

Application & Plan Processing

| Applications Pending  | Operational Dates  | Status  | Recent Documents   |
|---|--|---|--|
| <p>Malvern Veterinary Hospital<br/>545-551 S. Warren Ave.<br/>R-1</p> | <p>Rec'd: 11-12-19<br/>Accept:<br/>MPC: 2-6-20<br/>BC: 2-18-20</p> | <p>Sketch and review letters discussed at the 6-20-19 MPC meeting. ZHB requests granted. Revised SALDO package submitted Recommendation issued 2-6-20<br/>Approved by Borough Council 2-18-20</p> | <ol style="list-style-type: none"> <li>1. Preliminary/Final Plan Set dated 11/4/19, last revised 1/24/2020</li> <li>2. Waiver Request Letter dated 11/4/19</li> <li>3. Decision of the ZHB dated 8/26/19</li> <li>4. Borough Engineer's review letter #3 dated 1/31/20</li> <li>5. Borough Fire Marshal's review letter dated 12/3/19</li> <li>6. CCPC Review letter dated 12/19/19</li> <li>7. Applicant in in the process of executing development agreement(s) as of September 2020.</li> </ol> |

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| ZHB Application Reviews  | Operational Dates                | Status  | Relevant Documents   |
|--|----------------------------------|---|--|
| <p>ZHB APPL# 20-03 located at 128-142 E. King St.</p> <p>The Applicant is requesting the following variances:<br/>                     A variance from Section 220-2501.B.(5) of the Zoning Ordinance to permit less than the required number of parking spaces for the proposed office use. Applicant is proposing to provide forty-seven (47) parking spaces on the Property where fifty-four (54) are required for the office use.</p> <p>A variance from Section 220-2501.D.(10)(a) and 220-2501.D.(10)(b) of the Zoning Ordinance to permit a parking area without raised planting islands.</p> <p>A variance from Section 220-1402.H. of the Zoning Ordinance to permit construction of a building exceeding the thirty-five (35') ft. height limitation. Applicant is proposing to construct a building forty-three (43) feet in height.</p> <p>Variances from Sections 220-2309.A.(2), 220-2309.C.(1) and (3), and 220-2501.D.(7) to permit the buffer areas on the eastern, western and southern sides of the</p> | <p>MPC: 3-5-20 &amp; 6-18-20</p> | <p>Applicant has requested a continuance and the deadline to extend such is September 30, 2020.</p> | <ol style="list-style-type: none"> <li>1. ZHB Application dated 6-9-20 for ZMC Partners, LP</li> <li>2. Review letter from EB Walsh dated 6-12-20</li> </ol> |

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| <p>Property, abutting the proposed parking area and commercial use, to be less than twenty (20') feet in width and not compliant with the "commercial buffer" requirements where the Property abuts a residential district and/or residential use. Applicant proposes buffer areas of five (5') feet in width on the eastern and western side of the Property where the Property abuts residential uses, and five (5') feet in width on the southern side of the Property where the Property abuts the R-4 Residential District.</p> |  |  |  |
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Ordinance - Related Activities

| Topic  | Ordinance   | Status   | Next Action(s)  | Recommendation(s)  |
|--|---|--|---|--|
| Impacts of existing zoning in several residential districts. Study performed by informal BC committee.   |   | Brandywine Conservancy recommendations: 6-12-19. Building and lot coverage spreadsheets.   | Finalized at the 11-7-19 MPC meeting.   | Recommendation issued on September 17, 2019                |
| Driveway Locations Relative to Intersections for Various Road Classifications  | SALDO 513E  | Noted at 9-1-16 MPC meeting. Solicitor to revise language to remove ambiguities.   | Draft new language.   |  |
| Upper floor dwelling unit and first floor commercial requirements.<br><br>Review and removal of "general" language in SALDO<br><br>Recommendation made by MPC for Comprehensive Plan Task Force Representatives from MPC for Borough Council to Consider | C Zoning Districts<br><br>and in companion Ordinances<br><br>PMPC | Gathering Data<br><br>to be discussed with incoming solicitor<br><br>Comprehensive Task Force Members to be chosen by Borough Council from each Borough Commission and/or Committee(s) | Consider changes<br><br>research to re-discover specific instances<br><br>Borough Council to consider recommendation at their October 6, 2020 Meeting | Recommendation issued by MPC on 9/17/20 to Borough Council |

Review, Planning & Reporting Activities

| Planning Task  | Status    | Start Date | Exp. Compl. Date | MPC Lead(s)        | Notes  |
|--|-----------|------------|------------------|--------------------|--|
| Develop timelines for updating Comprehensive Plan, SALDO & related Zoning Ordinances, and the Official Map | Completed | 3-23-19    | 4-5-19           | Dave               | Purpose: To get the ball rolling for County Planning Grants. |
| Review National SoW in preparation for grant application   | Completed | 7-15-19    | 9-7-19           | Dave               | Purpose: to get the ball rolling for County Planning Grants. |
| Appoint Comprehensive Planning Task Force  | Completed | 10-6-20    | 10-6-20          | Chris, Dave, & Zoe | Kick Off Meeting scheduled for 10/21/20 at 7:30PM via ZOOM   |