

**TOWNSHIP OF WORCESTER
MONTGOMERY COUNTY, PENNSYLVANIA**

RESOLUTION 2016-16

**A RESOLUTION TO GRANT PRELIMINARY/FINAL APPROVAL
OF A PLAN OF SUBDIVISION AT 2568 SKIPPACK PIKE**

WHEREAS, Worcester Township seeks to subdivide a property that it owns, situated at 2568 Skippack Pike (“Property”), so to affect a sale of a lot, publically bid, and as approved by the Board of Supervisors in Resolution 2015-35; and,

WHEREAS, the Township Engineer has prepared a plan of subdivision of the Property (“Plan”) in accordance with the applicable provisions of the Pennsylvania Municipalities Planning Code and the Worcester Township Code, for the consideration by the Board of Supervisors; and,

WHEREAS, the Plan was first reviewed by the Worcester Township Planning Commission, Montgomery County Planning Commission, and Township staff and consultants; and,

WHEREAS, the Board now desires to take action on the Plan;

NOW THEREFORE, BE IT RESOLVED that the Board hereby grants Preliminary/Final approval of the Plan, as prepared as prepared by CKS Engineers, Inc., sheet 1 of 1, dated December 28, 2015, last revised March 17, 2016, subject to the following:

1. the granting of the following waivers:
 - a. Section 130-16, requiring road frontage improvements;
 - b. Section 130-18.A, requiring sidewalks at street frontages;
 - c. Section 130-18.B, requiring curbs at street frontages;
 - d. Section 130-26.B(2)(c), allowing an on-lot sewage disposal system to be setback ten feet from a property line;
 - e. Section 130-28.G(4), requiring street trees at the street frontages;
 - f. Section 130-28.G(5), requiring perimeter buffers;
 - g. Section 130-28.G(9), requiring individual lot landscape requirements;
 - h. Section 130-33.C(1), requiring the showing of existing features within 400' of the property boundaries; and,
 - i. Section 130-33.G, requiring a Natural Resource and Protection Plan;

RESOLVED THIS 20TH DAY OF APRIL, 2016.

FOR WORCESTER TOWNSHIP

By: 
Susan G. Caughlan, Chair
Board of Supervisors

Attest: 
Tommy Ryan, Secretary