

ZONING

450 Attachment 1A

Township of West Bradford

**TND-2 District
Summary of Design and Approvals Process - Simplified Approach
September 12, 2022**

PATH TWO: APPLYING to RESIDENTIAL BUILDINGS: single lot development or redevelopment of a single lot, as well as changes to an existing residential building or outbuilding when it requires a building permit involving features addressed in the Manual of General Design Guidelines, excluding repairs.

<p style="text-align: center;">APPLICANT/HOME OWNER</p> <hr/> <p style="text-align: center;"><u>BUILDING PERMIT REQUEST / APPLICATION & OPTIONAL PRE-APPLICATION CONFERENCE</u></p> <ol style="list-style-type: none"> 1. Permit acknowledgement of project location within Marshallton and applicability of TND-2 Ordinance 2. Acknowledgement of TND-2 Provisions and Manual of Written & Graphic Guidelines 3. Acknowledgement of DRC Review Schedule 	<p style="text-align: center;">WEST BRADFORD TOWNSHIP</p> <hr/> <p style="text-align: center;"><u>COMPLETENESS REVIEW & COMMENT</u></p> <ol style="list-style-type: none"> 1. Township Zoning Officer 2. Township Codes Officer
<p style="text-align: center;"><u>COMPLETE BUILDING PERMIT APPLICATION SUBMISSION</u></p> <ol style="list-style-type: none"> 1. Description of property & proposed project Building Plans and Elevations Landscape/Lighting Plan 2. Demonstrate Compliance with TND Provisions Demonstrate compliance with general "Graphic Design Guidelines" 3. Material Samples 	<p style="text-align: center;"><u>REVIEW, COMMENT, & APPROVAL PROCESS</u></p> <ol style="list-style-type: none"> 1. Township Zoning Officer 2. Township Codes Officer 3. Township Design Review Committee 4. Township Architectural Consultant - (if needed) 5. Township Town Planner - (if needed)
<p style="text-align: center;"><u>30 DAY BUILDING PERMIT REVIEW SCHEDULE</u></p> <ol style="list-style-type: none"> 1. Starts upon Township receipt of complete Application 2. WBT DRC Recommendation to Approve or Deny Building Permit issued no more than 28 Days following Applicant Submittal of complete Application. May require Applicant presentation at WBT DRC Meeting. 3. WBT Approves or Denies Building Permit 2 Days following DRC Recommendation 	<p style="text-align: center;"><u>REVIEW & COMMENT</u></p> <ol style="list-style-type: none"> 1. Township Design Review Committee 2. Township Architectural Consultant - (if needed) 3. Township Town Planner - (if needed)

