PUBLIC NOTICE

Please take notice that the New Britain Township Zoning Hearing Board will hold a public hearing on Thursday, September 17, 2020 at 7:30 p.m. at the New Britain Township Municipal Building, 207 Park Avenue, Chalfont, PA to consider the following applications and/or appeals:

1. The application of Distinctive Landscaping, Inc., and Steven F. White for the property located at 619 North Limekiln Pike, New Britain Township, Bucks County, Pennsylvania, identified as Tax Map Parcel No. 26-3-119. The property is located in the WS, Watershed, zoning district. The property is improved with a detached single-family residential dwelling (use B1) and an accessory pole barn. The property is also used for two (2) existing lawful accessory non-conforming non-residential uses: warehousing (use K3) and truck terminal (use K6). The Applicants propose to change the two existing nonconforming K3 and K6 uses to a single non-conforming landscape contracting use (use K5). The Applicants seek a special exception pursuant to New Britain Township Zoning Ordinance §27-2304 and §27-3103 to permit the change from the existing non-conforming K3 and K6 uses to the proposed non-conforming K5 use.

2. The application of Marie J. Schmidt and Auriel Goldschmidt for the property located at 338-340 Park Avenue, New Britain Township, Bucks County, Pennsylvania, identified as Tax Map Parcel No. 26-11-66-1. The property is located in the WS, Watershed, zoning district. The property is improved with a detached single-family residential dwelling (use B1), an accessory residential garage, and a non-residential building. The non-residential building is used for an animal hospital use (use A11) and/or veterinary office use (use I2). The Applicants propose to change the existing use of the non-residential building to a special personal services licensed massage therapist use (use J33). The Applicants seek the following alternative relief from the New Britain Township Zoning Ordinance: (a) a special exception pursuant to §27-2304 and §27-3103 to permit the change from the existing non-conforming I2 use to the proposed non-conforming J33 use; and/or (b) a variance from §27-501 to change the permitted A11 use to the proposed J33 use, where a J33 use is not permitted in the WS zoning district.

The applications and accompanying documents are on file for public inspection at the New Britain Township Municipal Building during regular business hours. If any person with a disability wishes to attend the hearing(s) scheduled for this date and requires an auxiliary aid, service or other accommodations to participate, please phone (215) 822-1391 to discuss how New Britain Township may best accommodate your needs.

Thomas J. Walsh III, Esquire Solicitor, New Britain Township Zoning Hearing Board 3655 Route 202, Suite 105 Doylestown, PA 18902

ADVERTISE TWICE:	Thursday, September 3, 2020
	Thursday, September 10, 2020