

**RESOLUTION No. 2442**

**EAST NORRITON TOWNSHIP**

**MONTGOMERY COUNTY, PENNSYLVANIA**

**A RESOLUTION GRANTING A WAIVER OF THE REQUIREMENT  
FOR LAND DEVELOPMENT FOR MR. & MRS. JOON NAM FOR THE  
PROPERTY LOCATED AT 2940 DEKALB PIKE FOR IMPROVEMENTS  
INCLUDING THE CONSTRUCTION OF A PARKING LOT.**

WHEREAS, the Board of Supervisors of East Norriton Township approved Resolution 2011 granting a waiver of land development for Louis D. Gambone of Hi-Tech Construction Co., Inc, a former owner of the property located at 2940 DeKalb Pike to construct improvements, including a parking lot, in accordance with a plan prepared by Czop Specter, Inc. dated January 4, 2001; and

WHEREAS, the current owners, Mr. & Mrs. Joon Nam, propose to construct the same improvements, including a parking lot, in accordance with the plan prepared by Czop Specter, Inc. dated January 4, 2001.

The Board of Supervisors of East Norriton Township, Montgomery County, Pennsylvania, hereby resolves to grant a waiver of the requirement for a land development application conditioned upon the following being satisfied by the Applicant:

1. The Applicant shall construct the improvements as shown in the plan prepared by Czop Specter, Inc. dated January 4, 2001, last revised November 19, 2002.
2. The Applicant shall enter into a professional services agreement with the Township and shall pay all Township consultant fees related to the project.
3. The Applicant shall establish a \$7,000 legal and engineering escrow fund with the Township from which consultant fees will be paid. The Applicant shall replenish the escrow fund as required if needed.
4. The Applicant agrees to satisfy the requirements of the Parks and Recreation Ordinance as if a land development application were filed.
5. The Applicant agrees to fulfill all obligations and requirements of the **Robert E. Blue**, Township Engineer, letter dated November 27, 2002 and agrees to install the proposed improvements per the direction of the Township Engineer.

6. The Applicant shall execute an Application and Agreement and post the requisite security to guarantee the installation of all improvements, as required by the Township Solicitor.
7. The Applicant shall obtain all necessary approvals and reviews from any other agency having jurisdiction including, but not limited to, PADOT for any highway occupancy permit which may be required for the project.

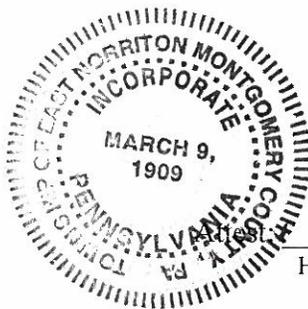
**WAIVERS GRANTED**

1. The applicant shall not be subject to new stormwater management regulations which were enacted by the East Norriton Township Board of Supervisors on or after February 26, 2001 when the East Norriton Township Board of Supervisors granted a waiver of land development to the former applicant (Louis D. Gambone) in the form of Resolution 2011.

**DULY PRESENTED AND ADOPTED** by the Board of Supervisors of East Norriton Township, Montgomery County, Pennsylvania, in a public meeting held this 24<sup>th</sup> day of March, 2009.

BOARD OF SUPERVISORS  
EAST NORRITON TOWNSHIP

By: Lewis McQuirns  
Lewis McQuirns, Chairman



Helmuth J. H. Baerwald  
Helmuth J. H. Baerwald, Secretary

The above conditions are agreed to by SOOK NAM for Mr. & Mrs. Joon Nam, this 24<sup>th</sup> day of March, 2009.

By: Sook Nam