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AUG 30 2019

BOROUGH OF JENKINTOWN

SUBDIVISION/LAND DEVELOPMENT APPLICATION **Jenkintown Borough**

Date Submitted _____

Name of Development Proposed Commercial Development
Address/Location Wyncote Road & York Road, Jenkintown, PA 19046

Name, Address & Phone No. of:
Applicant Jenkintown Commons Limited Partnership #3, Paul Aschkenasy, 925 West Lancaster Ave, Bryn Mawr, PA 19010
Land Owner Jenkintown Commons Limited Partnership #3, Paul Aschkenasy, 925 West Lancaster Ave, Bryn Mawr, PA 19010
Equitable Land Owner Jenkintown Commons Limited Partnership #3, Paul Aschkenasy, 925 West Lancaster Ave, Bryn Mawr, PA 19010

Title of Plan Submitted Preliminary/Final Land Development Plans

Plan Type: Land Development _____ Minor Land Development _____ Subdivision _____ Conditional Use X

Plan Status: Sketch _____ Preliminary _____ Final _____

Plan Dated 10/16/2018, last revised 8/26/2019

Name, Address & Phone No. of:
Engineer Bohler Engineering PA, LLC, John Alejnikov, 1600 Manor Drive, Chalfont, PA 18914, 215-996-9100
Architect _____
Attorney Kaplin Stewart, Gregg I. Adelman, Esquire, 910 Harvest Drive, P.O. Box 3037, Blue Bell, PA 19422, (610) 941-2552

Zoning District (s) G - Gateway Block & Unit No. APN# 10-00-05368-004, 10-00-05248-007
Commercial

Tract Area in Acres 1.903 Ac No. of Proposed Lots/Bldgs. Lot 1, 2 Buildings

Give brief narrative of proposed use of land/buildings. Commercial applications include building square footage and specific uses; residential applications include number of lots and amount of dwelling unit types: Jenkintown Commons Limited Partnership #3 is proposing to redevelop the existing commercial property at the intersection of Old York Rd and Wyncote Rd in Jenkintown Borough. The development proposes to demolish a portion of the existing Jenkintown Commons Building and the entirety of the adjacent building. The Jenkintown commons will be augmented with 10,410 SF of retail shops and a 2,781 SF restaurant on the lower level, and 23 apartments on the upper level. A standalone 2,355 SF coffee shop with drive thru is also proposed at the south of the site. Additional improvements in the form of parking, lighting, landscaping, and stormwater management facilities will also be installed to support the development.

Tenure: Sale _____ Rent X Condominium _____ Unknown _____

State any requirements of the Zoning Code and Subdivision and Land Development regulations that are not complied with and reason for noncompliance: _____

The undersigned hereby makes application for approval of plan type indicated above, under provisions of the Code of The Borough of Jenkintown, Chapter 160, and any supplements and amendments thereto.

(Signature of Applicant)

PAUL ASCHKENASY

(Signature of Land Owner)

PAUL ASCHKENASY

OVER

Conditional Use to
Permit a drive through
facility in the
G- Gateway Zoning
District

Application is complete and accepted by _____ Date _____
FEE _____ Receipt # _____

Twenty (20) copies of the Plan must be submitted with this application. Additional copies may be needed if major revisions are required. Plan size should be no larger than 24" x 36".

NOTE: FAILURE TO FULLY COMPLETE THE APPLICATION COULD BE CAUSE FOR ITS REJECTION.