



Township of Concord

DELAWARE COUNTY

*COUNCIL: Dominic A. Pileggi, John J. Gillespie, Elizabeth A. Salvucci,
Thomas J. Mahoney, Margaret S. Franke, Joshua Twersky, John L. Crossan*

RESOLUTION NO. 52-2018
DECISION RE: APPROVING A MINOR AMENDMENT TO
THE FINAL LAND DEVELOPMENT PLAN APPLICATION OF
RIDGE ROAD DEVELOPMENT, LP

WHEREAS, Concord Township, on October 7, 2008 in Resolution No. 67-2008 granted final plan approval, pursuant to Section 508 of the Pennsylvania Municipalities Planning Code, to the land development plan known as “the Shops at Ridge Road”; and,

WHEREAS, Concord Township on January 6, 2014, granted final plan approval for the amended land development known as “the Shops at Ridge Road”; and,

WHEREAS, the Council for Concord Township on November 8, 2017 via Resolution No. 63-2017, Council for Concord Township resolved to end, settle and discontinue the litigation known as RIDGE DEVELOPMENT, LP. v. CONCORD TOWNSHIP and THE CONCORD TOWNSHIP COUNCIL, Docket No.: 2017-008333, Delaware County Court Of Common Pleas, pursuant to the terms of the Settlement Agreement; and,

WHEREAS, in July of 2018, an error was discovered in the impervious coverage calculation on the approved final land development plans, as the approved plans exceeded the maximum permissible impervious coverage of 70%; and,

WHEREAS, the Applicant amended the approved final land development plans to reduce the impervious coverage by approximately .9967 acres, which included a reduction in the building coverage of 24,750 sq. ft. and requested that the Township approve the modified land development plan which now comports to bring the Plan within all Township Ordinances; and,

WHEREAS, the Township Engineer has reviewed the proposed changes and has issued a review letter dated September 21, 2018, which comments have been addressed by the Applicant.

NOW, THEREFORE, BE IT RESOLVED, this 2nd day of October, 2018, Concord Township Council approves the change to the impervious coverage as reflected on the revised Final Plans dated August 17, 2018.

CONCORD TOWNSHIP COUNCIL

Attest: 
Amanda Serock, Township Manger


John J. Gillespie, Vice President


Thomas J. Mahoney, Councilperson


Margaret S. Franke, Councilperson

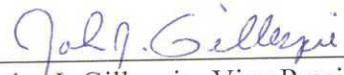

Elizabeth A. Salvucci, Councilperson

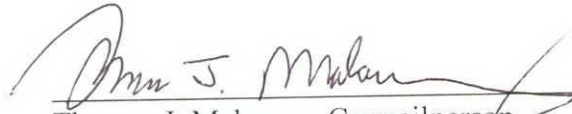

John L. Crossan, Councilperson

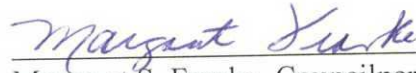
Joshua Twersky, Councilperson


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