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DATE OF MAILING: January 16, 2025
NOTICE OF THE DECISION

Christen G. Pionzio, Esq.

1684 South Broad Street

Lansdale, PA 19446

Via email to: cpionzio@hrmml.com

**Re: Upper Merion Township Zoning Hearing Board
Application No. 2024-09
Applicant: DDRTC Overlook at King of Prussia LLC
Property: 310 Goddard Boulevard**

Dear Christen:

This letter provides notice of the decision of the Upper Merion Township Zoning Hearing Board following the conclusion of the hearing on Wednesday, January 15, 2025.

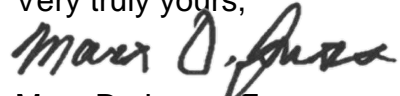
The Zoning Hearing Board voted to grant a variance from section 165-191.B of the Upper Merion Township Zoning Ordinance of 1942, as amended, to permit 1683 parking spaces, less than the number of parking spaces required.

The grant of the variance is subject to the following two conditions:

1. Compliance with the conditions negotiated by Upper Merion Township and the applicant as set forth in the enclosed email dated January 13, 2025, from the Township solicitor, John Walko, Esq, to Marc D. Jonas, Esq., solicitor for the Zoning Hearing Board requiring the recording of the agreed conditions in the Office of the Montgomery County Recorder of Deeds; and
2. The applicant shall stripe the 44 parking spaces behind the building as described during the hearing and agreed to by the applicant.

Since the application was granted without opposition, the Zoning Hearing Board will not issue a decision with findings of fact, conclusions of law, and reasons.

Very truly yours,



Marc D. Jonas, Esq.

MDJ/er
Enclosure

cc: Mark Zadroga, Director; Chief Building/Zoning Official
mzadroga@umtownship.org
Gregory W. Philips, Esq., Upper Merion Township Supervisor
gphilips@umtownship.org
John F. Walko, Esq., Township Solicitor
John@skilkennylaw.com