



Borough of Phoenixville  
 351 Bridge Street - 2nd Floor  
 Phoenixville, PA 19460  
 Phone (610) 933-8801  
[www.phoenixville.org](http://www.phoenixville.org)

Application Fee:	_____
Escrow Deposit:	_____
Plan Number:	_____
Escrow Number:	_____
Total Remitted:	_____

## Subdivision and Land Development Application

### **Project Information:**

Project Name: French Creek West Development  
 Tax Parcel Number(s): #15-009-0077, #15-009-0079, #15-009-0080, #15-009-0098, #15-008-0005, #15-008-0007 and #15-008-0010  
 Legal Owner Name: Phoenix French Creek Manor LLC, Attn: Eric Moore  
 Mailing Address: 2 Ponds Drive, Chadds Ford, PA 19317  
 Phone: 610-388-9600 Email: [emoore@brandywine-financial.com](mailto:emoore@brandywine-financial.com)

### **Applicant Information:**

Name: French Creek TH, LP, Attn: Christy Flynn  
 Mailing Address: 126 East State Street, Media, PA 19063  
 Phone: 484-614-5876 Email: [christy@rockwellcustom.com](mailto:christy@rockwellcustom.com)

### **Applicant Type:** *(Please see signatures section regarding required documents)*

Owner     
  Architect/Engineer     
  Corporate Officer     
  Owner's Representative  
 Attorney     
  Business Operator     
 Equitable Owner

### **Project Engineer:**

Company/Contact: T & M Associates, Attn: Christopher Jensen, PE  
 Mailing Address: 1700 Market Street, Suite 3110, Philadelphia, PA 19103  
 Phone: 215-282-7850 Email: [cjensen@tandmassociates.com](mailto:cjensen@tandmassociates.com)

### **Project Surveyor:**

Company/Contact: ASH Associates, Attn: Landon Woodward  
 Mailing Address: 765 Tennis Ave. Ambler, PA 19002  
 Phone: 215-367-5261 Email: [lwoodward@ashassociates.net](mailto:lwoodward@ashassociates.net)

### **Project Attorney:**

Company/Contact: BUCKLEY BRION McGUIRE & MORRIS LLP, Attn: Kimberly Venzie  
 Mailing Address: 118 W. Market Street, Suite 300 West Chester, PA 19382-2928  
 Phone: 610-235-0238 Email: [kvenzie@buckleyllp.com](mailto:kvenzie@buckleyllp.com)

### **Submission Type:** *(please check ALL that apply in each column)*

Minor Subdivision     
  Sketch Plan     
  Lot Consolidation     
  New Proposal  
 Major Subdivision     
  Preliminary Plan     
  Lot Line Change     
  Revised Submission  
 Land Development     
 Preliminary/Final Plan     
  Curative Amendment  
 Final Plan     
 Zoning Amendment

**Land Use Proposed:**

- Residential
- Commercial
- Industrial
- Institutional
- Other

Existing Zoning:

Proposed Zoning Change:

**Number of Units:**

164 single/146 stacked/240

MG

N/A

**Intended Uses:**

Single and stack townhouses and multi family apartments

Non-residential use to be determined

Borough parking and recreation

Total Tract Area: 63.5885 Acres

Proposed Density:

**Narrative Project Description** (*"see attached plan is insufficient"*)

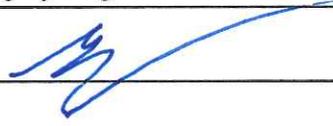
Mixed use development of the existing Phoenix Iron Company including perimeter boulevard from Main Street to Paradise Street with bridge, single family and two family stacked townhouses, multi family apartments, recreation, non residential use to be determined and public surface parking adjacent to Main Street.

On August 9, 2011, Phoenixville Borough Council adopted the "Neighborhood Blight Protections and Enforcement" Ordinance 2180, that enables Borough Staff to deny any permit or governmental approval application if the owner of said property, on that or any other property owned in the Commonwealth, (1) has Tax and/or Municipal Services delinquencies on account of the actions of the Owner; or (2) has a Serious Violation with having no corrective, Substantial Steps in place. A printed copy of this ordinance is available upon request at the Borough Code Enforcement Department.

*All applications shall include true and correct copies of the property deed(s).*

*I hereby certify that the proposed application and subsequent actions or uses are authorized by the owner. As the owner or authorized representative, I agree to conform to all applicable laws of the jurisdiction. Construction shall comply with all Borough Codes and the most current ICC Building Codes as adopted by the Commonwealth of Pennsylvania. I have examined this application, its requirements and to my knowledge and belief, it is a true, correct and complete application.*

Applicant Printed Name: Gregory Lingo

Applicant Signature: 

Date: 8/9/2018

Owner Printed Name:

Owner Signature:

Date:

*In lieu of an owner's signature, an Agreement of Sale and documentation evidencing equitable ownership shall be attached to the application, acknowledging the owner's understanding of the applicant's intent to subdivide or develop the property.*

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- Other

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 Proposed Zoning Change: N/A

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Applicant Printed Name: Christy Flynn \_\_\_\_\_

Applicant Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Owner Printed Name: Phoenix French Creek Manor LLC by Parkemore Corporation, Managing Member

Owner Signature: *Denise M. Hough* Vice-President Date: August 9, 2018

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