

**David J. Caracausa**  
**Summary of Land Development & Entitlement Projects**

*Successfully Obtained All Necessary Rezoning, Land Development, Approvals, &/or Permits*

1985	Wynfield	Hatfield Township	Montgomery County	6 Single Family Building Lots
1985	Brightfield Estates	Hatfield Township	Montgomery County	12 Single Family Building Lots
1986	Chesterfield	Hatfield Township	Montgomery County	11 Single Family Building Lots
1987	Briarwyck	Chalfont Borough	Bucks County	32 Single Family Building Lots
1988	Maple Knoll	Hatfield Township	Montgomery County	15 Single Family Building Lots
1988	Bridle View Estates	Lower Salford Township	Montgomery County	11 Single Family Building Lots
1988	Office & Apartment	Lansdale Borough	Montgomery County	Zoning & Land Development for Office Building & Apartments
1989	Windsor Hill	North Wales Borough	Montgomery County	32 Single Family Building Lots
1990	Wynwood Estates	Montgomery Township	Montgomery County	19 Single Family Building Lots
1990	Walnut Station	Hatfield Township	Montgomery County	5 Lots – Re-zone & Subdivided ~ 4 Single Family Building Lots ~ 1 Commercial Building Lot
1992	Field Stone Manor	Towamencin Township	Montgomery County	11 Single Family Building Lots
1993	Lederach Station	Lower Salford Township	Montgomery County	7 Single Family Building Lots
1993	8 <sup>th</sup> Street	Lansdale Borough	Montgomery County	Zoning & Land Development Lots ~ 12 Apartments
1994	Holly Manor	Montgomery Township	Montgomery County	17 Single Family Building Lots
1994	Wooded Place	Hatfield Township	Montgomery County	10 Semi-Detached Single Family Building Lots
1994	Crestwood Manor	Hatfield Township	Montgomery County	10 Single Family Building Lots
1995	Swedeland Commons	Upper Merion Township	Montgomery County	80 Lots ~ 1 Institutional Lot ~ 79 Townhouse Building Lots
1995	Wynmere Hunt	Hatfield Township	Montgomery County	7 Single Family Building Lots
1995	Knightsbridge Knoll	Hatfield Township	Montgomery County	7 Single Family Building Lots
1996	Williamsburg Village	Towamencin Township	Montgomery County	Re-Zone & Subdivision for ~ 50 Townhouses

1997	Wyndham Woods	Hatfield Township	Montgomery County	Re-Zone & Subdivision for an "Over 55" Community of ~ 68 Carriage Homes
1998	Estates at April Hill	Lower Salford Township	Montgomery County	15 Estate Home Building Lots
1998	Village at Salford Mill	Lower Salford Township	Montgomery County	Re-zone & Subdivision for an "Over 55" Community of ~ 40 Carriage Homes
1998	Enclave	Worcester Township	Montgomery County	Re-Zone & Subdivision for ~ 21 Estate Home Building Lots
1999	Wood Bridge Reserve	East Rockhill Township	Bucks County	38 Single Family Building Lots
1999	Cambridge Reserve	Franconia Township	Montgomery County	26 Single Family Building Lots
1999	Prospect Commons Corporate Center	Upper Gwynedd Township	Montgomery County	Land Development for Office Building
2000	Turnberry Ridge	Franconia Township	Montgomery County	32 Single Family Building Lots
2001	Wrenfield	Lower Salford Township	Montgomery County	7 Single Family Building Lots
2001	Kingston Knoll	Montgomery Township	Montgomery County	19 Single Family Building Lots
2002	Tarrington Village	Hatfield Township	Montgomery County	Re-zone & Subdivision for an "Over 55" Community of ~ 80 Carriage Homes
2002	Sumneytown Pike	Upper Gwynedd Township	Montgomery County	Zoning & Land Development Approvals to Build a 9800 sq. ft. Business Professional Office Building
2003	Harrington Village	Franconia Township	Montgomery County	Re-Zone, Land Development & Subdivision to Allow for an "Over 55" Community of ~ 120 Carriage Homes
2003	Reserve @ Macoby Run	Upper Hanover Township	Montgomery County	140 Single Family Building Lots
2003	Vistas at Highland	Franconia Township	Montgomery County	23 Single Family Building Lots
2004	Ashbourne Estates	Lower Salford Township	Montgomery County	25 Lot Single Family Estate Homes Estate Home Building Lots
2004	School House Commons	Lower Merion Township	Montgomery County	16 Townhouse Building Lots
2004	Vistas at Riverside	Union Township	Berks County	Re-Zone & Approval of 274 Lots "Over 55" Carriage Home Community & Commercial 20,000 sq. ft. Strip Center
2005	Main Street	Hatfield Borough	Montgomery County	Zoning & Land Development Approvals for a 4 Townhouse Building Lot

2005	Milford Reserve	Milford Township	Bucks County	31 Single Family Home Building Lots
2008	Preserve @ Skippack Creek	Towamencin Township & Lower Salford Township	Montgomery County	21 Single Family Estate Home Building Lots
2008	Enclave @ Gwynedd	Lower Gwynedd Township	Montgomery County	4 New Single Family Estate Homes Building Lots + 1 for existing home
2011	Preserve at Gwynedd 545 W Prospect	Upper Gwynedd Township	Montgomery County	2 Large Lot Single Family Building Lots
2013	601 W Prospect Gwynwood Farm	Upper Gwynedd Township	Montgomery County	Zoning & Subdivision Approval for Existing Homestead & 2 Large Lot Estate Homes Building Lots
2013	Berkley Place	Lower Salford Township	Montgomery County	14 Semi-Detached Single Family Building Lots & 1 Lot for Existing Residence
2013	1630 County Line	Montgomery Township	Montgomery County	Penn Dot Condemnation
2014	135 Kingsley Street	City of Philadelphia	Philadelphia County	Zoning & Land Development & Entitlement Approvals for Existing Townhouse & 3 New Building Lots for New 3 Story Townhouses
2014	Enclave at Maple Greene	Upper Gwynedd Township	Montgomery County	Entitlement/Subdivision for a 5 Single Family Detached Building Lots w/ a Boulevard Entry w/ Private Lane
2014	Narayan Guest House County Line Road	Montgomery Township	Montgomery County	Zoning & Land Development Approvals to Allow for an 8 Apt/Units
2015	912 East Prospect Avenue	North Wales Borough	Montgomery County	Zoning Variances, Land Entitlement & Subdivision- 2 Single Family Detached Building Lots
2015	432 Shearer Street Shearer Square	North Wales Borough	Montgomery County	Zoning Variances, Land Development/ Subdivision- 2 Single Family Semi-Detached Twin Building Lots
2016	201 Walnut Street	North Wales Borough	Montgomery County	Zoning Variances to allow for Construction of a Single Family Detached Building Lot
2016	1221 Meetinghouse Road Glendower Farm	Lower Gwynedd Township	Montgomery County	Land Development, Entitlement, Subdivision- Existing Historic Homestead, Converted Barn & 1 Building Lot.

2017	601 West Prospect Gwynwood Farm	Upper Gwynedd Township	Montgomery County	Zoning Variances, Land Development/ Subdivision- Existing Homestead & 2 Estate Homesites
2017	355 Godshall Road Belton Manor Estates	Franconia Township	Montgomery County	Entitlement/land Development/ Subdivision – 8 Manor Home Lots on a cul de sac
2018	510 Koffel Road Edinburgh Square	Hatfield Township	Montgomery County	Zoning Variances, Land Development/ Subdivision- 4- Single Family Detached Building Lots
2018	209 Morris Road	Upper Gwynedd Township	Montgomery County	Entitlement/Land Development/ Subdivision Existing home & Single Detached Building Lot
2019	609 West Prospect Enclave @ Gwynwood	Upper Gwynedd	Montgomery County	Entitlement and Land Development Approvals for 4 Estate Home Building Lots
2019	431 Church Road Station Sq. @ Pennbrook	Lansdale Borough	Montgomery County	Zoning Variances, Land Development/ Subdivision- 3 Lots 1-for the Existing Home and 2 new Single Fam Detached Bld. lots

Other various single lots throughout North Penn, Souderton, & Wissahickon School District in Montgomery County.



*“Building Homes that Exceed our Homeowners’ Visions and Expectations”*