

**RESOLUTION NO. 2017-131  
RADNOR TOWNSHIP**

**A RESOLUTION OF RADNOR TOWNSHIP, DELAWARE COUNTY,  
PENNSYLVANIA, APPROVING THE MINOR/FINAL LOT  
CONSOLIDATION AND SUBDIVISION PLAN FOR 585 COUNTY LINE  
ROAD, PROPERTY OF JAMES AND ALLISON McGUCKIN**

*WHEREAS*, James F. McGuckin, Jr. and Allison T. McGuckin (“Applicant”) filed a Minor/Final Lot Consolidation Subdivision Plan with Radnor Township; and

*WHEREAS*, the Delaware County Planning Commission and Radnor Township Planning Commission has reviewed the proposed Plan in accordance with the Pennsylvania Municipalities Planning Code; and

*WHEREAS*, the Board of Commissioners of Radnor Township now intends to approve the Minor/Final Lot Consolidation Subdivision Plan for 585 County Line Road, prepared by Site Engineering Concepts, LLC.

*NOW, THEREFORE*, be it hereby *RESOLVED* that the Radnor Township Board of Commissioners does hereby approve the Minor/Final Subdivision Plan of Site Engineering Concepts, LLC consisting of three (3) sheets, dated September 1, 2017, subject to the following Final Plan approval conditions:

1. Compliance with correspondence of Gannett Fleming, dated October 11, 2017, a copy of which is attached hereto and incorporated herein as *Exhibit “A”*.

2. The Applicant shall comply with all other applicable township, county, state, and federal rules and regulations and statutes.

3. The Applicant shall execute and record consolidated deeds for each of the new lots and provide copies of same to the Township within 30 days after recordation.

4. In addition to the Final plan approval conditions, the following Subdivision and Land Development Ordinance (SALDO) modifications are approved:

a. Section 255-22 of the SALDO requiring a Minor Plan to show existing features/improvements.

    X     Approved                                 Denied

b. Section 255-27.B(3)(c) and 255-27.C (1) with respect to right-of-way requirements.

    X     Approved                                 Denied

**SO RESOLVED**, at a duly convened meeting of the Board of Commissioners of Radnor Township conducted on this 27<sup>th</sup> day of November, 2017.

RADNOR TOWNSHIP

By:   
Name:  
Title:

ATTEST 