

Delaware County Planning Commission Meeting Agenda

Thursday, December 15, 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

Zoning Map and Text Amendment

ZA-02-7217-16

Aston Township

North of the intersection of Tryens and Concord Roads

Amend the text of the Township zoning ordinance by modifying the definition of Garden Apartment and adjust the setback and height requirements of the Garden Apartment district

Rezone 4.48 acres from to R-1 to Apartment District

TND and Associated Regulations

ZA-40-7212-16

Springfield Township

Amend the Township zoning ordinance regarding TND Overlay Districts and associated regulations

Bed and Breakfast Regulations

ZA-25-7218-16

Media Borough

Amend the Borough zoning ordinance regarding Bed and Breakfast regulations

FINAL LAND DEVELOPMENTS

Crossroad Powersports

47-7214-16

Upper Darby Township

8738 West Chester Pike - 177' east of Montrose Avenue

Develop an existing store with two new additions and a new second floor

Ardrossan Farm Subdivision Phase 4

34-4143-97-99-00-05-14-15-16

Radnor Township

Southeast corner of Newtown and Darby Paoli Roads

Construct 21 residential dwellings and associated stormwater management facilities (See FINAL SUBDIVISIONS)

Primos Self Storage

47-7215-16

Upper Darby Township

West side of Mildred Avenue, 308' south of Cottonwood Road

Develop 5.60 acres with 116,354 sq. ft. of self-storage buildings, and associated parking and loading areas

Williamson Proposed Cafeteria Expansion

26-3952-96-97-01-05-15-16

Middletown Township

West side of Route 352, approximately 800' north of the intersection with Elwyn Road

Develop 7,346 sq. ft. with a cafeteria expansion

FINAL LAND DEVELOPMENTS (continued)

Drexelbrook Hotel

47-3797-95-98-99-16

Upper Darby Township

South of the intersection of Drexelbrook Drive and Valley Road

Further develop 49.7 acres with a 85,834 sq. ft. hotel

1170 1770 1778 Wilmington West Chester Pike

04-8000-14-15-16

Chadds Ford Township

Southwest corner of Wilmington West Chester Pike and Summit Drive

Develop 2.4065 acres with a four-story assisted living residence with related appurtenances (See FINAL SUBDIVISIONS)

Cavallo Auto Body

04-4911-00-16

Chadds Ford Township

East side of Wilmington West Chester Pike, 1 mile northwest of Baltimore Pike

Construct a 5,035 sq. ft. building (See FINAL SUBDIVISIONS)

Batchelder Nurseries

09-6835-10-16

Clifton Heights Borough

335' southeast of the intersection of Baltimore Pike and Jackson Street

Develop 2.226 acres with a plant nursery and 8,196 sq. ft. of building space

FINAL SUBDIVISIONS

12 Welwyn Road

34-1989-88-89-16

Radnor Township

At the terminus of Welwyn Avenue, 0.1 mile southwest of Wayne Avenue

Amend recorded subdivision plan for property to construct a common driveway instead of a cul-de-sac turnaround, and eliminate proposed offsite stormwater discharge

Ardrossan Farm Subdivision Phase 4

34-4143-97-99-00-05-14-15-16

Radnor Township

Southeast corner of Newtown and Darby Paoli Roads

Reconfigure approved lots. No new residential lots are being created (See FINAL LAND DEVELOPMENTS)

South Union Avenue Municipal Subdivision

21-7216-16

Lansdowne Borough

West side of Union Avenue, 180' south of Nyack Avenue, 180' south of Nyack Avenue

Subdivide 0.374 acre into three lots

FINAL SUBDIVISIONS (continued)

Covanta Delaware Valley

06-3915-13-16

City of Chester

East of the intersection of Booth Street and Front Street

Subdivide 19.953 acres into two lots

Cavallo Auto Body

04-4911-00-16

Chadds Ford Township

East side of Wilmington West Chester Pike, 1 mile northwest of Baltimore Pike

Consolidate two parcels into one (See FINAL LAND DEVELOPMENTS)

Fraley Property

42-7219-16

Thornbury Township

South side of Glen Mills Road, at its intersection with Longview Drive

Subdivide 9.4 acres into three lots

1170 1770 1778 Wilmington West Chester Pike

04-8000-14-15-16

Chadds Ford Township

Southwest corner of Wilmington West Chester Pike and Summit Drive

Consolidate three parcels into one (See FINAL LAND DEVELOPMENTS)

PRELIMINARY LAND DEVELOPMENTS

Candlewood Suites Hotel

06-7211-16

City of Chester

Third Street between Welsh and Crosby Streets

Develop 1.27 acres with a 51,000 sq. ft. hotel (See PRELIMINARY SUBDIVISIONS)

Proposed CVS Pharmacy

25-6155-06-07-08-16

Media Borough

South side of Baltimore Pike between Manchester Avenue and Radnor Street

Develop 1.04 acres with a 14,422 sq. ft. pharmacy and related parking and stormwater management

PRELIMINARY SUBDIVISIONS

Candlewood Suites Hotel

06-7211-16

City of Chester

Third Street between Welsh and Crosby Streets

Consolidate multiple vacant properties into a 1.27 acres parcel (See PRELIMINARY LAND DEVELOPMENTS)

NEXT PUBLIC MEETING

Thursday, January 19, 2017 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.