

AGENDA

CONCORD TOWNSHIP BOARD OF ZONING APPEALS PUBLIC HEARING

Wednesday, January 10, 2018 7:00 PM

Concord Town Hall

Old Business

None

New Business

1. Variance #2017-23: Ellet Sign Company, on behalf of Concord Development Co. LLC, is requesting a variance from Section 30.05(D)(6) to construct a freestanding sign with a sign face area of 115 square feet, in lieu of the maximum 100 square feet, for the property located at 8023 Crile Road.
2. Variance #2017-24: Ellet Sign Company, on behalf of Concord Development Co. LLC, proposes to construct the following directional and instructional signs at the Discount Drug Mart site located at 8023 Crile Road, and is requesting variances from Section XXX, of the Concord Township Zoning Resolution as follows:
 - a. **Signs A1, A2, B1, and B2** each have four (4) square feet of sign area, which violates Section 30.05(A), the maximum sign area for directional signs shall not exceed 3 square feet each.
 - b. **Sign A1** is setback two (2) feet from the street r-o-w, which violates Section 30.05 (D), which requires freestanding signs to be setback ten (10) feet.
 - c. **Sign B1** is setback two (2) feet from the street r-o-w and four (4) feet from the adjoining property line, which violates Section 30.05 (D), which requires freestanding signs to be setback ten (10) feet from the street r-o-w and twenty-five (25) feet from adjoining property lines.
 - d. **Sign A2** is setback zero (0) feet from the street r-o-w and five (5) feet from the adjoining property line, which violates Section 30.05 (D), which requires freestanding signs to be setback ten (10) feet from the street r-o-w and twenty-five (25) feet from adjoining property lines.
 - e. **Sign B2** is setback zero (0) feet from the street r-o-w, which violates Section 30.05 (D), which requires freestanding signs to be setback ten (10) feet.
 - f. **Sign D** is setback one (1) feet from the adjoining property line, which violates Section 30.05 (D), which requires freestanding signs to be setback twenty-five (25) feet.

Minutes

1. Approval of minutes from the September 13, 2017 meeting. *Tabled.*
2. Approval of minutes from the October 11, 2017 meeting. *Tabled.*
3. Approval of minutes from the December 13, 2017 meeting.

Next Board of Zoning Appeals Meeting: February 14, 2018

Adjournment