

## AGENDA

The Falls Township Zoning Hearing Board will hear the following petitions on Tuesday, **March 11, 2014 at 7:00 p.m.** at the Falls Township Municipal Complex, 188 Lincoln Highway, Fairless Hills, PA 19030.

**Petition #1:** Sharon Riddle, 17 Nearwood Road, Levittown, PA 19054; TMP #13-042-147; Zoned NCR. Requesting a dimensional variance to construct a rear addition which encroaches into the minimum 10' side yard setback and the minimum 20' rear yard setback. Section 209-20 and Table 1.

**Petition #2:** GPNJ Associates, L.P., 166-168 Lincoln Highway, Fairless Hills, PA 19030; TMP #13-005-001 and TMP #13-005-002; Zoned HC. Requesting a variance to allow homes to be located within 20 feet of the guest parking area and to allow decks on the homes on the property. Section 209-42(H)(2), Section 209-34 and 209 Attachment 7 (a/k/a/ Table 4).

**Petition #3:** Superior Motor Service, Inc., 218 Lincoln Highway, Fairless Hills, PA 19030; TMP #13-007-006; Zoned HC. Requesting a special exception for the sales of used automobiles and a variance for encroaching into the minimum 200' front yard setback. Sections 209.23.(C)(6), Section 209-23.(D)(5), Section 209-23 and Table 4.

**Petition #4:** Bucks Land Development Co. LLC, 8545 New Falls Road, Levittown, PA 19054; TMP #13-018-002; Zoned NCR. Requesting a use variance to allow a retail pharmacy. Section 209-20(B).