



Montgomery Township
Zoning Hearing Board

Meeting Date: November 7, 2018

The agenda for the scheduled hearing is as follows:

1. **Application #18100001 Miller's Ale House / 751 Horsham Road** – The applicant is the future tenant in a 7,302 square foot satellite pad site within the Water Tower Square Shopping Center. The property is 31.2 acres in size, with a 229,192 square foot strip center, 34,600 square foot movie theater, 7,302 pad site and sits within the C-Commercial zoning district. The present tenants include Franks Theater, Home Depot, Office Max, World Market, Buy Buy Baby, and Planet Fitness. The applicant recently obtained Conditional Use approval for their proposed restaurant on a satellite pad site within the existing parking lot along Horsham Road.

The applicant proposes to install 270 square feet of total wall signage; three 90 square foot wall signs on three sides of the building. The maximum square footage allowed for total wall signage is 90 square feet.

The applicant also proposes to install an additional 32 square foot freestanding sign along Horsham Road. One freestanding sign is permitted per street frontage. The applicant is also requesting variance relief for the proposed freestanding sign, 10 feet in height, where the maximum height allowed at a 15 foot setback is 5 feet.

The applicant seeks relief from the provisions of Sections 230-127A(2) and 230-127A(4) of the Code of Montgomery Township in order to install the proposed wall signage and the additional freestanding sign.

****Copies of the Application(s) and accompanying documents are on file in the Township's Planning and Zoning Department and may be seen upon request.**