

# **Delaware County Planning Commission Meeting Agenda**

## **Thursday, May 16, 2024**

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**

#### **C-2 Amendments**

ZA-30-7966-24

Newtown Township

Amend the C-2 District text of the Township zoning ordinance

#### **Assortment of Ordinance Amendments**

ZA-35-7969-24

Radnor Township

Assortment of amendments to the text of the Township zoning ordinance

#### **Smoke Shops**

ZA-36-7971-24

Ridley Township

Amend the text of the Township zoning ordinance to address smoke and vape shops

#### **Twin Bridges Historic Overlay**

ZA-04-7972-24

Chadds Ford Township

Modify the historic overlay to include the Twin Bridges area

#### **Historic Inventory Additions**

ZA-30-7967-24

Newtown Township

Update the Township zoning map's inventory of historic resources

### **FINAL LAND DEVELOPMENTS**

#### **Fresenius Kidney Care**

40-860-56-81-09-24

Springfield Township

East side of Sproul Road, between S. State Road and W. Woodland Avenue

Develop 3.67 acres with a 7,734 sq. ft. medical office with associated parking

#### **Marville Village at Edgmont**

17-7964-24

Edgmont Township

North side of West Chester Pike, approximately 1,200' east of Providence Road

Develop a convenience store with gas pumps and a casual dining restaurant with drive-through (See FINAL SUBDIVISIONS)

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

### **Chatham Park Elementary School Renovations**

20-7965-24

Haverford Township

East of the intersection between E Wilmont Avenue and Twin Oaks Drive

Further develop 9.53 acres with 12,439 sq. ft. of building additions

### **56 64 70 Industrial Highway**

43-2438-88-95-98-99-00-05-09-23-24

Tinicum Township

Along the Conrail tracts, south of Governor Printz Boulevard and west of Wanamaker Avenue

Develop 14.366 acres with three warehouse buildings

### **Kingdom Hall Jehovah Witnesses**

35-7968-24

Ridley Park Borough

South side of Chester Pike, approximately 400' west of Stewart Avenue

Redevelop 0.633 acre with a 3,696 sq. ft. religious hall

### **304 Marks Avenue**

13-7973-24

Darby Borough

On the south side of Marks Avenue, approximately 500' west of Cedar Avenue

Develop 0.1 acre with duplex

## **FINAL SUBDIVISIONS**

### **Marville Village at Edgmont**

17-7964-24

Edgmont Township

North side of West Chester Pike, approximately 1,200' east of Providence Road

Subdivide 14.51 acres into three lots with an access road right-of-way (See FINAL LAND DEVELOPMENTS)

### **Trinity Reformed Christian Church**

24-4861-00-24

Marple Township

Northeast corner of Lawrence Road and Sussex Boulevard

Subdivide 0.912 acre into two lots

## **PRELIMINARY LAND DEVELOPMENTS**

### **RIC Municipal Center**

02-7970-24

Aston Township

West side of Pennell Road, approximately 1,000' south of the intersection with Concord and Knowlton Roads

Develop a site with a mix of uses including townhomes and commercial (See PRELIMINARY SUBDIVISIONS)

## **PRELIMINARY SUBDIVISIONS**

### **RIC Municipal Center**

02-7970-24

Aston Township

West side of Pennell Road, approximately 1,000' south of the intersection with Concord and Knowlton Roads  
Subdivide 3.5 acres for a mixed-use development (See PRELIMINARY LAND DEVELOPMENTS)

## **NEXT PUBLIC MEETING**

**Thursday, June 20, 2024** 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.