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 Text and Map**
ZA-07-7761-22  
Chester Heights Borough  
Amend the text of the Borough zoning ordinance to further address the PRD use  
Rezone 62.8 acres from B, R-1 and R-1 1/2 to PRD

**FINAL LAND DEVELOPMENTS**

**Champion Investments - 817 & 819 Lincoln Ave**
33-7759-22  
Prospect Park Borough  
Southeast corner of Lincoln and 9th Avenues  
Further develop 0.5487 acre with a parking lot expansion

**American Wood Design - 218 -224 Fulton Street**
06-7760-22  
City of Chester  
Northwest corner of Fulton and Mary Streets  
Develop a 2,200 sq. ft. warehouse (See FINAL SUBDIVISIONS)

**Oak Hill at St Davids**
34-4295-97-08-10-11-22  
Radnor Township  
Northwest corner of Eagle and Radnor Roads  
Develop 23.6 acres with a 295 bed elder care facility (See FINAL SUBDIVISIONS)

**26 Wentworth Lane**
34-7756-22  
Radnor Township  
West side of Wentworth Lane, approximately 200' south of Conestoga Road  
Develop two semi-detached dwelling units (See FINAL SUBDIVISIONS)

**Morroni**
29-6171-06-09-22  
Nether Providence Township  
South side of Ridley Drive and Chestnut Parkway  
Develop two single-family detached dwellings (See FINAL SUBDIVISIONS)

**Ebuild Construction - Darby Road**
20-7762-22  
Haverford Township  
South side of Darby Road, approximately 300' east of Sproul Road  
Develop two single-family detached dwellings (See FINAL SUBDIVISIONS)
**FINAL LAND DEVELOPMENTS** (continued)

**Aronimink Golf Club**
30-4166-97-00-05-10-22
Newtown Township
Southeast side of St. Davids Road, from Golf Club Road to Paper Mill Road
Further develop 300.98 acres with a new patio and a 6,162 sq. ft. learning center

**St Andrew - School Gymnasium**
47-7764-22
Upper Darby Township
Northeast corner of Mason Avenue and School Lane
Further develop a site with a gymnasium (See FINAL SUBDIVISIONS)

**Waste Management**
47-7763-22
Upper Darby Township
West of the intersection between Oak Lane and Secane Avenue
Further develop a truck service site with various improvements (See FINAL SUBDIVISIONS)

**111-115 County Line Road**
20-7755-22
Haverford Township
South side of County Line Road, approximately 150' west of Old Lancaster Pike
Construct two single-family dwellings (See FINAL SUBDIVISIONS)

**FINAL SUBDIVISIONS**

**Morroni**
29-6171-06-09-22
Nether Providence Township
South side of Ridley Drive and Chestnut Parkway
Subdivide 2.626 acres into 3 lots (See FINAL LAND DEVELOPMENTS)

**JQA Aston LP**
02-2355-87-88-89-98-02-22
Aston Township
West side of Pennell Road, approximately 600' north of Concord Road
Subdivide 4.18 acres into three lots

**American Wood Design - 218 -224 Fulton Street**
06-7760-22
City of Chester
Northwest corner of Fulton and Mary Streets
Incorporate four lots totaling 0.075 acre into one lot (See FINAL LAND DEVELOPMENTS)

**Oak Hill at St Davids**
34-4295-97-08-10-11-22
Radnor Township
Northwest corner of Eagle and Radnor Roads
Adjust lot lines of two lots totaling 59.9 acres (See FINAL LAND DEVELOPMENTS)
**FINAL SUBDIVISIONS** (continued)

**26 Wentworth Lane**
34-7756-22
Radnor Township
West side of Wentworth Lane, approximately 200' south of Conestoga Road
Subdivide 0.344 acre into two lots (See FINAL LAND DEVELOPMENTS)

**111-115 County Line Road**
20-7755-22
Haverford Township
South side of County Line Road, approximately 150' west of Old Lancaster Pike
Subdivide 1.2174 acres into three lots (See FINAL LAND DEVELOPMENTS)

**Ardrossan Farm - Phillips Subdivision**
Radnor Township
Northeast corner of Ayrshire Drive and Murray Lane
Incorporate three lots totaling 3.724 acres into one lot

**Ebuild Construction - Darby Road**
20-7762-22
Haverford Township
South side of Darby Road, approximately 300' east of Sproul Road
Subdivide 1.03 acres into two lots (See FINAL LAND DEVELOPMENTS)

**St Andrew - School Gymnasium**
47-7764-22
Upper Darby Township
Northeast corner of Mason Avenue and School Lane
Incorporate two lots totaling 0.96 acre into one lot (See FINAL LAND DEVELOPMENTS)

**Waste Management**
47-7763-22
Upper Darby Township
West of the intersection between Oak Lane and Secane Avenue
Incorporate three lots totaling 5.5 acres into one lot (See FINAL LAND DEVELOPMENTS)

**PRELIMINARY LAND DEVELOPMENTS**

**The Woods at Ridley Creek**
26-7758-22
Middletown Township
West side of Knowlton Road, approximately 500' north of Bortondale Road
Develop three single-family detached dwellings (See PRELIMINARY SUBDIVISIONS)

**Dolores Drive Extension**
29-7757-22
Marple Township
Northwest of Dolores Drive and Old Cedar Grove Road
Extend an existing cul-de-sac and develop 11 single-family detached dwellings (See PRELIMINARY SUBDIVISIONS)
Preliminary Land Developments (continued)

Tinicum Island Road
43-7765-22
Tinicum Township
Tinicum Island Road, east of Second Street
Construct a new alignment for Tinicum Island Road (See Preliminary Subdivisions)

Preliminary Subdivisions

The Woods at Ridley Creek
26-7758-22
Middletown Township
West side of Knowlton Road, approximately 500' north of Bortondale Road
Subdivide 5.06 acres into three lots (See Preliminary Land Developments)

Dolores Drive Extension
29-7757-22
Marple Township
Northwest of Dolores Drive and Old Cedar Grove Road
Subdivide 4.5 acres into 11 lots (See Preliminary Land Developments)

Tinicum Island Road
43-7765-22
Tinicum Township
Tinicum Island Road, east of Second Street
Resubdivide 133.56 acres into four lots while vacating/relocating portion of the existing Tinicum Island Road right-of-way (See Preliminary Land Developments)

Next Public Meeting

Thursday, July 21, 2022 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.