PUBLIC NOTICE

PLEASE TAKE NOTICE that the New Britain Township Zoning Hearing Board will hold a public hearing on Thursday, April 18, 2024, at 7:00 p.m. at the New Britain Township Municipal Building, 207 Park Avenue, Chalfont, PA to consider the following applications:

1. The application of Terry Appel for the property located at 6 Clover Lane, New Britain Township, Bucks County, Pennsylvania, identified as Tax Map Parcel No. 26-24-57. The property is located in the RR, Residential, zoning district. The property is improved with a single-family detached residential dwelling (use B1). The applicant proposes an accessory in-ground non-commercial swimming pool (use H4). The applicant seeks a variance from New Britain Township Zoning Ordinance §27-902.b to allow an impervious surface ratio of 27.9%, where the current ratio is 26.6%, and the maximum ratio permitted by right is 25%.

2. The application of Paul Parsons for the property located at 121 Brittany Drive, New Britain Township, Bucks County, Pennsylvania, identified as Tax Map Parcel No. 26-7-5. The property is located in the RR, Residential, zoning district. The property is improved with a single-family detached residential dwelling (use B1). The applicant proposes an addition to the dwelling. The applicant seeks variances from the following sections of the New Britain Township Zoning Ordinance: (a) from §27-902.b to allow a side yard setback of 15 feet 7 inches, where the required minimum setback is 25 feet; and (b) from §27-902.b to allow a rear yard setback of 55 feet, where the required minimum setback is 75 feet.

Please visit <u>www.newbritaintownship.org</u> to view the full meeting agenda, complete copies of the applications, and accompanying documents. If you cannot access the website, please contact New Britain Township at (215) 822-1391 or by email at <u>nbt@nbtpa.us</u> so that arrangements can be made to provide the documents to you.

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

ADVERTISE TWICE: Thursday, April 4, 2024 Thursday, April 11, 2024