

**TREDYFFRIN TOWNSHIP**  
Subdivision/Land Development Application



**SUBMISSION REQUIREMENTS:**

- 15 sets of: ( ) Completed and signed application form;  
( ) Narrative summary of the project;  
( ) Plans as required in the Subdivision and Land Development Ordinance; and  
( ) Other related materials as appropriate.
- 4 copies of Stormwater Management Report (not necessary with sketch plans)
- 4 copies of Traffic Study (if appropriate)
- Completed Chester County Planning Commission Act 247 Review Form and Fee (optional for sketch plans)
- Payment of fee (See Schedule of Fees).

Please see the Subdivision/Land Development application checklist for all procedures related to filing a subdivision or land development application. Copies of the checklist are available at the Township Building and can also be downloaded from the Township website at [www.Tredyffrin.org](http://www.Tredyffrin.org).

**TYPE OF APPLICATION**

- Check one:  Subdivision       Lot consolidation       Lot line change       Land development
- Check one:  Sketch Plan       Preliminary Plan       Final Plan

**APPLICANT INFORMATION**

Name and address of Applicant: \_\_\_\_\_ Phone: \_\_\_\_\_  
Fax: \_\_\_\_\_  
E-mail: \_\_\_\_\_

Will the Applicant be the point of contact for Township correspondence about this plan?  Yes  No

If no, provide name and contact information for the point of contact.

Phone: \_\_\_\_\_  
Fax: \_\_\_\_\_  
E-mail: \_\_\_\_\_

Applicant's interest in the property in question, (e.g. owner, lessee, etc.) or relationship to property owner (attorney, engineer, etc):

- legal owner (owner on deed)       equitable owner (property under agreement of sale)       lessee

Authorized agent:  attorney       engineer       architect       other: \_\_\_\_\_

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**PROPERTY INFORMATION**

Name and mailing address of property owner (*if different from applicant's*):

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Address/location of property involved in the application:

Name of subdivision or land development (*if any*):

Tax Parcel Number(s):

Zoning District:

Total acreage of lot(s):

Amount of acreage to be developed:

Number of existing lots:

Number of lots to be created:

Existing total gross floor area (s.f.) of buildings:

Proposed total gross floor area:

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Proposed use of property (elaborate in the narrative):

Proposed use permitted by:

right       special exception       conditional use       other: \_\_\_\_\_

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Water supply:       Public       Other (*specify*) \_\_\_\_\_

Sewage disposal:       Public       Other (*specify*) \_\_\_\_\_

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Improvements to be dedicated to the Township or Municipal Authority:

street or right-of-way     streetlights     sewer line     easements     other: \_\_\_\_\_

Basements required with adjacent property owners?     Yes       No

    If yes, agreements in place?       Yes       No

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**PROJECT INFORMATION**

Submit a brief narrative summary of the project. The narrative must describe:

1. current state of the property;
  2. the proposed use of the site and, if appropriate, how it will differ from the existing use;
  3. number of lots to be consolidated or created and/or proposed development of the site; and
  4. any variances or waivers requested or previously granted for the plan.
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Plans and studies included with the submission (check all that apply):

- Site Plan   
  Landscaping   
  Lighting   
  Natural Features Conservation   
  Grading and Utilities  
 Architectural Elevations and Floor Plan   
  Shadow Analysis   
  Sedimentation and Erosion Control  
 Stormwater   
  Profiles and Details   
  Traffic   
  Other: \_\_\_\_\_
- 

Approvals from outside agencies

	Required?	Approved?
PA Dept of Environmental Protection		
PA Dept of Transportation		
Chester County Conservation District		
Chester County Health Dept		
Other: _____		
Other: _____		

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**CERTIFICATION:** I certify that the statements made in this Application are true and correct.

Plans will be sent to outside engineering and/or traffic consulting firms to be reviewed for compliance with the Township's Subdivision and Land Development Ordinance and Zoning Ordinance. By signing this application, the applicant agrees to reimburse Tredyffrin Township for the cost of that review.

Additional Township review may include, but is not limited to: Zoning Hearing Board, Environmental Advisory Council, Traffic Committee and Historic Architectural Review Board. The applicant will be notified if such reviews are necessary. Members of the reviewing bodies may visit the site while the application is before them.

Before a final approved plan is recorded, the Applicant shall post financial security through a letter or credit or escrow account in an amount sufficient to cover the cost of all improvements.

\_\_\_\_\_  
 Applicant Name (printed)

\_\_\_\_\_  
 Applicant Signature

\_\_\_\_\_  
 Date