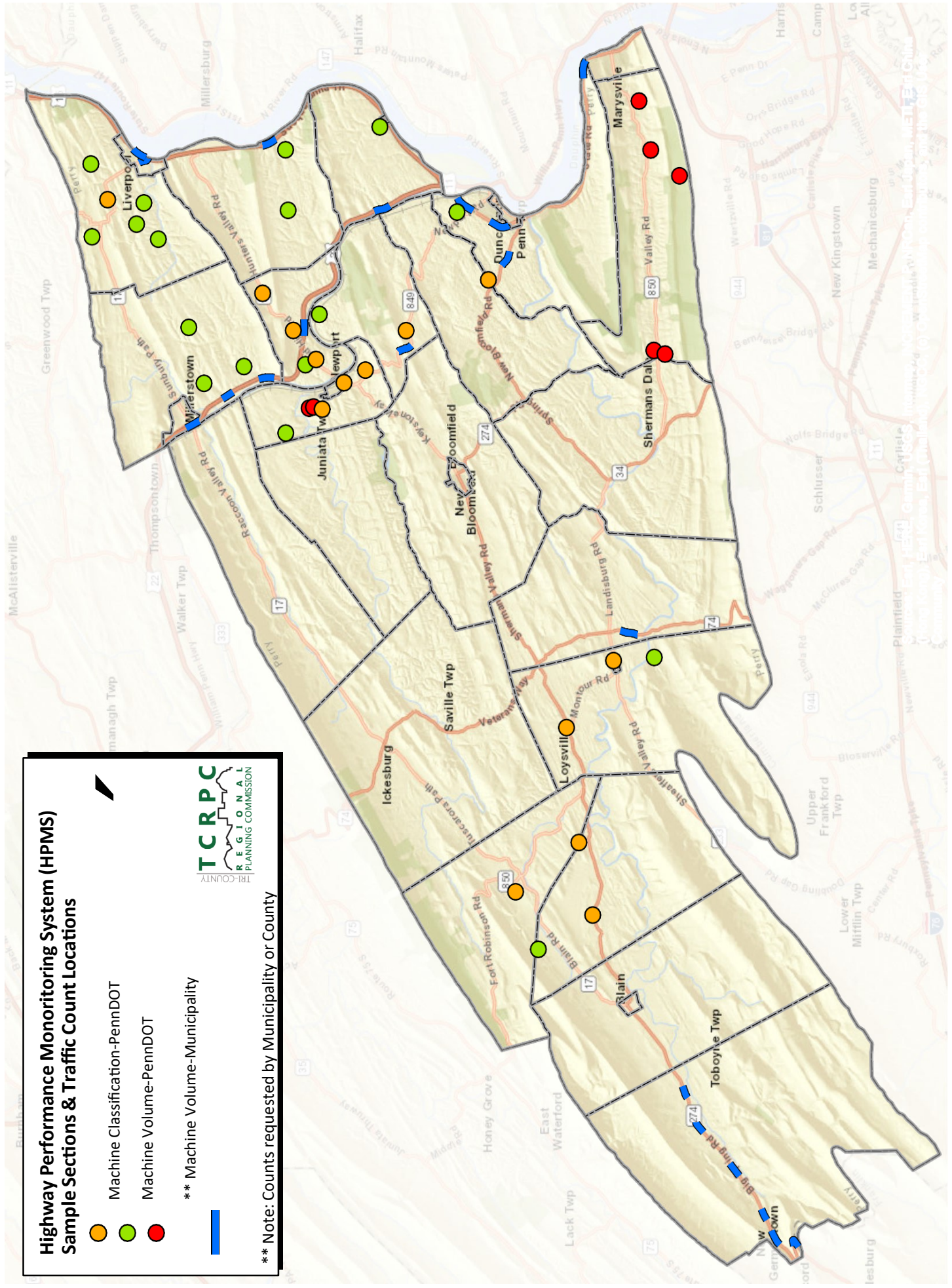
Highway Performance Monoritoring System (HPMS)
Sample Sections & Traffic Count Locations

Machine Classification-PennDOT

Machine Volume-PennDOT

** Machine Volume-Municipality

** Note: Counts requested by Municipality or County

TCRPC
TRI-COUNTY REGIONAL PLANNING COMMISSION

HAZARD MITIGATION PLANNING

During the year, our staff assisted Perry County by facilitating a project contract with MCM Consulting, Inc. of State College, PA to prepare the next County Hazard Mitigation Plan.

Perry County, its contracted consultant MCM Consulting Group, Inc. (MCM), the Perry County Emergency Management Agency and Planning Commission staff, and municipal officials began a year-long pursuit to update the Perry County Hazard Mitigation Plan (HMP). This is essentially the composition of the local planning team.

MCM has recently worked on the County's hazard analysis and risk assessment, the capability assessment and plan integration. With the capabilities assessment the county's municipalities were requested to complete county several sheets to measure their levels of oversight to protect the public from hazards; hazard identification worksheets; and contribute updates to the current hazard profiles. The consultant has also conducted several Planning Team meetings and gave presentations during the EMA and General Workshop Sessions of the 111th Annual Convention of the Perry County Association of Township Officials.

An initial virtual meeting was held to discuss a proposed draft work schedule which was found to be a year ahead of schedule. Work on the update to the plan with the consultant will continue into 2025.

INTERGOVERNMENTAL REVIEWS

The PCPC invests a significant amount of time reviewing the various pursuits of local governments, county agencies, and local authorities. Many of these entities' funding sources include provisions which consider general consistency with respect to the County Comprehensive Plan.

This year the PCPC unveiled an online form portal to accept all such requests. The form can be accessed at the following hyperlink: https://www.tcrpc-pa.org/consistency-letter-request-form-pcpc

The following table displays all intergovernmental reviews undertaken in 2024.

2024 INTERGOVERNMENTAL/ GENERAL CONSISTENCY REVIEWS

Review ID	Municipality or Entity	Project	Meeting Date of PCPC Review	Review Comment	Dollar Amount Sought	Total Project Cost
24IRP-01	Marysville Borough	Municipal Building	3/20/2024	Generally Consistent	$ 1,800,000.00	$ 1,800,000.00
24IRP-02	Duncannon Borough	Active Transportation Plan	3/20/2024	Generally Consistent	$	$ 25,000.00
24IRP-03	Marysville Borough	Leaf and Debris Collector	4/17/2024	Generally Consistent	$ 239,914.00	$ 239,914.00
24IRP-04	Bloomfield Borough	Bloomfield Library Accessibility	4/17/2024	Generally Consistent	$ 540,000.00	$ 540,000.00
24IRP-05	Oliver Township	Dock Street Low Pressure Sanitary Sewer	5/15/2024	Generally Consistent	$ 80,000.00	$ 98,000.00
24IRP-06	Liverpool Borough	ADA Compliance and Sidewalk Revitalization	6/19/2024	Generally Consistent	$ 1,039,440.00	$ 1,039,440.00
24IRP-07	Marysville Borough	Stormwater Improvement Projects	6/19/2024	Generally Consistent	$ 174,592.00	$ 195,621.00
24IRP-08	Newport Borough	Newport Community Park	8/21/2024	Generally Consistent	$ 250,000.00	$ 250,000.00
24IRP-09	Perry County Area Agency on Aging	ECHO Housing Expansion (Phase 6)	11/20/2024	Generally Consistent	$ 100,000.00	$ 100,000.00
24IRP-10	Perry County	Broadband Expansion	12/18/2023	Generally Consistent	UNK	UNK
TOTALS					$ 4,248,946.00	$ 4,287,975.00

UNK - Unknown/not provided

MUNICIPAL PLANNING INFORMATION

The Perry County Planning Commission maintains redundant files at two office locations for both staff and the public to access. This includes copies of municipal comprehensive plans, S&LDO, zoning ordinances, and other ordinances which may be relevant to planning efforts.

The following table provides a chronological summary of municipal planning efforts up to the end of 2024.

MUNICIPAL PLANNING & CONSTRUCTION INFORMATION

Municipality	Planning Commission	Comprehensive Plan	S&LD Ordinance	Zoning Ordinance	S&LD Approving Body	Act 537 Plan	**UCC Regulation
Blain Borough	No	Yes (2023)	No*	No	County	No	Perry COG/ BIU
Bloomfield Borough	Yes	Yes (2023)	Yes (1994)	Yes (2006)	Municipality	Yes	Perry COG/ BIU
Buffalo Township	Yes	Yes (2023)	Yes (1986)	No	Municipality	No	Perry COG/ BIU
Carroll Township	Yes	Yes (1987)	Yes (2003)	Yes (2003)	Municipality	Yes	Perry COG/ BIU
Centre Township	Yes	Yes (2023)	Yes (2008)	No	Municipality	Yes	Perry COG/ BIU
Duncannon Borough	Yes	Yes (2023)	Yes (1982)	Yes (2006)	Municipality	Yes	Perry COG/ BIU
Greenwood Town-	Yes	Yes (2023)	Yes (2001)	Yes (1997)	Municipality	No	Perry COG/ BIU
Howe Township	Yes	Yes (2023)	Yes (2013)	Yes (2016)	Municipality	No	Central Keystone
Jackson Township	No	Yes (2023)	No*	No	County	No	Perry COG/ BIU
Juniata Township	Yes	Yes (1993)	Yes (2010)	Yes (1993)	Municipality	Yes	Perry COG/ BIU
Landisburg Borough	No	Yes (2023)	No*	No	County	No	Perry COG/ BIU
Liverpool Borough	Yes	Yes (1973)	Yes (1974)	Yes (1991)	Municipality	Yes	Perry COG/ BIU
Liverpool Township	Yes	Yes (2002)	Yes (1994)	Yes (2002)	Municipality	Yes	Perry COG/ BIU
Marysville Borough	Yes	Yes (2015)	Yes (2015)	Yes (2006)	Municipality	Yes	Perry COG/ BIU
Miller Township	Yes	Yes (2023)	Yes (2014)	No	Municipality	No	Perry COG/ BIU
Millerstown Borough	No	Yes (2023)	No*	Yes (1997)	County	Yes	Perry COG/ BIU
New Buffalo Borough	No	Yes (2023)	No*	No	County	Yes	Perry COG/ BIU
Newport Borough	Yes	Yes (2023)	Yes (2013)	Yes (2015)	Municipality	No	Perry COG/ BIU
NE Madison Town-	No	No	No*	No	County	No	Perry COG/ BIU
Oliver Township	Yes	Yes (2023)	Yes (2006)	No	Municipality	Yes	Perry COG/ BIU
Penn Township	Yes	Yes (2014)	Yes (2006)	Yes (2006)	Municipality	Yes	Perry COG/ BIU
Rye Township	Yes	Yes (1999)	Yes (2009)	Yes (2011)	Municipality	Yes	Perry COG/ BIU
Saville Township	Yes	Yes (2023)	Yes (2007)	No	Municipality	No	Perry COG/ BIU
SW Madison Town-	No	Yes (2023)	No*	No	County	No	Perry COG/BIU
Spring Township	Yes	Yes (2023)	Yes (2013)	Yes (2023)	Municipality	No	Perry COG/ BIU
Toboyne Township	No	Yes (2015)	No*	No	County	No	None***
Tuscarora Township	Yes	Yes (2023)	Yes (1992)	Yes (1991)	Municipality	Yes	Perry COG/ BIU
Tyrone Township	Yes	Yes (2023)	Yes (1990)	Yes (1996)	Municipality	Yes	Perry COG/BIU
Watts Township	Yes	Yes (2023)	Yes (1980)	Yes (2001)	Municipality	No	Perry COG/ BIU
Wheatfield Township	Yes	Yes (2013)	Yes (2018)	Yes (2008)	Municipality	No	Perry COG/ BIU

* Perry County PCPC oversees S&LD activity with the Perry County S&LD Ordinance (Adopted February 28, 2011 and amended by Ordinance No. 2013-02 on October 1, 2013)

** UCC - Uniform Construction Code

BIU - Building Inspection Underwriters

S&LD - Subdivision and Land Development

PCPC GOALS FOR 2024

In 2025 the PCPC will...

- Continue reviewing all Act 247 reviews in a timely manner.
- Continue providing professional and technical planning assistance to local officials and citizens of the county.
- Continue support for the Tri-County Regional Growth Management Plan.
- Continue implementation of the PICTURE PERRY Comprehensive Plan.
- Finalize the PCPC's 2024 Annual Report and initiate work on the 2025 Annual Report.
- Continue close working relationship with all essential County offices.
- Maintain the Community Data E-Data Booklet on the PCPC's webpage.
- Continue intergovernmental partnership with the Perry County Conservation District.
- Continue with our outreach program by meeting with all eight non-partnering PICTURE PERRY municipalities.
- Provide a presentation at the Association of Township Officials annual convention as requested.
- Continue to attend and provide outreach at the Perry COG and Perry County Boroughs Association meetings.
- Continue outreach to the Perry County Economic Development Authority.
- Continue to strengthen the LPA program within the County by remaining flexible.
- Continue assisting the County's GIS Coordinator with data layer creation and management, and system architecture improvements.
- Provide assistance to the PCCD staff and the County selected consultant with an update to Perry County's Solid Waste Management Plan.
- Continue to assist Perry County with its broadband improvements project as needed.
- Continue to stay informed of Commonwealth legislation that could have an impact on planning.
- Complete work with the County's selected consultant to update the Perry County Hazard Mitigation Plan and assist with closing out the grant.
- Continue to assist the HATS staff as needed with any efforts to implement the Regional Transportation Plan or any other transportation plans or studies.
- Assist the HATS staff with any project scoping efforts.
- Continue to assist the HATS staff by facilitating continued integration of the PennDOT Connects initiative, particularly scoping meetings for access to the state's highway/road network.
- Coordinate the completion of the 2024 Perry County Building Permit Survey for inclusion in the TCRPC's 2024 Building Activity Report.
- Update the Perry County, PA Subdivider/Developer Resource Guide.
- Continue assisting with the implementation of the Countywide Action Plan.
- Continue with outreach to the Local Emergency Planning Committee.
- Continue outreach on transportation projects with the Amish-Mennonite communities.
- Continue to participate in CCAP and SEDA-COG's Planning Directors meetings.
- Resume work on Perry County's Countywide Stormwater Management Plan.
- Initiate work to update the County's sewerage plan.
- Continue administration of the five PICTURE PERRY Workgroups.
- Continue facilitation of annual PICTURE PERRY amendment process.