

## NOTICE

The Hilltown Township Zoning Hearing Board will meet at 7:30 p.m. on Thursday, January 9, 2020, at the Hilltown Township Municipal Building, 13 West Creamery Road, Hilltown Township, Pennsylvania, for the purpose of hearing the following Appeal:

Appeal No. 2019-013 of FWC Properties, for the property located at 31 Church Road, Hilltown Township. The subject property is located in the LI (Light Industrial) Zoning District and is otherwise identified as Bucks County Tax Parcel No. 15-022-064. Applicant wishes to renovate the existing 4-unit apartment building and construct a new 6,000 square foot warehouse building, which will be used in connection with Applicant's home improvement business. Applicant requests a variance from Section 160-27, in order to permit a minimum side yard setback of 56.8 feet, rather than the required 100 feet and a variance from Section 160-26 and Section 160-49, to permit the existing, non-conforming B5 Conversion Use and a new permitted G7 Warehouse Use on the current non-conforming 1.55 acre lot, where a 2 acre lot for each use is required.

The Application submitted, together with accompanying documents and site plans, is available at the Hilltown Township Municipal Building for public inspection during normal business hours. All interested persons are invited to attend this zoning hearing.

### HILLTOWN TOWNSHIP ZONING HEARING BOARD

Kelly L. Eberle, Esquire  
Grim, Biehn & Thatcher  
104 South Sixth Street  
Perkasie, PA 18944