



KENNETT TOWNSHIP
PLANNING & ZONING DEPARTMENT

TO: Kennett Township Board of Supervisors

FROM: Diane E. Hicks, Director of Planning & Zoning
Subject: Monthly Report

PLANNING COMMISSION

The Planning Commission reviewed the following projects at their October 13th meeting:

Eagle Energy Systems Marijuana Dispensary - Location: 716 W. Baltimore Pk. UPI#: 62-3-70 Zoning: C-Commercial. Applicant proposes a 4200 S.F. medical marijuana dispensary.

Palita Automotive -Location: 711 E. Balt. Pk. UPI#: 62-4-21 Zoning: Business Park. Applicant proposes a 2520 sq. ft. addition to the existing automotive repair facility (1800 sq. ft.).

Sheedy -Preliminary Minor Subdivision- Location: 947 & 949 Chandler Mill Rd. UPI#: 62-4-156 & 62-4-156.1; Zoning: R-2. Applicant proposes to change the lot line between the above 2 parcels.

Kaolin RE – Preliminary Minor Subdivision -Location: 103 & 107 Chandler Mill Rd. UPI#: 62-3-101 & 62-3 102 Zoning: SA. Applicant proposes to combine the above 2 parcels into 1 lot. This project was recommended for conditional approval before the Board of Supervisors.

MISCELLANEOUS

An update was provided for the proposed Convenience store, medical building, and restaurant use at 802 E. Baltimore Pike in East Marlborough Township has had 2 hearing before the east Marlborough Township Planning Commission. The Conditional Use hearing before the East Marlborough Township Supervisors was held on August 31, 2021. Several of the residents from Longwood Crossing were in attendance. The East Marlborough Supervisors as well as the Applicant appeared to be receptive to their concerns. The hearing has been continued to October 13, 2021.

ZONING HEARING BOARD

The Zoning Hearing Board is scheduled to hear the following: ZHB 516: THE APPLICATION OF ANTHONY SYLVAN POOLS, 186 Bergen Avenue, West Deptford, New Jersey, 08086, for property owner Donna Moran. The Property is located at 109 Beech Lane, Chadds Ford, PA 19317: being UPI No. 62-2-89. The property consists of .5 acres being zoned V-1 Village (Hamorton). The Property is currently non-conforming in that the impervious coverage is at 26% which exceeds the allowable 25%. The applicant seeks variance relief from Section 240-802.7(b) to allow an additional 7.2% of impervious coverage to allow the construction of a pool with minimal patio.

ZHB 515: THE APPLICATION OF KAOLIN RE HOLDING CORPORATION regarding a Special Exception for the use of Farmworker Housing at 107 Chandler Mill Road has been continued to November 15, 2021.

HISTORICAL COMMISSION

The Historical Commission met on September 20, 2021 and discussed a proposal from Exelon regarding the historical structure known as the Abraham Taylor Farmhouse. A site visit was planned for October 1, 2021 to assess the proposal to relocate the structure.

CODES DEPARTMENT

There were 19 Building/Zoning permits issued in the month of September, and 3 Rental permits. The permit reports are attached.

KENNETT TOWNSHIP RENTAL PERMITS SEPT 2021

| Permit # | Receipt Date | Rental Address | Tax Parcel | Payment Amount |
|-----------------|---------------------|-----------------------|-------------------|-----------------------|
| RR402N | 09/18/21 | 402 N Walnut St | 62 3 50 | \$100 |
| RR619 | 09/20/21 | 619 Chandler Mill Rd | 62 6 69 | \$100 |
| RR543ROSE | 09/23/21 | 543 Rosedale Rd. | 62 4 94 | \$100 |
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| Total | \$300 |
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