



MULTI-MUNICIPAL COMPREHENSIVE PLAN

CONEWAGO TOWNSHIP, MANCHESTER TOWNSHIP, NORTH YORK BOROUGH
PUBLIC MEETING

AGENDA

I. INTRODUCTIONS

- HRG
- Steering Committee

II. WHAT IS A COMPREHENSIVE PLAN?

III. PLANNING SCHEDULE

IV. INFORMATION GATHERING

V. AT A GLANCE: A High-level Look At the Municipalities

VI. NEXT STEPS

VII. VISIT OUR TABLES!



**HRG IS AN EMPLOYEE-OWNED,
FULL-SERVICE ENGINEERING,
PLANNING, AND RELATED
SERVICES FIRM.**



Strategic Management &
Capital Solutions

Land Development

Environmental
Services

Geographic Information
Systems

Municipal

Survey

Transportation

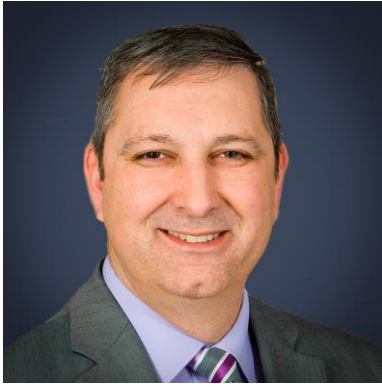
Water Resources

Planning

Water & Wastewater

Construction Phase
Services

INTRODUCTIONS



Tim Staub
Assistant Vice President

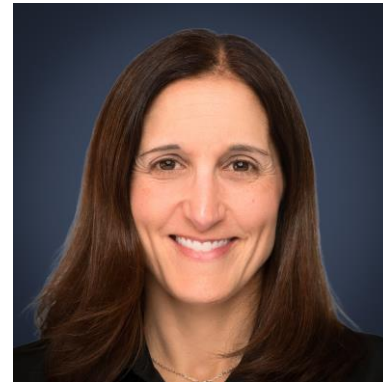
HRG Staff



Dean Severson
Senior Project Manager



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Planner II



Lauren Finn
Planner I



STEERING COMMITTEE

NAME	MUNICIPALITY
Rick Fink	Conewago Township
John MacDonald	Conewago Township
Rod Brandstedter	Manchester Township
Beth Brennan	Manchester Township
Paul Kuehel	Manchester Township
Tom Arnold	North York Borough
David Bolton	North York Borough
Pam Shellenberger	York County Planning Commission

WHAT IS A COMPREHENSIVE PLAN?



DESCRIPTION

- Long-term plan and vision for the growth and development of a municipality.
- Includes aspects of land use, transportation, housing, parks, recreation, community facilities and utilities, and economic development.
- Provides recommendations and strategies to address challenges and opportunities.
- Guide for the elected officials and staff to aid in decision-making.

POTENTIAL FUNDING SOURCES

- DCED – Municipal Assistance Program (MAP)
- County Grant Programs



PLANNING SCHEDULE

KICK OFF – JUNE 2023

**Background
July-Sept
2023**

**Plan
Development
Oct-June
2023-2024**

**Review
July-Oct
2024**

**Board
Presentations
Nov-Dec
2024**

IMPLEMENTATION 2025

INFORMATION GATHERING

DATA

- U.S. Census
- York County Planning Commission

PUBLIC ENGAGEMENT

- Survey (Fall 2023)
- Interviews & Focus Groups (Currently Underway)
- Community Meetings (March, April, May)

STEERING COMMITTEE

- Recommend
- Review

AT A GLANCE



Demographics

The region is growing – 2011-2021 increase

- Manchester Township, 13%
- Conewago Township, 6.5%
- North York Borough, 4.5%



Housing

Vacancy rates are low ($\leq 5\%$)

In Manchester and Conewago, most residents own versus rent. In North York, the split is more even, with more renters than owners.



Natural & Cultural Resources

Plentiful creeks, conservation, and agricultural security areas.

Watershed, Stormwater requirements

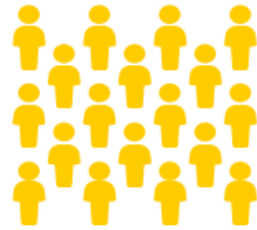
Manchester is home to 4 historic sites.

AT A GLANCE

TOTAL POPULATION



19,346
MANCHESTER
TOWNSHIP



8,444
CONEWAGO
TOWNSHIP



2,222
NORTH YORK
BOROUGH

AREA BY SQUARE MILES OF MUNICIPALITIES



15.8
MANCHESTER
TOWNSHIP



24.4
CONEWAGO
TOWNSHIP



0.3
NORTH YORK
BOROUGH

Percentage of Single Unit Housing Structures



98%
MANCHESTER
TOWNSHIP



89%
CONEWAGO
TOWNSHIP



57%
NORTH YORK
BOROUGH

AT A GLANCE



Community Facilities

Strong community services across the region.
Interviews with: Police, Fire, EMS, School Districts, and more.



Parks and Recreation

More outdoor space is needed
While Manchester has 9 parks, Conewago, 3, and North York, 1, this growing region needs more, particularly in Conewago and North York.

AT A GLANCE

Park Land

153 ACRES

MANCHESTER
TOWNSHIP

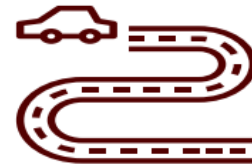
20 ACRES

CONEWAGO
TOWNSHIP

9 ACRES

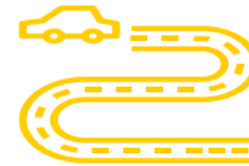
NORTH YORK
BOROUGH

Municipality-Owned Roadway Mileage



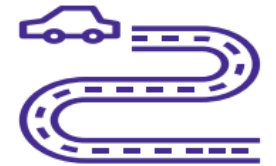
75%

MANCHESTER
TOWNSHIP



66%

CONEWAGO
TOWNSHIP



81%

NORTH YORK
BOROUGH

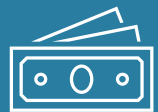
AT A GLANCE



Transportation

In each municipality at least 75% of residents work within the county.

Average commute times are under plus or minus 30 minutes.



Economy

Manchester and Conewago have low unemployment and low poverty rates. North York doubles the unemployment rates of both of its neighbors and doubles the poverty rate of Conewago.



Land Use

Top 3 Uses:

Agriculture, 35%

Single Family Detached Residential, 24%

Undeveloped, 16%

NEXT STEPS

- **TWO MORE COMMUNITY MEETINGS (APRIL AND MAY)**
- **DRAFT SECTIONS OF THE PLAN, REVIEW BY THE STEERING COMMITTEE.**
- **FOLLOW ALONG ON YOUR TOWNSHIP WEBSITE IN THE COMING MONTHS!**
 - Conewagotwp.com
 - Mantwp.com
 - Northyorkborough.com

**VISIT OUR
TABLES!**

**PROVIDE YOUR
INPUT!**

1. LAND USE

- View maps that display designated growth areas and boundaries, as well as agricultural and preserved lands.
- In addition to discussion, sticky notes are available for additional questions/comments.

2. TRANSPORTATION

- View a map that displays local roads and intersections.
- Use color coded highlighters to note gaps, barriers, inaccessibility – at sidewalks, trails, bike lanes, intersections.
- Sticky notes are also available to add details.

3. PARK AMENITIES

- Consider the amenities you have, and the amenities you would like to have, at municipal parks.
- Place your votes in the mason jars to indicate your top choices.

4. PARKING LOT – QUESTIONS/COMMENTS/INFORMATION

THANK YOU!

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