

RADNOR TOWNSHIP
301 IVEN AVENUE
WAYNE, PA 19087
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WWW.RADNOR.COM

SUBDIVISION ~ LAND DEVELOPMENT

Location of Property 200 SOUTH ITHAN AVENUE

Zoning District R-2/DM Application No. _____
(Twp. Use)

Fee _____ Ward No. _____ Is property in HARB District No

Applicant: (Choose one) Owner X Equitable Owner _____

Name GPK REALTY PARTNERS ATTN: JOE COWELL

Address 357 SOUTH GULPH RD. KING OF PRUSSIA, PA 19406

Telephone 215.259.2530 Fax 215.259.2525 Cell 610.220.3997

Email COWELL@GPKREALTY.COM

Designer: (Choose one) Engineer X Surveyor _____

Name MONEREE INC. ATTN: DAVID R. FIORELLO P.E.

Address 924 COUNTY LINE ROAD BRYD MANTZ 19010

Telephone 610.527.3030 Fax 610.527-9008

Email DFIORELLO@KARIUSENGINEERING.COM

Area of property 6.948 AC Area of disturbance 6 AC ±

Number of proposed buildings 9 Proposed use of property RESIDENTIAL

Number of proposed lots 9

Plan Status: Sketch Plan _____ Preliminary X Final _____ Revised _____

Are there any requirements of Chapter 255 (SALDO) not being adhered to?
Explain the reason for noncompliance.

REQUIREMENTS ARE BEING REQUESTED FROM SIDEWALK REQUIREMENTS
OF 255-27 & 255-37. THERE ARE NO EXISTING SIDEWALKS
NO TRUNK.
WALKER IS BEING REQUESTED FROM INTERSECTION APPROACH
LENGTH BECAUSE OF EXISTING DRIVEWAY ALIGNMENT (255-27-F-5)

Are there any infringements of Chapter 280 (Zoning), and if so what and why?

PROPERTY IS PART OF TRIADON SUBDIVISION WHICH
WAS DEVELOPED AS PART OF DENSITY MODIFICATION
PROVISIONS OF ZONING ORDINANCE

Individual/Corporation/Partnership Name

I do hereby certify that I am the owner, equitable owner or authorized representative of the
property which is the subject of this application.

Signature

Joseph Cozwell

Print Name

Joseph Cozwell

By filing this application, you are hereby granting permission to Township officials to visit the site
for review purposes.

NOTE:

All requirements of Chapter 255 (Subdivision of Land) of the Code of the
Township of Radnor must be complied with whether or not indicated in this
application.