

East Whiteland Township

Planning Commission

Wednesday – July 27, 2022

This meeting will be held in-person (not virtually) at the East Whiteland Township Building

Agenda

(agenda items [linked](#) to online documents)

Call to Order:

Regular Meeting beginning at **7:00 p.m.**

Minutes:

Consideration of the **June 22, 2022** meeting minutes

Presentation:

1. [East Whiteland Township Police Station](#) – Presentation regarding the proposed Police Station to be located at the existing Township Campus on Conestoga Road.

Zoning Hearing Applications:

2. [Janssen 260 and 280 Great Valley Parkway](#) (Malvern GVP Owner, LLC) – Future Zoning Hearing Board application seeking variances from section 200-36.C, 1. to provide a minimum accessory structure setback (for a generator pad) of 4 feet where there is a required 35 feet. 2. To provide less than the minimum 20-foot surface parking area setback (to match existing). If granted, Janssen is proposing to construct additional parking, an electrical generator with concrete pad, a 2,000 sq.ft. outdoor workspace, landscaping, and walkways. The property, located at 280 Great Valley Parkway, is within the O/BP (Office Business Park) Zoning District.

Development Applications:

3. [CU-06-2022 for Fetters Mill](#) (Fetters Mill Community Association) – *Amended* Conditional Use application to request the modification of a previous condition of approval related to the spacing of perimeter landscaping and buffering. The original Conditional Use decision from 1999 (to allow for a “cluster development” of property) was previously amended in 2015 to similarly modify the landscaping and buffering requirements.
4. [LD-02-2022 for 10 Malin Road Office / Flex Building](#) (10 Malin Road Associates, LP) – Preliminary Land Development Application to construct an 11,000 square foot office / flex building, parking, and associated improvements. The property, located at 10 (S) Malin Road, is within the I (Industrial) Zoning District.
5. [LD-13-2021 for Knickerbocker Tract Redevelopment](#) (DP Whiteland, LLC) – Preliminary Subdivision & Land Development application to construct 280 single-family attached (townhouse) and semi-attached (twin) dwellings, a clubhouse and amenity space, trails, stormwater management, and associated improvements. The property, which is comprised of several parcels of land located between Mill Lane, Lapp Road, Old Morehall Road, Liberty Drive, and Swedesford Road, is within the RMH (Residential Medium-High Density) Zoning District. These parcels, known collectively as the “Knickerbocker Tract,” total approximately 176 acres.

Public Comment:

~ Next Meeting ~

Wednesday – August 24, 2022