

RESOLUTION 2011 -24

A RESOLUTION OF THE TOWNSHIP OF HOPEWELL, BEAVER COUNTY, PENNSYLVANIA APPROVING THE SHADOW LAKES SUBDIVISION OF LOT PARCELS #65-183-0294.000 AND #56-183-0148.001 INTO FOUR (4) PARCELS ALONG BEAVER LAKES BOULEVARD IN ACCORDANCE WITH SECTION 601 OF THE HOPEWELL TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE FOR SUBDIVISIONS OF THREE LOTS OR LESS

WHEREAS, on June 27, 2011 an application was submitted to the Hopewell Township Planning Commission by Trant Corporation for Shadow Lakes, JNJ, LLC (hereinafter "Applicant") to consider the subdivision of lot parcels #65-183-0294.000 and #56-183-0148.001 into four (4) parcels along Beaver Lakes Boulevard; and

WHEREAS, the Beaver County Planning Commission rendered comments in a letter dated July 20, 2011 stating no objection to the subdivision; and

WHEREAS, the Hopewell Township Planning Commission recommended approval of the land development application in a letter dated August 26, 2011 contingent upon compliance with the comments of the Township Engineer contained in correspondence dated August 15, 2011, August 16, 2011 and August 23, 2011; and

WHEREAS, the Applicant has acknowledged that no development is proposed at this time and, in the event that development is proposed, an additional roadway to allow ingress/egress to the affected plans, exclusive of Beaver Lakes Boulevard, is likely to be required as well as improvement/expansion of wastewater collection and conveyance facilities to service said future development.

NOW, THEREFORE, BE IT RESOLVED that the Hopewell Township Board of Commissioners hereby approves the Subdivision of Lots for Shadow Lakes Subdivision -2011 Plan conditioned upon the Applicant complying fully with the comments contained in the Widmer Engineering review letters dated August 15, 2011, August 16, 2011 and August 23, 2011 as well as the recommendations of both the Beaver County and Hopewell Township Planning Commissions and, particularly, this approval is conditioned upon Applicant receiving the required DEP sewage planning module exemption within sixty (60) days of the date of passage of this Resolution. This plan shall not be recorded with the Beaver County Recorder of Deeds Office until said DEP exemption is received by Hopewell Township.

RESOLVED AND ENACTED this 26th day of September, 2011

Attest:

By: Andy Brunette
Andy Brunette, Township Manager

Hopewell Township
Board of Commissioners
By: Richard Bufalini
Richard Bufalini, President