

Delaware County Planning Commission Meeting Agenda

Thursday, June 21, 2018

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

PRD Amendment

ZA-30-6411-18

Newtown Township

Further revise the PRD District applied to the Ellis Preserve Development (See TENTATIVE PLANNED RESIDENTIAL DISTRICT)

Medical Marijuana

ZA-09-7324-18

Clifton Heights Borough

Amend the Borough zoning ordinance to include regulations governing medical marijuana

V-Village District

04-7323-18

Chadds Ford Township

Amend the Township zoning ordinance to include a new district
Illustrate a new zoning District on the Township map

FINAL LAND DEVELOPMENTS

Erin Property Group L.L.P. - Phase 1A

02-6419-07-08-18

Aston Township

East of the intersection between Bodley and Crozerville Roads

Develop 10.65 acres with a 2,400 sq. ft. building

New Hudson Facades Phase 1A

22-1132-80-87-88-89-91-92-95-98-04-16-17-18

Lower Chichester Township

Southeast corner of Blueball and Columbia Avenues

Further develop 12.93 acres with a 15,300 sq. ft. warehouse addition

Linville

26-7320-18

Middletown Township

South of intersection between Linville and Knowlton Roads

Further develop 101.3 acres with 5,000 sq. ft. agricultural building

JT Brewski's Pub

47-4446-98-13-18

Upper Darby Township

West side of Oak Avenue, approximately 800' north of the intersection with Providence Road

Further develop 0.6 acre with an outdoor dining patio

FINAL LAND DEVELOPMENTS (continued)

Willowbrook Clubhouse
46-805-78-18
Upper Chichester Township
Eastern corner of Mill and Bethel Roads
Further develop 17.541 acres with a 6,416 sq. ft. clubhouse

Promenade at Granite Run Wawa
26-7322-18
Middletown Township
On the north side of Baltimore Pike, adjacent to the Riddle Hospital
Develop 0.962 acre with a Wawa convenience store and gas pumps

Building C-11 and RON Apron
43-1837-85-95-96-97-98-99-00-01-02-04-09-17-18
Tinicum Township
Western portion of the airport complex
Further develop 40 acres with 257,757 sq. ft. of cargo transfer facilities and additional aircraft apron space

Rose Tree Elementary School
48-3774-95-18
Upper Providence Township
Northeast corner of School Lane and Evans Boulevard
Further develop 19.345 acres with a 1,986 sq. ft. modular class building

FINAL SUBDIVISIONS

International Plaza - Lots 3 and 4
43-3045-91-98-99-01-06-08-11-18
Tinicum Township
Northwest portion of the Philadelphia International Airport site
Incorporate 2 lots totaling 32.6 acres into 1 lot

TENTATIVE PLANNED RESIDENTIAL DEVELOPMENTS

Ellis Preserve - Front Lawn Headquarters
30-6411-07-09-10-12-13-14-15-16-17-18
Newtown Township
North side of West Chester Pike, approximately 1,600' west of the intersection with Newtown Street Road
Further develop 21.891 acres with a 5-story 378,000 sq. ft. office and an associated 3-level parking structure
(See ZONING MATTERS)

PRELIMINARY LAND DEVELOPMENTS

Aria Hotels LLC
25/48-3058-91-01-18
Upper Providence Township
South of the intersection of State Hill Road and Greenhill Road
Construct a 31,500 sq. ft. hotel (See PRELIMINARY SUBDIVISIONS)

PRELIMINARY LAND DEVELOPMENTS (continued)

322 Plaza Associates

12-6168-06-09-18

Concord Township

East side of Route 322, approximately 400' south of the intersection with Baltimore Pike
Develop 1.6 acres with a 14,400 sq. ft. carpenter shop (See PRELIMINARY SUBDIVISIONS)

986 & 996 Railroad Avenue

20-7321-18

Haverford Township

Sothorn corner of County Line Road and Railroad Avenue
Develop 1.9314 acres with a 6,813 sq. ft. medical office building

PRELIMINARY SUBDIVISIONS

Aria Hotels LLC

25/48-3058-91-01-18

Upper Providence Township

South of the intersection of State Hill Road and Greenhill Road
Consolidate four lots into one, and then adjust the lot line of a previously consolidated neighboring fifth parcel to create a parcel totaling 1.57 acres (See PRELIMINARY LAND DEVELOPMENTS)

Darlington Pointe II

26-7319-18

Middletown Township

West of the intersection between Old Forge and Yearsley Mill Roads
Subdivide 10 acres into 8 lots

820 Tyrens Road LLC

02-7139-16-17-18

Aston Township

Southwest corner of Tryens Road and Racoosin Drive
Subdivide 1.79 acres into five lots

322 Plaza Associates

12-6168-06-09-18

Concord Township

East side of Route 322, approximately 400' south of the intersection with Baltimore Pike
Consolidate two parcels into one (See PRELIMINARY LAND DEVELOPMENTS)

NEXT PUBLIC MEETING

Thursday, July 19, 2018 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.