

NOTICE OF PUBLIC HEARING

The Zoning Hearing Board of Plymouth Township will hold a public hearing on Monday, June 22, 2015, commencing at 7:00 p.m., in the Plymouth Township Building, 700 Belvoir Road, Plymouth Meeting, PA 19462 on the following applications:

CIAN, LLC: On an application for a Variances and Special Exceptions from Plymouth Township Zoning Ordinance No. 342, as amended, Article X, Sections 1000.K.1 & 1002.D; Article XVI, Sections 1601.C.1, 1601.C.3, 1601.C.3.a, 1603.G, & 1604.C.4; Article XVII, Section 1707.A.

The Variances and Special Exceptions requested are as follows: To permit a gas filling station; to permit a proposed trash enclosure 12' from the rear property line where a minimum of 30' is required; to permit 385.97 square feet signage; to permit the illumination of changeable signs between the hours of 11:00 p.m. and 7:00 a.m.; to permit less than a 3' high berm along street frontages.

The property is located at 1300 Ridge Pike in a "Commercial" Zoning District.

ANTIOCH CHURCH OF PHILADELPHIA: On an application for a Variance from Plymouth Township Zoning Ordinance No. 342, as amended, Article VII, Section 700.

The Variance requested is as follows: To permit a child daycare service and nursery school.

The property is located at One Antioch Avenue in a "C" Residential Zoning District.

GRAVERS ROAD ADVERTISING, LLC (EVB GRAVERS ROAD, LLC): On an application for Variance from Article XXVI, Section 2600.2(B) and (G).

The Variance requested is as follows: Applicant seeks a variance to expand the size of the sign from previously approved twenty feet in maximum length and fifteen feet in maximum width (three hundred square feet maximum) to forty-eight feet maximum length and fourteen feet maximum width (six hundred seventy-two maximum square feet). To permit twenty-four hour a day, seven day a week illumination of the sign, instead of the Conditional Approval for illumination between the hours of 6:00 a.m. and 10:00 p.m. Finally, Applicant seeks to increase the frequency with which the advertisements are permitted to change from Conditional Approval for once per minute to every eight seconds.

The property is located at 610 South Gravers Road in "Limited Industrial", "Off-Site Outdoor Advertising Sign Overly" Zoning District.

Any citizen of Plymouth Township or person of interest may attend the public hearing and have an opportunity to be heard.

**PLYMOUTH TOWNSHIP ZONING
HEARING BOARD
David Conroy, Zoning Officer**

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