



# EAST ROCKHILL TOWNSHIP

## Zoning Hearing Board

Public Hearing

Agenda

May 22, 2023 7:00pm

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**1. Hearing Convenes**

7:00pm at East Rockhill Township Municipal Office Meeting Room, 1622 N. Ridge Road, Perkasie, PA 18944

**2. 23:19: Shane Dam, 400 Branch Road, Perkasie**

Consider the application of Shane Dam concerning a property located at 400 Branch Road, Perkasie, East Rockhill Township, also known as Tax Map Parcel Number 12-013-008. This property is located in the C-O – Commercial Office Zoning District. The property is owned by Raymond A. Weidner. The Applicant is proposing to construct a 6,600 square foot addition to the existing building on the property and to use the building as an indoor athletic club. The Applicant is seeking the following variances: (1) a variance from Section 27-304.F15.b. of the East Rockhill Zoning Ordinance to allow for the minimum number of off-street parking spaces to be calculated based on total building capacity as opposed to gross floor area; (2) a variance from Section 27-1202.b to permit further encroachment into the front yard setback to install a 7' canopy over the front pathway to the building and (3) a variance from Section 27-1900.h., i. and d. to allow for disturbance of wetlands, wetland margin and woodlands in excess of the permitted amounts.

**3. 23-18: Renew Bible Church, 1600 N. Fifth Street, Perkasie**

Consider the application of David H. Artman of Renew Bible Church concerning a property located at 1600 N. Fifth Street, Perkasie, East Rockhill Township, also known as Tax Map Parcel Number 12-014-004. This property is located in the C-E Cultural- Education Zoning District. The property currently contains the Renew Bible Church, which was formerly known as First Baptist Church of Perkasie. The Applicant is proposing to construct a 16,616 square foot addition to the existing complex and a 12,320 square foot gym/storage building to the rear of the property. In addition, the Applicant is proposing to expand the parking areas, add a new athletic field and provide other associated site improvements. To install the proposed improvements, the Applicant is seeking the following variances: (1) from Section 27-304.C1.c to allow for 507 parking spaces where 1,134 are required and (2) from Section 27-1102.b to permit an impervious surface percentage of 32.41% where 30% is the maximum allowed.

**4. Accept Meeting Minutes dated March 6, 2023**

**5. Adjournment**