

Delaware County Planning Commission Meeting Agenda

Thursday, November 17, 2022

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

SU-1 to SU-1-A

ZA-26-4092-96-00-01-02-10-13-17-22

Middletown Township

Rezone 4.414 acres from SU-1 to SU-1-A

Amend the text of the Township zoning ordinance by adding a severability clause to the SU-1-A Section and add a new appendix

Town Center - Height Requirements

ZA-41-7801-22

Swarthmore Borough

Amend the text of the Borough zoning ordinance to revise height requirements within the Town Center District

FINAL LAND DEVELOPMENTS

317 Iven Avenue

34-7805-22

Radnor Township

South side of Aiven Avenue, approximately 200' west of Brookside Avenue

Develop two single-family detached dwellings (See FINAL SUBDIVISIONS)

Floor and Décor - Springfield

40-7807-22

Springfield Township

West side of Wesley Road, approximately 750' south of N State Road

Redevelop 6.6 acres with an 81,688 sq. ft. retail building

110 Park Avenue

41-7726-22

Swarthmore Borough

South side of Park Avenue, approximately 200' east of North Chester Road

Develop a mixed-use building (See FINAL SUBDIVISIONS)

Agronomed Biologics - Phase III

45-7547-20-21-22

Upland Borough

South of the terminus of W. Elkton Avenue

Further develop 11.48 acres with a 46,080 sq. ft. building addition

FINAL SUBDIVISIONS

119 & 121 Stratford Avenue

01-7804-22

Aldan Borough

East side of Stratford Avenue, approximately 150' south of Magnolia Avenue

Incorporate two lots totaling 0.3527 acre into one lot

317 Iven Avenue

34-7805-22

Radnor Township

South side of Aiven Avenue, approximately 200' west of Brookside Avenue

Subdivide 0.78 acre into two lots (See FINAL LAND DEVELOPMENTS)

2712-2714 Swarts Street

06-7806-22

City of Chester

West side of Swarts Street, approximately 150' south of Culhane Street

Incorporate two lots totaling 0.098 acre into one lot

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 a portion of the existing Tinicum Island Road right-of-way

110 Park Avenue

41-7726-22

Swarthmore Borough

South side of Park Avenue, approximately 200' east of North Chester Road

Incorporate two lots totaling 0.5877 acre into one lot (See FINAL LAND DEVELOPMENTS)

PRELIMINARY LAND DEVELOPMENTS

Franklin Mint - Self Storage

26-4092-96-00-01-02-10-13-17-22

Middletown Township

Southeast side of Baltimore Pike, approximately 2,100' east of Valley Road

Develop 2.388 acres with a 97,468 sq. ft. self-storage facility (See PRELIMINARY SUBDIVISIONS)

8 Smithbridge Road/Keosayian

07-4772-99-00-06-22

Chester Heights Borough

Southeast corner of Smithbridge and Valleybrook Roads

Develop 3.52 acres with a 13,500 sq. ft. office building

Eske Development LLC

29-7808-22

Nether Providence Township

Northeast corner of New Jersey and Pennsylvania Avenues

Develop eleven single-family dwelling units (See PRELIMINARY SUBDIVISIONS)

PRELIMINARY LAND DEVELOPMENTS (continued)

60-66 Sherbrook Blvd

47-7809-22

Upper Darby Township

South of the intersection between Sherbrook Blvd and Margate Road

Further develop 0.42618 acre with a mixed-use building (See PRELIMINARY SUBDIVISIONS)

PRELIMINARY SUBDIVISIONS

Franklin Mint - Self Storage

26-4092-96-00-01-02-10-13-17-22

Middletown Township

Southeast side of Baltimore Pike, approximately 2,100' east of Valley Road

Resubdivide 4.414 acres into two development parcels (See PRELIMINARY LAND DEVELOPMENTS)

Eske Development LLC

29-7808-22

Nether Providence Township

Northeast corner of New Jersey and Pennsylvania Avenues

Subdivide 1.11 acres into eleven lots (See PRELIMINARY LAND DEVELOPMENTS)

60-66 Sherbrook Blvd

47-7809-22

Upper Darby Township

South of the intersection between Sherbrook Boulevard and Margate Road

Adjust lot lines of two lots (See PRELIMINARY LAND DEVELOPMENTS)

NEXT PUBLIC MEETING

Thursday, December 15, 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.