

NOTICE

The Zoning Hearing Board of Wrightstown Township, Bucks County, PA, will hold a public hearing on Wednesday, April 17, 2024 at 7:00 PM at the Wrightstown Township Building, 2203 Second Street Pike, Wrightstown, PA, 18940, to consider the application of Thomas Coates, d/b/a TCT Property Management, regarding Tax Parcel No. 53-012-038 which is located at 557 Durham Road, in the VR-4, Village Residential 4 – Rural Community Zoning District of Wrightstown Township. Applicant seeks to reuse a former three (3) unit mixed use building as a three (3) unit mixed use building comprised of a take-out deli, a retail shop, and a two (2) bedroom residential apartment. Applicant seeks a special exception under, or a variance from, §1208 of the Newtown Area Joint Municipal Zoning Ordinance (“Ordinance”) to replace the existing roof structure over units 1 and 2 creating “new building volume” of 26.37% over existing conditions, where a maximum increase of 25% is permitted, and a variance from §409.B of the Ordinance to permit an increase in impervious surface coverage in excess of the 35% permitted, or to increase the 48.1% existing. Materials regarding this application may be examined at the Wrightstown Township Building during normal business hours and on the date, time and place of the hearing.

ZONING HEARING BOARD OF WRIGHTSTOWN TOWNSHIP

Ann Mark
Allen Masenheimer
Steven Vance

Thomas E. Panzer, Esquire
Solicitor
High Swartz LLP
116 E. Court Street
Doylestown, PA. 18901