

Delaware County Planning Commission Meeting Agenda

Thursday, July 21, 2016

Below is the agenda of Act 247 Review applications considered by the Delaware County Planning Commission at its public meeting held in the Government Center Building, Court House Complex, Media, PA.

ZONING MATTERS

Definitions & Signage

ZA-42-7174-16

Thornbury Township

Amend the Township zoning ordinance regarding definitions and signage

Fences & Retaining Walls

ZA-20-6462-07-16

Haverford Township

Amend the Township zoning ordinance regarding fences and retaining walls

R-2 to C-1 Rezoning

ZA-46-7179-16

Upper Chichester Township

East side of Chichester Avenue, approximately 50' north of Mill Road

Rezone portions of two lots totaling approximately 5.5 acres from R-2 to C-1

SUBDIVISION ORDINANCES

Notification Requirements

SO-41-7154-16

Swarthmore Borough

Amend the Township subdivision and land development ordinance regarding notification requirements, and additional provisions related to sidewalks, crosswalks and bicycle lanes

COMPREHENSIVE PLANS

New Comprehensive Plan

CP-30-5194-01-16

Newtown Township

Replace the existing Township Comprehensive Plan with a new plan

FINAL LAND DEVELOPMENTS

Metro Storage Chadds Ford

12-6265-06-15-16

Concord Township

West of Wilmington-West Chester Pike at the intersection with Pyle Road

Develop 3.67 acres with 28,676 sq. ft. with four-story retail storage facility and associate improvements such as parking, lighting, and landscaping

288 W. Greenwood Avenue

21-7173-16

Lansdowne Borough

Approximately 250' northeast of Shadeland Avenue

Adjust lot lines of 2 lots totaling 0.064 acre

FINAL SUBDIVISIONS

Falcone Signature Homes LLC

20-7175-16

Haverford Township

Southwest of the intersection between Steel Road and Royal Avenue

Subdivide 0.5002 acre into two lots

Falcone Brothers Builders

26-7177-16

Middletown Township

West side of Barren Road, approximately 0.5 mile southwest of Painter Road

Subdivide 2.008 acres into two new parcels and develop one new dwelling and retain an existing dwelling

Convery

26-7178-16

Middletown Township

On the east side of Middletown Road, approximately 800' north of the intersection with Old Baltimore

Subdivide 4.7 acres into four lots

Stephen and Jill Graham

26-7180-16

Middletown Township

On Parkmount Road, approximately 600' east of the intersection with Lungren Road

Subdivide 3.3 acres into two lots

1 Spruce Road

17-7181-16

Edgmont Township

Approximately 0.2 mile southeast of West Chester Pike and Crum Creek Road

Consolidate three lots into one lot, demolish an existing single-family dwelling, and build a new single-family dwelling

David Wiggins

17-7089-13-16

Edgmont Township

On the west side of Middletown Road, approximately 1,000' south of the intersection with Sycamore Mills Road

Subdivide 6.962 acres into two lots with a new single-dwelling on one lot and retaining an existing single-family dwelling on the second lot

PRELIMINARY LAND DEVELOPMENTS

Commonwealth Real Estate Investors

25-7176-16

Media Borough

Northeast of the intersection between Radnor Street and Baker Street

Develop 0.95 acres with a 37,173 sq. ft. 24-unit apartment building (See PRELIMINARY SUBDIVISIONS)

PRELIMINARY LAND DEVELOPMENTS (continued)

Twin Oaks Automotive Distribution Center

46-4849-00-06-10-16

Upper Chichester Township

Route 322 adjacent to I-95 and CSX railroad tracks

Develop 87.2140 acres with additional parking spaces and improvements to vehicle distribution

PRELIMINARY SUBDIVISIONS

425 Thornton Road

42-7136-16

Thornbury Township

0.3 mile northwest of Glen Mills Road

Subdivide 5 acres into two lots

Goshen Holding Company, Inc.

34-4386-98-16

Radnor Township

Southwest corner of Darby Road and Goshen Road

Subdivide 8.933 acres into three lots

Commonwealth Real Estate Investors

25-7176-16

Media Borough

Northeast of the intersection between Radnor Street and Baker Street

Incorporate five lots totaling 0.95 acre into one lot (See PRELIMINARY LAND DEVELOPMENTS)

NEXT PUBLIC MEETING

Thursday, August 18, 2016 beginning **4:00 p.m.** in the Government Center Building, (Room 100), Court House Complex, Media, PA. A tentative agenda will be available prior to the meeting.