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Borough of Conshohocken

Notice of Continued Zoning Hearing

PZ-2014-08

1109 – 1201 Fayette Street, Conshohocken, PA 19428

The Conshohocken Zoning Hearing Board will continue the public hearing on Petition PZ-2014-08, 1109 – 1201 Fayette Street, on Thursday, April 21, 2016 at 7:00 p.m. at Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA 19428.

Provco Pineville Fayette, LP proposes to convert the site at 1109 – 1201 Fayette Street owned by Dennis & Timothy Moore from a car dealership to a convenience store with gasoline sales. The site is located in the Residential Office Zoning District. Relief is requested from the following sections of the Conshohocken Zoning Ordinance; §27-703 B – change of non-conforming use; §27-1202 – Permitted uses in the RO Zoning District in the alternate pursuant to §27-601 and 611; §27-2104.2.I – inclusion of advertising on incidental signage; §27-2105.A.1 – prohibition against animated signage; and §27-2107.2 – the number and size of signs permitted in the RO Zoning District. Confirmation and continuation of existing non-conformities at the site are requested including §27-1205.F – impervious coverage; §27-1207. A – parking in a front yard setback; and §27-2007.I, which limits the number of access points on one street. Failing approval of a special exception for change of non-conforming use or in the alternate a variance for use; the Petitioner challenges the validity of the Residential Office section of the Zoning Ordinance as “unconstitutionally exclusionary”. The application plans and explanations given are available for public review at the Conshohocken Borough Administration Office, 400 Fayette Street, Suite 200, Conshohocken, PA, Monday through Friday between the hours of 8:30 a.m. and 4:00 p.m.

Interested parties are encouraged to participate in the hearing. Anyone requiring special accommodations to attend this hearing should contact the Borough Administration office at 610-828-1092 as soon as possible to make arrangements.

Borough of Conshohocken
Zoning Hearing Board