

**FALLS TOWNSHIP  
ZONING HEARING BOARD**

**AGENDA**

**DATE:** *April 11, 2023*

**TIME:** *7:00 p.m.*

**PLACE:** *Falls Township Municipal Complex, 188 Lincoln Hwy, Public Meeting Room,  
Fairless Hills, PA 19030*

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***Petition #1:*** **NP Falls Township Industrial, LLC**, 150 Solar Drive, Fairless Hills, PA 19030; TMP #13-051-001-024; Zoned: MPM. Requesting dimensional variances relating to a minor subdivision to permit a lot area of 3.05 acres where a minimum of 5 acres is required; to permit less than the required minimum tract area of 50 acres; and to permit a lot depth of 144.9 feet where a minimum of 200 ft. is otherwise required. Section 209-30.D.

***Petition #2:*** **Bucks County Industrial Dev. Corp c/o Corco Chemical**, 299 Cedar Lane, Fairless Hills, PA 19030; TMP #13-013-013-001; Zoned: HI-A. Requesting a dimensional variance relating to a minor subdivision to permit an impervious surface of 62.75% instead of the maximum allowed of 50%. Section 209 (Table 5)

***Petition #3:*** **MY Lane 1, LLC, M-Y Lane**, Morrisville, PA 19067; TMP #13-028-075-003; Zoned: LI. Requesting a dimensional variance for a proposed building to permit an impervious surface ratio of 64.08% instead of the maximum allowed of 50%. Section 209-27.F and Table 5.