

NOTICE OF MEETING

MIDDLETOWN TOWNSHIP ZONING HEARING BOARD

Notice is hereby given that the Middletown Township Zoning Hearing Board will hold a public meeting on Wednesday, September 8, 2021 at 7:00 P.M. in the Middletown Township Municipal Building, 3 Municipal Way, Langhorne, PA, to consider the following application for appeals and/or variances from the Middletown Township Zoning Ordinance:

Appeal #21-60 – Posel Enterprises Class L, 212 Walnut St., Philadelphia, PA 10106, applicant and owner, is applying for a special exception from the Middletown Township Zoning Ordinance Section 500-1502.D.(2) to permit a drive-thru service for a proposed restaurant. The existing lot has an area of approximately 58,194 SF, at 1791 East Lincoln Highway, Langhorne, PA 19047 in the C Commercial Zoning District, tax parcel # 22-047-198-003.

Appeal #21-61 – Fluent Design Group, LLC, applicant, 1095 Wood Lane, Langhorne, PA, 19047 and John & Christine Krajewski, 41 Hemlock Road., Levittown, PA 19056, owner, are applying for variances from the Middletown Township Zoning Ordinance for an in-law suite addition. The first variance is from Section 500-903.D for a building coverage of 27.03%, where the requirement is a 20% maximum. The second variance is from Section 500-903.G for a side yard setback of 3 ft with an aggregate of 14 ft, where the requirement is a minimum of 10 ft with an aggregate of 25 ft. The third variance is from Section 500-903.I for an impervious coverage of 44.13%, where the requirement is a 30% maximum. The fourth variance is a use variance from Section 500-902 for an In-Law Suite addition (multi-family) where a single-family dwelling is permitted. The existing lot has a non-conforming area of approximately 7,000 SF where the requirement is 10,000 SF, at 41 Hemlock Road., Levittown, PA 19056 in the R-2 Residence Zoning District, tax parcel # 22-047-074.

All calculations have been made from the future right of way line. Parts cited are from Chapter 500 of the Middletown Township Codified Ordinance. Any person or persons desirous of speaking on behalf or against the petitions may do so at this meeting.

The Township building is accessible to persons having disabilities. Any persons having special needs or requiring special aides are requested to contact the Building & Zoning Office at 215-750-3800, ext. 1110 prior to the hearing.

Roberta Laney, Middletown Township Zoning Hearing Board Secretary

Dates of Advertisement: August 22, 2021 & August 29, 2021
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