

# Delaware County Planning Commission Meeting Agenda

## Thursday, April 20, 2017

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

#### **Medical Marijuana Regulations Amendment**

ZA-24-7244-17

Marple Township

Amend the text of the Township zoning ordinance concerning Medical Marijuana Dispensaries and Grower/Processors

#### **Anthony Avenue Parcel Rezoning**

ZA-24-7245-17

Marple Township

Amend the text of the Township zoning ordinance to rezone 2403 and 2405 Anthony Avenue from B-1 Business to R-C Residential

#### **Medical Marijuana and Smoking Parlors**

ZA-47-7246-17

Upper Darby Township

Amend the Township zoning ordinance to include use regulations for medical marijuana and smoking parlors

#### **Medical Marijuana**

ZA-20-7247-17

Haverford Township

Amend the Township zoning ordinance to include regulations for medical marijuana dispensaries and growers/processors

#### **Residential Uses & Signage Regulations**

ZA-12-7248-17

Concord Township

Amend the Township zoning ordinance regarding residential uses and signage regulations

#### **PRD and Signage Amendments**

ZA-04-7249-17

Chadds Ford Township

Amend the Township zoning ordinance regarding PRD and signage regulations

### FINAL LAND DEVELOPMENTS

#### **United Transportation Corporation**

36/28-7240-17

Ridley Township

501 Highland Avenue - north of the SEPTA right-of-way

Develop 15.99 acres with 11,200 sq. ft. of warehouse space

## **FINAL LAND DEVELOPMENTS** (continued)

### **Proposed Team Toyota Car Dealership Expansion**

12-2175-87-01-02-04-15-17

Concord Township

1050 Baltimore Pike - 0.4 mile east of intersection with Route 322

Construct an 18,921 sq. ft. addition to an existing dealership, a 45,493 sq. ft. collision center, and related parking, landscaping, and stormwater management

### **Concord Revised Tentative PRD Application**

12-6923-12-14-15-16-17

Concord Township

West side of Route 202, between Watkin Avenue and the PA State Line

Develop 49.02 acres with a Tentative Planned Residential Development consisting of a mix of townhouses and 166 multi-family units (See FINAL SUBDIVISIONS)

### **DELCORA PS-6 Construction**

06-5531-03-17

City of Chester

Terminus of Clayton Avenue at the existing DELCORA plant

Build addition to house equipment related to operations including replacing a pumping station

### **Church of Christ Function Hall**

02-6880-11-17

Aston Township

North side of Bridgewater Road, approximately 350' west of Park Avenue

Replace existing fire damaged church hall with a new 5800 sq. ft. multi-function hall

### **Springfield High School**

40-6148-06-16-17

Springfield Township

On the east side of West Leamy Avenue between Orchard Road and South Rolling Road

Develop 25.075 acres with a 237,500 sq. ft. school building and playing fields

## **FINAL SUBDIVISIONS**

### **11 S. Lynn Blvd. Reverse Subdivision**

47-6698-09-17

Upper Darby Township

South side of Lynn Boulevard approximately 200' east of the intersection with Merion Avenue

Incorporate three lots, totaling 0.64 acre into one lot

### **157 Virginia Avenue**

05-7241-17

Brookhaven Borough

0.1 mile northeast of Barlow Avenue

Subdivide 0.184 acre into two lots

### **The Galco Group LLC**

24-7242-17

Marple Township

Terminus of Dorman Circle

Adjust lot lines of two lots totaling 0.82 acre

## **FINAL SUBDIVISIONS** (continued)

### **Vassar Avenue**

36-7243-17

Ridley Township

Terminus of Vassar Avenue

Adjust lot lines of two lots totaling 2.02 acres

### **Solomon**

48-7250-17

Upper Providence Township

Southeast side of Palmers Mill Road and Mansion Drive

Subdivide five existing lots, totaling 6.7 acres, into four new lots

### **Concord Revised Tentative PRD Application**

12-6923-12-14-15-16-17

Concord Township

West side of Route 202, between Watkin Avenue and the PA State Line

Incorporate portions of eight lots totaling approximately 63.8 acres into two new lots (See FINAL LAND DEVELOPMENTS)

## **PRELIMINARY LAND DEVELOPMENTS**

### **Evonik Industries**

06-3116-91-96-13-17

City of Chester

Along the Chester waterfront at the terminus of Norris Street

Develop 1.4 acres with an 1,800 sq. ft. addition

## **NEXT PUBLIC MEETING**

**Thursday, May 18, 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.