

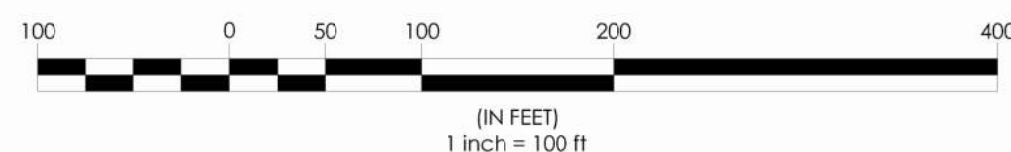
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SEAL

DRAWING NAME: SKETCH PLAN - CLUSTER OPTION (REDUCED LOT SIZE)
SPATOLA
LOCATION: EAST BRANDYWINE TOWNSHIP, CHESTER COUNTY, PA

project no. 2026-029.00	drawn by:
date: 9/23/26	chk'd by:
scale: 1" = 100	approv. by:

1 of 1



1. 33 LOTS PROPOSED
2. CONDITIONAL USE REQUIRED FOR ROAD A AND ROAD B CROSSING OF STEEP SLOPES
3. STORMWATER MANAGEMENT LOCATIONS AND SIZES ARE CONCEPTUAL. FURTHER ENGINEERING IS REQUIRED.
4. FINAL YIELD SUBJECT TO DETERMINING SUITABLE ON SITE WELL AND SEPTIC FACILITIES.