



# BOROUGH OF CONSHOHOCKEN

*Office of the Borough Manager*

**MAYOR**  
Yaniv Aronson

**BOROUGH COUNCIL**  
Colleen Leonard, President  
Jane Flanagan, Vice-President  
Robert Stokley, Senior Member  
Anita Barton, Member  
James Griffin, Member  
Tina Sokolowski, Member  
Karen Tutino, Member

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Stephanie Cecco  
Borough Manager

## **ZONING NOTICE**

NOTICE IS HEREBY given that the Conshohocken Zoning Hearing Board will conduct a public hearing on **Thursday, August 30, 2018 at 7:00 p.m.** prevailing time at the Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA. At this time, the Zoning Hearing Board will hear testimony and accept evidence on the following petition(s):

1. **ZONING HEARING Z-2018-14** / **PREMISES INVOLVED: 6 East 1<sup>st</sup> Ave., Conshohocken, PA 19428**  
- Business Commercial District / PETITIONER: Peter Howey - 10 East Athens Ave., Suite 210 A, Ardmore PA 19003 / OWNER OF RECORD: Storti Real Estate, Inc. - 4 East 1<sup>st</sup> Ave., Conshohocken, PA 19428
2. **ZONING HEARING Z-2018-15** / **PREMISES INVOLVED: 128 Fayette St., Conshohocken, PA 19428**  
- Business Commercial District / PETITIONER: Tierra Caliente, LLC - 1410 Walnut St., Blue Bell, PA 19422 / OWNER OF RECORD: VEC Real Estate Investments, LLC - 2557 Crestline Dr., Lansdale, PA 19446
3. **ZONING HEARING Z-2018-16** / **PREMISES INVOLVED: 103 Spring Mill Ave., Conshohocken, PA 19428** - Borough Residential – 2 District / PETITIONER: Pineiro LLC - 1410 Walnut St., Blue Bell, PA 19422 / OWNER OF RECORD: Same as Petitioner

**PLEASE SEE ATTACHED ZONING NOTICES FOR FULL PETITION DETAILS.**

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

Borough of Conshohocken  
Zoning Hearing Board



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## **ZONING NOTICE**

### ZONING HEARING Z-2018-14

NOTICE IS HEREBY given that the Conshohocken Zoning Hearing Board will conduct a public hearing on **Thursday, August 30, 2018 at 7:00 p.m.** prevailing time at the Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA. At this time, the Conshohocken Zoning Hearing Board will hear testimony and accept evidence on the following petition:

**PETITIONER:** Peter Howey  
10 East Athens Ave., Suite 210 A, Ardmore PA 19003

**PREMISES INVOLVED:** 6 East 1<sup>st</sup> Ave., Conshohocken, PA 19428  
Business Commercial District

**OWNER OF RECORD:** Storti Real Estate, Inc.  
4 East 1<sup>st</sup> Ave., Conshohocken, PA 19428

The Petitioner is requesting a variance from § 27-2108 B and §27-2801.1 of the Conshohocken Zoning Ordinance.

The Petitioner has both a projecting sign and a window sign for the business, where one sign is permitted. The combination of signs exceeds the size permitted for signs on this building.

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

Borough of Conshohocken  
Zoning Hearing Board



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Borough Manager

## **ZONING NOTICE**

### ZONING HEARING Z-2018-15

NOTICE IS HEREBY given that the Conshohocken Zoning Hearing Board will conduct a public hearing on **Thursday, August 30, 2018 at 7:00 p.m.** prevailing time at the Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA. At this time, the Zoning Hearing Board will hear testimony and accept evidence on the following petition:

**PETITIONER:** Tierra Caliente, LLC  
1410 Walnut St., Blue Bell, PA 19422

**PREMISES INVOLVED:** 128 Fayette St., Conshohocken, PA 19428  
Business Commercial District

**OWNER OF RECORD:** VEC Real Estate Investments, LLC  
2557 Crestline Dr., Lansdale, PA 19446

The Petitioner is requesting a variance from §27-2102 and §27-2108 (A), (B) (1) of the Conshohocken Zoning Ordinance.

The Petitioner replaced an awning at the site, and added the restaurant name to it, which constitutes a second sign for this business at the site. There currently is a projecting sign for the restaurant on the building.

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

Borough of Conshohocken  
Zoning Hearing Board



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Borough Manager

## **ZONING NOTICE**

### ZONING HEARING Z-2018-16

NOTICE IS HEREBY given that the Conshohocken Zoning Hearing Board will conduct a public hearing on **Thursday August 30, 2018 at 7:00 p.m.** prevailing time at the Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA. At this time, the Zoning Hearing Board will hear testimony and accept evidence on the following petition:

**PETITIONER:** Pineiro LLC  
1410 Walnut St., Blue Bell, PA 19422

**PREMISES INVOLVED:** 103 Spring Mill Ave., Conshohocken, PA 19428  
Borough Residential – 2 District

**OWNER OF RECORD:** Same as Petitioner

The Petitioner is requesting a Special Exception under the terms of the Conshohocken Zoning Ordinance Section 703 (E) (6); and Variances from Sections 27-2002 and 27-2106.

The Petitioner proposes to expand the non-conforming restaurant use into an additional room in the building requiring a special exception. Additional parking for the expansion is required. A sign exceeding the permitted size in a residential district and different than the existing non-conforming sign is requested.

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

Borough of Conshohocken  
Zoning Hearing Board