

Penn Board of Supervisors

Frp,: Planning Commission

Feb, 6, 2008

RE: Jackson Immuno Research Development Plan

The PC has several items of concern:

1. Increased stormwater volumes offsite. The applicant has provided no permissions from affected property owners (including PenDOT), as required by ordinance.
2. This applicant also owned the Penn Business Park. A stormwater detention/retention basin for that development is located on the Jackson Immuno property. An easement should be obtained - be noted on the plan - for this, and a maintenance agreement and guarantee provided by Jackson Immuno.
3. This application required Conditional Use approval. The PC has no indication that any waivers were requested or granted.
4. The PC supports the comments in the review of the Township Engineer regarding this plan.
5. Another area of concern is sidewalks along Baltimore Pike. PennDOT should be notified that they are required in this critical area.

The PC submits this for consideration by the Board of Supervisors and suggests it be passed to the Township Solicitor, since there is a pending lawsuit by the applicant.