

LOWER GWYNEDD TOWNSHIP ZONING HEARING BOARD
Lower Gwynedd Township Building
1130 N. Bethlehem Pike, Spring House PA 19477

LEGAL NOTICE

Please be advised that the Zoning Hearing Board of Lower Gwynedd Township (the “Board”) will meet on **December 12, 2024 at 6:00 p.m.**, in the Lower Gwynedd Township Building, 1130 N. Bethlehem Pike, Spring House, PA, to conduct public hearings on applications described below, and to address and act upon any other business that properly comes before the Board, at which time interested citizens of Lower Gwynedd Township may attend and will be given the opportunity to be heard on the applications described below.

24-33Z Kefelonia Partners, LP requests the following relief from the Lower Gwynedd Township Zoning Ordinance (the “Ordinance”) to facilitate a childcare early learning center use of real property within the Township’s D Business District and Lower Pike Overlay District at 900 Bethlehem Pike, further designated as Montgomery County Parcel 39-00-00229-00-2:

- 1) Variances from Ordinance §1271.02 and §1280.02 to allow the proposed childcare early learning center use; and
- 2) an interpretation that parking along the property’s Bethlehem Pike frontage is a nonconforming feature, or (in the alternative) a Variance from Ordinance §1280.08 to allow such parking.

24-34Z Daniel Wisner, Jr. requests a Variance from Lower Gwynedd Township Zoning Ordinance (the “Ordinance”) §1298.03(b)(1) to allow construction of a shed outside the building area of a single-family dwelling property at 1160 Walnut Farm Road, further identified as Montgomery County Parcel 39-00-04822-02-6, and located within the A-1 Residential District.

To be inserted in **The Reporter** on Thursday November 28, 2024, and Thursday December 5, 2024. Please send proof of publication to Joseph C. Kuhls, Esquire, Kuhls Law, 352 N Easton Road, Glenside, PA 19038 (and jckuhls@kuhlslaw.com) by Monday December 9, 2024.