



AGENDA
WARRINGTON TOWNSHIP PLANNING COMMISSION
June 05, 2025 – 7:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT

AGENDA ITEMS

1. Approval of Minutes

- a. May 15, 2025

2. Old Business

- a. Walmart Amended Final Plan, 299 Valley Gate Dr, TPM Valley Gate Drive, TMP 50 031 030 005, Central Business District: Review and, if appropriate, make recommendations for approval/denial of an Amended Final Plan

3. New Business

- a. Review and comment on a proposed Sketch Plan for Neshaminy Glen Sketch to consolidate six existing tax parcels into three parcels and construct three new single family detached dwellings for Prime Development Group, LP on TMP Nos. 50 036 075, 50 036 075 001, 50 036 075 002, 50 036 075 003, 50 036 081, and 50 036 081 001 in the R2 Zoning District.
- b. Review and if appropriate, make recommendations concerning Valley Ridge Preliminary Land Development Plan (Knight/Reichle Traditional Townhouses) 771-807 Easton Road TMP Nos. 50 024 046, 50 024 047, 50 244 048, 50 033 018, and part of 50 033 011, located in the Corridor Mixed Use Overlay District to construct 32 traditional townhouses.

4. Additional Business

- a. To be determined.

5. Upcoming Agenda Items

- a. 350 Neshaminy Glen Sketch Plan Sketch Plan(Prime Development Group, LP, TMP Nos. 50 036 075, 50 036 075 001, 50 036 075 002, 50 036 075 003, 50 036 081, and 50 036 081 001, R2 Zoning District, June 5, 2025
- b. Valley Ridge Preliminary Land Development Plan (Knight/Reichle Traditional Townhouses) 771-807 Easton Road TMP Nos. 50 024 046, 50 024 047, 50 244 048, 50 033 018, and part of 50 033 011, located in the Corridor Mixed Use Overlay District

6. Next Meeting

July 17, 2025, 7:00 PM