

## **UPPER MERION TOWNSHIP ZONING HEARING BOARD NOTICE**

Notice is hereby given that the Zoning Hearing Board of Upper Merion Township will hold a public meeting on Wednesday, August 6, 2014 at 7:00 p.m. in Freedom Hall at the Upper Merion Township Building, 175 West Valley Forge Road, King of Prussia, Pennsylvania, to hear the following matters:

No. 2014-15 The application of Pike 705 LLC, as to certain properties located at 705, 707, 709 & 715 West DeKalb Pike. The properties are located in the CO Commercial Office Zoning District. The applicant is requesting the following relief: 1) Variance from section 165-99.A(4) Lot area; 2) Variance from section 165-99.A(B) Front yard setback; 3) Variance from section 165-101 Parking in required yards; 4) Variance from section 165-198 Green space; 5) Variance from section 165-194 Off-street loading space.

No. 2014-16 The application of DKC 31 LLC, as to certain properties located at 727, 729 & 731 West DeKalb Pike and 113 Crockett Road. The properties are located in the CO Commercial Office Zoning District. The applicant is requesting the following relief: 1) Variance from section 165-99(A) 3 & 4 Lot area; 2) Variance from section 165-99(A) 3 & 4 Lot width; 3) Variance from section 165-99(B) Front yard setback; 4) Variance from section 165-99(C) Side yard setback; 5) Variance from section 165-101 Parking requirements; 6) Variance from section 165-194 Off-street loading spaces; 7) Variance from section 165-198 Green space; 8) Variance from section 165-191 Off-street parking.

No. 2014-17 The application of DKF 11 LLC, as to certain properties located at 611 W. DeKalb Pike and 107 Forge Road. The properties are located in the CO Commercial Office and R-2 Residential Zoning Districts. The applicant is requesting the following relief: 1) Variance from section 165-198 Building height; 2) Variance from section 165-99.A(3) Lot area; 3) Variance from section 165-99.A(3) Lot width; 4) Variance from section 165-99.B Front yard setback; 5) Variance from section 165-99.C Side yard setback; 6) Variance from section 165-99.D Rear yard setback; 7) Variance from section 165-99.E Yards abutting residential districts; 8) Variance from section 165-100.B Ratio of lot area; 9) Variance from section 165-101 Parking in the side yard; 10) Variance from section 165-102 Screening; 11) Variance from section 165-194 Off-street loading; 12) Variance from section 165-22 Use; 13) Variance from section 165-23 Front yard setback; 14) Variance from section 165-23 Side yard setback; 15) Variance from section 165-23 rear yard setback; 16) Variance from section 165-23 Building height; 17) Variance from section 165-23 Building coverage.

If you require assistance in attending the meeting, please contact the ADA Coordinator at least 24 hours in advance at Tel. No. 610-265-2600.

Mark A. Zadroga, Zoning Officer