

**TOWNSHIP OF FALLS
PLANNING COMMISSION AGENDA
DECEMBER 18, 2024**

Salute to the Flag:

Roll Call:

Time: 7:00 p.m.

John J. Haney, Chairman
Colin Henderson, Vice Chairman
Brian Binney, Secretary
Daniel Everett Assistant Secretary
Mary Leszczuk, Member
David Coyne, Alternate Member
Paul Hartzell, Alternate Member
Jesse O'Brien, Alternate Member

Place: Middletown Township Municipal Building, Public Meeting Room,
3 Municipal Way, Langhorne, PA 19047

- Item #1:** **TJJ Properties, 9240 E. Tyburn Road, Morrisville, PA**
TMP #13-047-014; Zoned: HI-A; Owner: Theresa McCullough
Waiver of Land Development – Install a 50' x 65' (320 sq. ft.) post frame garage
- Item #2:** **Earle Co., 14 N. Steel Road, Morrisville, PA**
TMP 13-047-118 / 13-047-153 / 13-047-155 / 13-047-156; Zoned: HI
Owner: 14 (One) Steel Rd. Morrisville LLC
Preliminary/ Final -- Consolidation of four lots, creation of two new lots and construction of two new warehouse / distribution centers
- Item #3:** **Lower Bucks Homebuilders, Fallsington-Tullytown Road, Levittown, PA**
TMP #13-042-342 through #13-042-351 (10 lots); Zoned: NC.
Owner: ARD Investments, LLC; Equitable Owner: Lower Bucks Homebuilders
Preliminary / Final Land Development – Consolidation of 10 existing lots into one lot for installation of three contractor garages
- Item #4:** **Minutes from November 26, 2024**