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**MONTGOMERY COUNTY
PLANNING COMMISSION**

MONTGOMERY COUNTY COURTHOUSE • PO BOX 311
NORRISTOWN, PA 19404-0311
610-278-3722
FAX: 610-278-3941 • TDD: 610-631-1211
WWW.MONTCOPA.ORG

JODY L. HOLTON, AICP
EXECUTIVE DIRECTOR

November 17, 2017

Mr. Christopher Leswing, Director
Building & Planning Department
Township of Lower Merion
75 East Lancaster Avenue
Ardmore, PA 19003

Re: MCPC #17-0078-002
Plan Name: Rosemont College – Cardinal Hall
(1 lot/41,000 sq. ft. on approximately 41.78 acres)
Situate: Montgomery Avenue (W); Curwen Road (S)
Township of Lower Merion

Dear Mr. Leswing:

We have reviewed the above-referenced preliminary land development plan in accordance with Section 502 of Act 247, "The Pennsylvania Municipalities Planning Code," as you requested on October 25, 2017. We forward this letter as a report of our review.

BACKGROUND

The applicant, Rosemont College, proposes to construct a two-story, approximately 41,000 square foot addition to the existing Cardinal Hall building on the Rosemont College campus. Additional improvements shown at this time include a reconfigured pedestrian plaza, pathways, and driveway, as well as additional site landscaping. The property is located partially in the R-Residential zoning district and partially in the R2-Residential zoning district. This proposal was previously reviewed in a letter dated May 15, 2017.

RECOMMENDATION

The Montgomery County Planning Commission (MCPC) generally supports the applicant's proposed building expansion without comment as no significant issues have been identified.



CONCLUSION

We wish to reiterate that MCPC generally supports the applicant's proposal to construct an addition to an existing building on the campus of Rosemont College. Please note that the review comments and recommendations contained in this report are advisory to the municipality and final disposition for the approval of any proposal will be made by the municipality.

Should the governing body approve a final plat of this proposal the applicant must present the plan to our office for seal and signature prior to recording with the Recorder of Deeds office. A paper copy bearing the municipal seal and signature of approval must be supplied for our files.

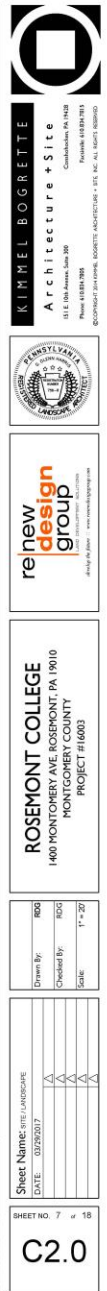
Sincerely,

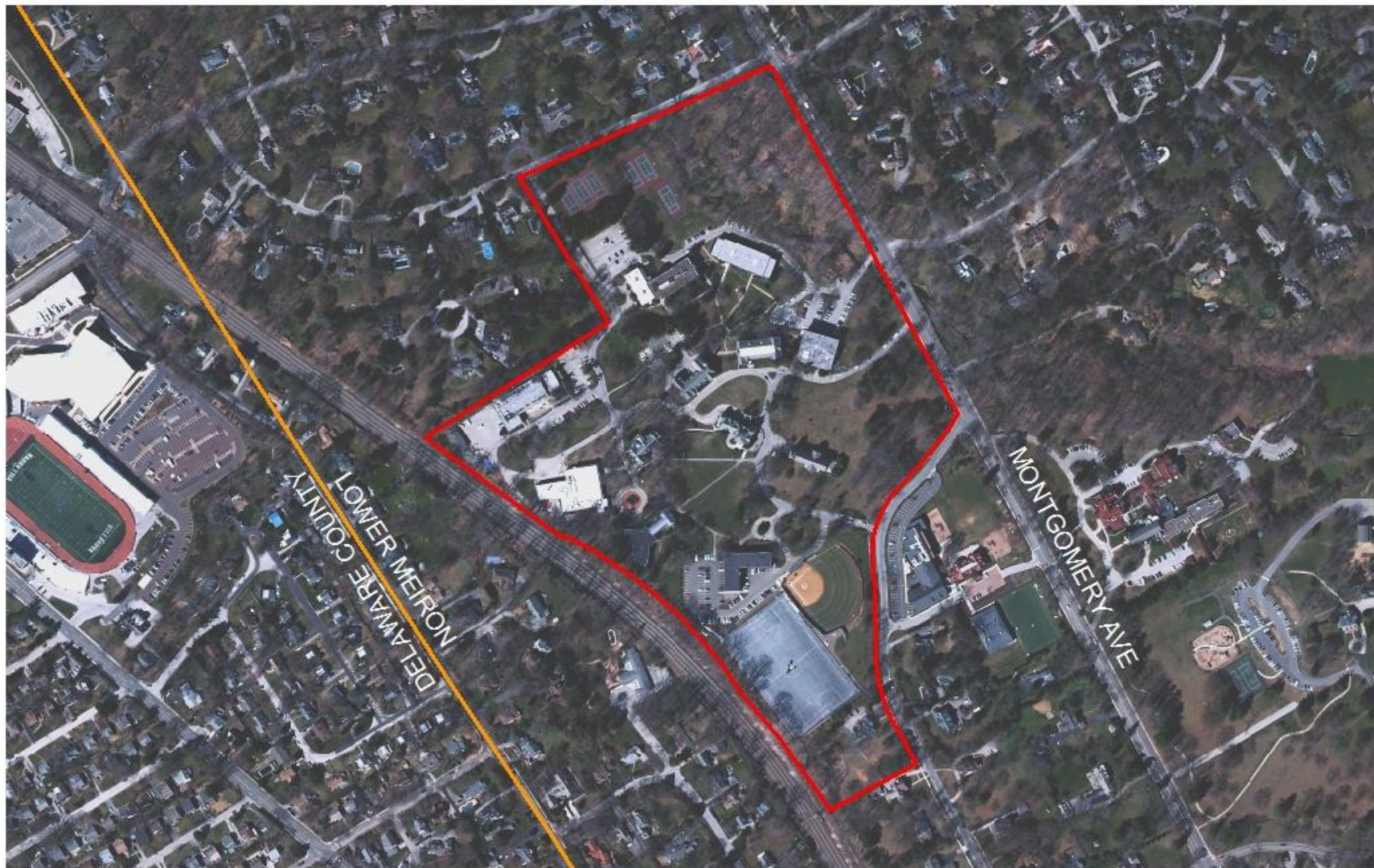
A handwritten signature in black ink that reads "Marley B Bice". The signature is written in a cursive, flowing style.

Marley Bice, AICP, Senior Planner
610-278-3740 – mbice@montcopa.org

c: Rosemont College (c/o Sharon Latchaw Hirsh, Ph.D.), Applicant
Renew Design Group, Applicant's Engineer
Gilbert P. High, Jr., Esq., Twp. Solicitor
Ernie B. McNeely, Twp. Manager
Edward P. Pluciennik, P.E., Twp. Engineer

Attachment A: Reduced Copy of Applicant's Plans
Attachment B: Aerial Image of Site





Rosemont College - Cardinal Hall
170078002

Montgomery
County
Planning
Commission
Montgomery County Courthouse - Planning Commission
PO Box 311 • Norristown PA 19384-0311
(p) 610.278.3722 • (f) 610.278.3941
www.montcopa.org/planning
Year 2015 aerial photography provided by the
Delaware Valley Regional Planning Commission

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