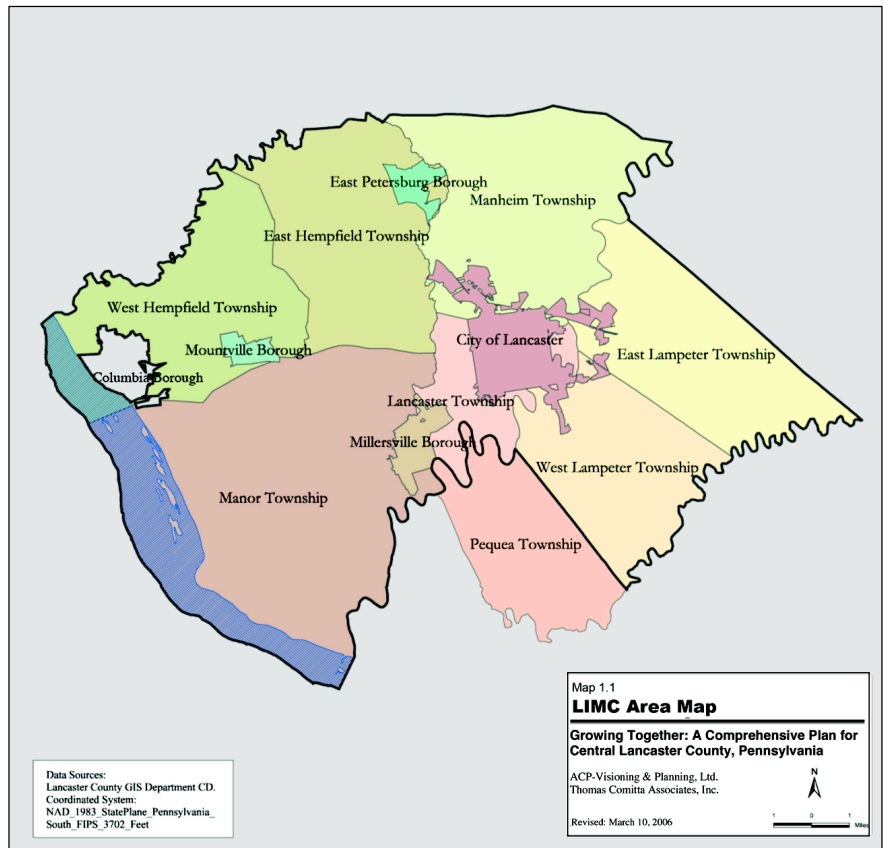


GROWING TOGETHER

A COMPREHENSIVE PLAN FOR CENTRAL LANCASTER COUNTY, PENNSYLVANIA

PLANNING THE FUTURE • PRESERVING THE PAST

1. Introduction



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Above – Map 1.1

Of the 13 LIMC municipalities, Pequea Township opted not to participate in the multimunicipal plan, and Columbia Borough joined the LIMC in August 2005 when the plan was nearly complete.

Growing Together: A Comprehensive Plan for Central Lancaster County, Pennsylvania is a multimunicipal comprehensive plan commissioned by the Lancaster Inter-Municipal Committee (LIMC) and encompassing 11 municipalities in Central Lancaster County. *Growing Together* is structured following the requirements of the Pennsylvania Municipalities Planning Code (MPC). This plan covers more municipalities than any other plan prepared for the core of a metropolitan area in Pennsylvania.

LIMC is a council of governments of 13 municipalities that have joined together to cooperate on government activities. Eleven of the 13 LIMC member municipalities are participating in *Growing Together*. They are East Hempfield Township, East Lampeter Township, East Petersburg Borough, Lancaster City, Lancaster Township, Manheim Township, Manor Township, Millersville Borough, Mounville Borough, West Hempfield Township, and West Lampeter Township. The other two LIMC municipalities are Pequea Township, which opted not to participate in the multimunicipal plan, and Columbia Borough, which joined the LIMC in August 2005 when the plan was nearly complete.

The purpose of LIMC is to serve as a coordinator, facilitator, and resource for the projects that the member municipalities decide to undertake. LIMC is not another level of government. No action that LIMC takes is

binding on its member municipalities. Furthermore, the member municipalities participate in all projects that LIMC undertakes, and the governing bodies of the individual municipalities must approve any recommendations that LIMC makes, such as adopting this comprehensive plan or adopting and administering the land use regulations that will be required to implement this plan.

Growing Together is an official policy document for the eleven participating municipalities. It establishes a comprehensive framework to guide future decision-making in Central Lancaster County. It creates a clear and consistent policy structure shared by the eleven municipalities so that land use and other policy decisions will be clear to all interested parties. By developing a multimunicipal plan, the 11 municipalities have agreed to address their needs and aspirations with solutions that cross jurisdictional boundaries.

Growing Together is led by a 24-voting member Steering Committee, made up of two representatives from each municipality (and their alternates) plus two representatives from the Lancaster County Planning Commission. The Steering Committee has met monthly for the past 32 months to guide all aspects of the process and develop the goals, objectives, and strategies that constitute the policy framework of the comprehensive plan. The consultant team of ACP-Visioning & Planning, Ltd. and Thomas Comitta Associates, Inc. has facilitated the Steering Committee meetings and assisted in the development of the multimunicipal plan.

Organization of the Document

Following this Introduction, the *Growing Together* multimunicipal comprehensive plan is organized in the following chapters:

2. Executive Summary – This chapter gives an overview of the planning process, describes the plan’s goals, highlights key recommendations, and introduces implementation considerations.

3. The Region – This chapter places *Growing Together* in the context of other plans and studies in the region, and specifically in the context of the Lancaster County Growth Management plan, which is being updated concurrently with the Central Lancaster County multimunicipal plan.

4. Public Process: An Overview – This chapter summarizes the steps of the public process and reviews the results.

5. Goals and Objectives – This chapter lists all of the goals and objectives contained in the plan.

Chapters 6 through 13 – These chapters address each element of the multimunicipal plan. These are organized as follows:

6. Land Use
7. Housing
8. Transportation
9. Community Facilities
10. Park and Open Space

11. Natural Resource Protection

12. Historic Resource Protection, and

13. Utilities: Water, Sewer, Solid Waste, and Stormwater Management

Each chapter includes the goal, an overview of the element, a description of existing conditions, and recommendations in the form of objectives and strategies.

14. Plan Compatibility with Contiguous Municipalities and Consistency with the County’s Comprehensive Plan – This chapter expresses the compatibility of the multimunicipal plan with the plans of adjacent municipalities and Lancaster County’s Comprehensive Plan.

15. Implementation – This chapter summarizes the strategies that must be accomplished in order to achieve the objectives of the plan. It indicates the time frame in which the strategies should be implemented, as well as the key entities responsible for implementation.

16. Glossary of Terms – This chapter provides definitions of terms used and organizations referred to in the plan.

17. County and Municipal Source Information – This chapter lists all the reports and studies reviewed in the preparation of *Growing Together*.