

**RESOLUTION NO. 2016-36
RADNOR TOWNSHIP**

**A RESOLUTION OF RADNOR TOWNSHIP, DELAWARE COUNTY,
PENNSYLVANIA, GRANTING FINAL PLAN APPROVAL FOR THE
LOT CONSOLIDATION PLAN FOR TGR, LLC CONCERNING THE
PROPERTY LOCATED ON GLENBROOK AVENUE**

WHEREAS, the Township Planning Commission recommended approval of the land development plan and the requested waivers; and

WHEREAS, the Applicant, TGR, LLC, has proposed to consolidate the four existing parcels, located at 812-814 Glenbrook Avenue, 816-818 Glenbrook Avenue, 820-822 Glenbrook Avenue, and 214 Bryn Mawr Avenue, to form one single, contiguous, undivided parcel;

NOW, THEREFORE, it is hereby **RESOLVED** that the Radnor Township Board of Commissioners does hereby approve the Lot Consolidation Plan for TGR, LLC, consisting of a lot consolidation plan prepared by Chester Valley Engineers, dated February 4, 2016 subject to the following conditions:

1. New deeds reflecting the lot line changes must be prepared and recorded with the Delaware County Recorder of Deeds. Copies of the deeds shall be reviewed and approved by the Township Solicitor and legal descriptions for these deeds shall be reviewed and approved by the Township Engineer.
2. The following waivers are approved for this lot consolidation plan:
 - a. Section 255-22.B(1)(k) as to features within 500 feet of the site.
 - b. Section 255-22.B(1)(p),(q) and (r) as to contour lines, datum of contour lines and the requirement to depict six inch caliper trees on the plan.
3. The Applicant shall comply with all other applicable Township, county, state, and federal statutes, ordinances, codes, rules and regulations.

SO RESOLVED, at a duly convened meeting of the Board of Commissioners of Radnor Township conducted on this 28th day of March, 2016.

RADNOR TOWNSHIP

By: 

Name: Clark A. Clark
Title: President

ATTEST: 