

Mariner East – Sunoco Pump Station – Boot Road Site
PROJECT NARRATIVE
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The project site is located at the northwest intersection of Boot Road and SR 202, tax parcel number 52-01-0010.0100. The existing parcel size is 4.42 acres and is recorded in Deed Book 8840, pages 962 through 967. The parcel is within the R-3 Zoning District, which allows a Public Utility Facility to be established by a special exception, subject to Zoning Hearing Board approval. Sect 84-12.E.(3) Area and Bulk requirements are set forth in Section 84-13.(B) for uses requiring a Special Exception.

The parcel is currently wooded, with no existing uses or improvements on the site. The site is not located within any special flood hazard areas.

A Special Exception is being sought to construct a Public Utility Facility within an R-3 Zoning District. The proposed stone pad and stone driveway servicing the parcel is 54,520 square feet. Proposed enclosures on the site include a 14' x 50' PDC (power distribution center) and a 35' x 50' pump equipment enclosure. A 32' high flare and other above ground valves and piping are also planned for the site.

The proposed facility is a part of the Mariner East Pipeline Project, which will deliver propane and ethane from the Marcellus Shale areas in Western Pennsylvania to the Marcus Hook facility, where it will be processed, stored, and distributed to various domestic and waterborne markets. The overall project is anticipated to have an initial capacity to transport approximately 70,000 barrels per day of natural gas liquids.

Mariner East is expected to have the ability to transport propane by the second half of 2014 and is scheduled to be fully operational to deliver propane and ethane in the first half of 2015.

The site will be an un-manned facility which will be accessed daily by maintenance workers. A six foot high chain link fence will be installed around the perimeter of the pad area. Daily traffic is expected to be via small pickup trucks, which is considered a minimal use. Domestic water and sanitary sewer facilities are not planned for this site. Approximately 70% of the parcel will remain as "green area" after all proposed facilities are constructed.