

**Resolution No. 2015- 07**

A RESOLUTION OF THE COUNCIL OF THE CITY OF COATESVILLE, CHESTER COUNTY, PENNSYLVANIA, OFFICIALLY GRANTING APPROVAL OF THE PLAN OF PROPOSED LOTLINE CHANGE FOR THE PRESBYTERIAN CHURCH OF COATESVILLE LOCATED AT 359 E. LINCOLN HIGHWAY TO MOVE THE LOT LINE SEPARATING THE CHURCH (16-5-210) AND THE PARSONAGE (16-5-211) WEST 24.58 FEET TO PLACE THE CHURCH AND THE ADDITION ON THE SAME PARCEL

WHEREAS, the City of Coatesville is a Chartered Third Class City in the Commonwealth of Pennsylvania; and,

WHEREAS, The Presbyterian Church of Coatesville presented a Final Plan “Plan of Proposed Lot Line Change” on December 3, 2014, prepared by Herbert E. MacCombie, Jr., dated October 20, 2014 to the City of Coatesville (hereinafter the “Plan”) which seeks to create a lot line change between existing tax parcels 16-5-210 and 16-5-211 (containing the Church and the Parsonage, respectively) by moving the separating lot line 24.58 feet to the west to place the Church and the addition to the Church on the same lot; and,

WHEREAS, the Plan has been reviewed by the Chester County Planning Commission which provided a review letter dated January 16, 2015 and has been reviewed as well by the City Engineer, Cedarville Engineering Group, LLC, and the City Planning Consultant, Thomas Comitta Associates, Inc. and the City Planning Commission; and

WHEREAS, the Plan requests several waivers from the City of Coatesville Subdivision and Land Development Ordinance (“SALDO”) as follows:

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|--------------------|---|
| §197-37A(1)        | Drawing Scale;                              |
| §197-37B(13)       | 2-foot Contours                             |
| §197-37B(14) (a-d) | Natural Features                            |
| §197-37B(18) (a-d) | Grading Plan                                |
| §197-37B (19)      | Erosion Control Plan                        |
| §197-37(20)        | Stormwater Management Plan                  |
| §197-37B(28)       | Subdivision and Land Development Agreement; |

and,

WHEREAS, the City Planning Commission has approved the requested waivers as reasonable where no construction is taking place.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Coatesville, that the City of Coatesville approves Applicant, Presbyterian Church of Coatesville, and grants the waivers identified below as follows:

A. Waivers:

- §197-37A(1) Drawing Scale;
- §197-37B(13) 2-foot Contours
- §197-37B(14) (a-d) Natural Features
- §197-37B(18) (a-d) Grading Plan
- §197-37B (19) Erosion Control Plan
- §197-37(20) Stormwater Management Plan
- §197-37B(28) Subdivision and Land Development Agreement

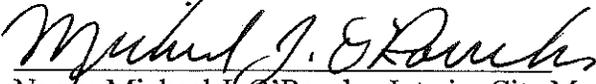
REQUIRING AS WELL, AS A CONDITION OF APPROVAL, COMPLETE COMPLIANCE WITH THE CITY ENGINEER'S REVIEW LETTER (required metes and bound dimensions of the access easement to be shown on the Plan and location of the trash storage area to be shown on the Plan).

IN WITNESS THEREOF, the Council of the City of Coatesville has adopted and enacted this Resolution this 9th day of February, 2015.



Name: Linda Lavender-Norris  
Title: President, City Council

ATTEST:



Name: Michael J. O'Rourke, Interim City Manager

I HEREBY CERTIFY that the foregoing is a true and correct copy of the said Resolution duly adopted at a regular meeting of City Council held on February 9, 2015 and recorded in the minutes as such.



Name: Michael J. O'Rourke  
Title: Interim City Manager

The above conditions are accepted by the Applicant and a copy of same is hereby deemed delivered in accordance with the requirements of the Municipalities Planning Code, 53 P.S. § 101 et seq.

PRESBYTERIAN CHURCH OF COATESVILLE

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BY: Authorized Agent