

Thursday, August 21, 2025

#### ZONING MATTERS

1. Assorted Amendments			ZA-41-8199-25	
Swarthmore Borough		_		
*Assorted amendme	ents to the text of	the Borough	zoning ordi	nance
		3	3	
	FINAL LAND	<b>DEVELOPMENT</b>	S	
1 Delling Ones Calc C	N11-		40-7168-16-25	
1. Rolling Green Golf C	Lub		40-7168-16-25	
Springfield Township				
*Further develop	a golf course with	a 14,050 sq.	ft. buildi	ng
Location North side of St	tate Road, approximately	2,000' feet ea	ast of Springfi	ield Road
<b>Tax Map #</b> 42-	·04-:207	ng District(s)	A Residential	
Tax Folio # 4		,,		
Application Type	Acreage	Water	Sewer	Floodplains
Residential	Residential 0.000	Public 🗸	Public 🗸	Wetlands
Nonresidential <b>√</b> Non	nresidential 157.000	Private 🗌	Private	HOP Required
	Summary of	Proposed Units		
* Nonresidential *	Exis	ting	Prop	oosed
	Units	-Square Foota	ge-	
	Lots Acres Remain Ren	<u>nove</u> <u>Remain</u> <u>Remo</u>	ove Lots Units A	<u>1ddn's Sq. Ft.</u>
Office				14,050
* Totals	*			14,050
Applicant Rolling Green Golf C	Club, 280 N. State Road, Spring	field, PA, 19064		
•				
Engineer Reuther+Bowen, 35	E. Elizabeth Avenue, Suite 316	, Bethlehem, PA, 18	018	
(484) 403-1560				



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#### FINAL LAND DEVELOPMENTS

2. 564 Central Ave	nue		20	0-8196-25	
Haverford Townshi			<u>,</u>		
*Develop two	single-family o	detached d	wellings S	ee FS 1	
Location West side of	_				enue
	# 22-37-304		-		51140
	• # 22-09-00285-00	Zonin	g District(s) R	-4	
Application Type	Acreage		Water	Sewer	Floodplains
Residential 🗸	Residential (	0.345	Public ✓	Public 🗸	Wetlands
Nonresidential	Nonresidential (	0.000	Private	Private 🗌	HOP Required
	<u>s</u>	ummary of P	roposed Units		
* Residential *	Units R	<u>lemaining</u>	Units Removed	Units Prop	posed
Single Family Det	ached	<del></del>		_	2
	* Totals *				2
Applicant Marley Real E (484) 422-855 Engineer Yohn Enginee	50		•		
(610) 484-458		o+, conegevine	, 171, 10420		
3. James Gieder			46	6-8198-25	
Upper Chichester	Townshin				
* *	single-family o	detached d	wellings S	66 FG 3	
<b>Location</b> West side o		pproximatel	y 600' north of	Sommers Lane	
- ·	# 9-06-021 - # 00 00 00040 03	Zonin	g District(s) R	-1	
	9 # 09-00-02048-03		Matan	C	Elecateleine —
Application Type  Residential	Acreage Residential 3	3.070	Water Public ✓	Sewer Public	Floodplains $\Box$ Wetlands $\Box$
Nonresidential	Nonresidential (		Private	Private	HOP Required
	s	ummary of P	roposed Units		
* Residential *	_	emaining_	Units Removed	<u>Units Prop</u>	nasad
Single Family Det		<u>emuning</u>	Chus Removeu	<u>_Cnus 110</u>	2
<b>g,</b>	* Totals *				2
Applicant James Giede (610) 405-469		Aston, PA, 1901	4		
<b>Engineer</b> G. D. Houtma (610) 565-636		timore Pike, Me	dia, PA, 19063		



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#### FINAL SUBDIVISIONS

1. 564 Central Avenue		20	-8196-25	
Haverford Township		_		
*Subdivide 0.344	46 acre into two lots	See FL 2		
Location West side of C	entral Avenue, approximat	ely 250' south o	f Fairview Av	renue
<b>Tax Map #</b> 22	2-37-304 <b>Zoni</b>	ng District(s) R-	-4	
Tax Folio #	22-09-00285-00	,		
Application Type	Acreage	Water	Sewer	Floodplains
Residential 🗸	Residential 0.345	Public 🗸	Public $\checkmark$	Wetlands
Nonresidential N	Nonresidential 0.000	Private 🗌	Private 🗌	HOP Required
	Summary of .	Proposed Units		
* Residential *	Units Remaining	<b>Units Removed</b>	Units Pro	<u>posed</u>
Single Family Detached	<u> </u>			2
*	Totals *			2
Applicant Marley Real Estate (484) 422-8550	e Holdings, 219 Sugartown Road,	Wayne, PA, 19087		
Engineer Yohn Engineering, (610) 484-4580	LLC, P.O. Box 26094, Collegevill	e, PA, 19426		
2. 307 Bewley Road		20	)-8197-25	
Haverford Township				
*Subdivide 0.505	31 acre into two lots			
<b>Location</b> East side of B	ewley Road, approximately	600' North of Pa	ark Road	
<b>Tax Map #</b> 22	2-33-335 <b>Zoni</b>	ng District(s) R-	<b>-</b> Δ	
Tax Folio #	22-02-00018-00	ing Dibbliot(b) it	-	
Application Type	Acreage	Water	Sewer	Floodplains
Residential 🗸	Residential 0.505	Public <b>✓</b>	Public 🗸	Wetlands
Nonresidential 🗌 Nonresidential	Nonresidential 0.000	Private 🗌	Private 🗌	HOP Required
	Summary of .	Proposed Units		
* Residential *	Units Remaining	Units Removed	Units Pro	posed_
Single Family Detached				
*	Totals *			
Applicant Pro Plus Contracti (267) 971-4531	ng, 327 S. Waterloo Road, Devon	n, PA, 19333		
Engineer Yohn Engineering,	110 DO D00004 O-11	- DA 40400		



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#### FINAL SUBDIVISIONS

* Residential * Units Remaining Units Removed  Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014 (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063 (610) 565-6363	-
parcel See FL 3  Location West side of Marten Avenue, approximately 600' north of S  Tax Map # 9-06-021 Zoning District(s) R-1  Tax Folio # 09-00-02048-03  Application Type Acreage Water  Residential Nonresidential 0.000 Private Summary of Proposed Units  * Residential * Units Remaining Units Removed  Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014  (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063  (610) 565-6363  Cedar Grove Lot Line Changes  Marple Township  * Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000 Zoning District(s) RA	Sewer Floodplains Dublic Wetlands HOP Required Dublic Hop Required
Tax Map # 9-06-021  Tax Folio # 09-00-02048-03  Application Type	Sewer Floodplains Public Wetlands HOP Required Linits Proposed
Application Type Acreage Water  Residential Residential 3.070 Public Nonresidential Nonresidential O.000 Private  * Residential * Units Remaining Units Removed  Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014  (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063  (610) 565-6363  . Cedar Grove Lot Line Changes  Marple Township  * Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000  Zoning District(s) RA	Public Wetlands HOP Required Linits Proposed
Application Type Residential 3.070 Public Nonresidential Nonresidential 0.000 Private Summary of Proposed Units  * Residential * Units Remaining Units Removed  Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014 (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063 (610) 565-6363  . Cedar Grove Lot Line Changes  Marple Township  * Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' south  Tax Map # 25-24-045:000  Zoning District(s) RA	Public Wetlands HOP Required Linits Proposed
Residential  Nonresidential 3.070 Public Nonresidential  0.000 Private    Summary of Proposed Units  * Residential * Units Remaining Units Removed  Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014  (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063  (610) 565-6363  . Cedar Grove Lot Line Changes  Marple Township  * Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000  Zoning District(s) RA	Public Wetlands HOP Required Linits Proposed
* Residential * Units Remaining Units Removed  Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014 (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063 (610) 565-6363  . Cedar Grove Lot Line Changes  Marple Township  * Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000  Zoning District(s) RA	
Single Family Detached  * Totals *  Applicant James Gieder, 5118 Marten Avenue, Aston, PA, 19014 (610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063 (610) 565-6363  . Cedar Grove Lot Line Changes  Marple Township  * Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000  Zoning District(s) RA	
(610) 405-4699  Engineer G. D. Houtman and Son, 139 East Baltimore Pike, Media, PA, 19063 (610) 565-6363  . Cedar Grove Lot Line Changes  Marple Township  *Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000  Zoning District(s) RA	
Marple Township  *Adjust lot lines of four lots totaling 7.17 acres  Location East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000  Zoning District(s) RA	
*Adjust lot lines of four lots totaling 7.17 acres  *Cocation East side of Newtown Street Road, approximately 425' sout  *Tax Map # 25-24-045:000  *Zoning District(s) RA	.525-98-13-25
Cocation East side of Newtown Street Road, approximately 425' sout  Tax Map # 25-24-045:000 Zoning District(s) RA	
Tax Map # 25-24-045:000 Zoning District(s) RA	
Zoning District(s) NA	h of Cedar Drive
<b>Tax Folio #</b> 25-00-00652-00	
Application Type Acreage Water  Residential ✓ Residential 7.170 Public ✓ Nonresidential 0.000 Private	Sewer Floodplains ☐ Public ✓ Wetlands ☐ Private ☐ HOP Required ☐
Summary of Proposed Units	
* Residential * <u>Units Remaining</u> <u>Units Removed</u> Single Family Detached	Units Proposed
* Totals *	
Applicant Devon Properties, 2375 West Chester Pike, Broomall, PA, 19008	

(610) 532-2884



Thursday, August 21, 2025

5. 38 Fulmer Avenue		22	2-8201-25	
Haverford Township	)	_		
*Subdivide 0.2	2484 acre into two lota	S		
Location Northeast co	orner of Fulmer and Llanerc	h Avenues		
Tax Map #	22-33-560 <b>Zon</b>	ing District(s) R	6	
Tax Folio	# 22-02-00345-00			
Application Type	Acreage	Water	Sewer	Floodplains [
Residential  Nanrasidantial	Residential 0.248 Nonresidential 0.000	Public 🗸	Public V	Wetlands  Wetlands
Nonresidential		Private	Private 🗌	HOP Required
	Summary of	Proposed Units		
* Residential *	<u>Units Remaining</u>	<u>Units Removed</u>	<u>Units Prop</u>	<u>posed</u>
Single Family Semi Single Family Deta				
3 ,	* Totals *			
Applicant Cadence Deve	elopment Partners, 409 Smithbridge	Road. Glen Mills. PA. 1	9342	
(610) 505-2281		, ,		
Engineer Yohn Engineer	ing, LLC, P.O. Box 26094, Collegevi	lle, PA, 19426		
(610) 484-4580	)			
	PRELIMINARY LA	AND DEVELOPME	NTS	
	PRELIMINARY LA			
<u> </u>			NTS 5/48-3058-91-01	-18-19-25
1. Proposed Daycare Upper Providence T				-18-19-25
Upper Providence T		25	5/48-3058-91-01	-18-19-25
Upper Providence T *Construct a 1	ownship	facility Se	e PS 1	-18-19-25
Upper Providence T  *Construct a 1  Location South of the	Township 10,000 sq. ft. daycare intersection of State Hil	facility Se	6/48-3058-91-01 e PS 1 ill Road	-18-19-25
Upper Providence T  *Construct a 1  Location South of the  Tax Map #	Township 10,000 sq. ft. daycare intersection of State Hil	facility Se	6/48-3058-91-01 e PS 1 ill Road	-18-19-25
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type	Township 10,000 sq. ft. daycare e intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage	facility Se  l Road and Greenh  ing District(s) B  Water	e PS 1 ill Road business	Floodplains [
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type  Residential	Pownship 10,000 sq. ft. daycare e intersection of State Hil 35-22-275 Zon # 35-00-02108-00 Acreage Residential 0.000	facility Se  1 Road and Greenh  ing District(s) B  Water  Public	e PS 1 ill Road business  Sewer Public	Floodplains   Wetlands
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type	Pownship 10,000 sq. ft. daycare e intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage Residential 0.000 Nonresidential 1.570	facility Se  l Road and Greenh  ing District(s) B  Water  Public Private	e PS 1 ill Road business  Sewer Public	Floodplains [
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type  Residential  Nonresidential	Pownship 10,000 sq. ft. daycare e intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage Residential 0.000 Nonresidential 1.570 Summary of	facility Se  l Road and Greenh  ing District(s) B  Water  Public Private   Proposed Units	e PS 1 ill Road business  Sewer Public Private	Floodplains   Wetlands  HOP Required
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type  Residential	Pownship 10,000 sq. ft. daycare e intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage Residential 0.000 Nonresidential 1.570 Summary of	facility Se  facility Se  Road and Greenh  ing District(s) B  Water  Public V  Private   Proposed Units  Sting	e PS 1 ill Road business  Sewer Public Private	Floodplains  Wetlands  HOP Required
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type  Residential □  Nonresidential ✓	Pownship 10,000 sq. ft. daycare intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage Residential 0.000 Nonresidential 1.570 Summary of	facility Se  facility Se  Road and Greenh  ing District(s) B  Water  Public V  Private   Proposed Units  sting	e PS 1 ill Road business  Sewer Public Private	Floodplains   Wetlands   HOP Required   osed
Upper Providence T  *Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type  Residential □  Nonresidential ✓	Pownship 10,000 sq. ft. daycare e intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage Residential 0.000 Nonresidential 1.570 Summary of	facility Se  facility Se  Road and Greenh  ing District(s) B  Water  Public V  Private   Proposed Units  sting	e PS 1 ill Road business  Sewer Public Private	Floodplains   Wetlands   HOP Required   osed
*Construct a 1  Location South of the  Tax Map #  Tax Folio  Application Type  Residential      Nonresidential *  *Nonresidential *	Pownship 10,000 sq. ft. daycare intersection of State Hil 35-22-275 Zon. # 35-00-02108-00 Acreage Residential 0.000 Nonresidential 1.570 Summary of	facility Se  facility Se  Road and Greenh  ing District(s) B  Water  Public V  Private   Proposed Units  sting	e PS 1 ill Road business  Sewer Public Private	Floodplains   Wetlands   HOP Required   Sed

Engineer Linn Architects, 1140 N. Providence Road, Media, PA, 19063



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### PRELIMINARY SUBDIVISIONS

1. Proposed Daycare			25/48-3058-91-01	-18-19-25
Upper Providence T	ownship	_		
*Consolidate to parcel See	four lots into one, PL 1	and then adjust	the lot lir	ne of a fifth
Location South of the	e intersection of State	Hill Road and Green	hill Road	
- · · · · · · · · · · · · · · · · · · ·	35-22-275 # 35-00-02108-00	Zoning District(s)	B business	
Application Type  Residential  Nonresidential	Acreage Residential 0.000 Nonresidential 1.570	Water  Public ✓  Private □	Sewer  Public ✓  Private □	Floodplains   Wetlands   HOP Required
* Nonresidential *		Existing	re-	
Office $*ar{T}$	otals *	<u>uin Remove   Remain Remo</u>	ve   Lois Onus A	10,000 10,000

Applicant Aria Hotels LLC c/o Suresh Patel, 1445 Wilmington Pike, West Chester, PA, 19382

Engineer Linn Architects, 1140 N. Providence Road, Media, PA, 19063