



# BOROUGH OF CONSHOHOCKEN

## Zoning Hearing Board

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### AGENDA

Monday, February 26, 2024, 6:30 PM

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NOTICE IS GIVEN that the Conshohocken Zoning Hearing Board will conduct a public hearing on February 26, 2024, at 6:30 p.m. prevailing time at Conshohocken Borough Hall, located at 400 Fayette Street, Conshohocken, PA 19428. At this time, the Conshohocken Zoning Hearing Board will hear testimony and accept evidence on the following petition(s):

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PETITIONER: TS 16, LLC  
PREMISES INVOLVED: 5 Colwell Lane, Conshohocken, PA 19428  
LI - Limited Industrial District/Research  
FP - Floodplain Conservation District

The petitioner is appealing a zoning enforcement notice and seeking a Variance from Sections 27-817.H.(2), 27-817.H.(3), 27-1404.9, 27-1714 and 27-1726.1F of the Conshohocken Zoning Ordinance related to outdoor storage of materials and materials that may be transferred off the lot by natural causes or forces within the floodplain conservation overlay district. The petitioner is proposing continuation of an existing nonconforming use under Section 27-701.

The petitioner is also appealing zoning use and occupancy permit denials and is seeking a Variance from Sections 27-817.H.(3), §27-1713, and 27-1714.1.A and H of the Conshohocken Zoning Ordinance to permit new contractor storage and office uses, outdoor storage of materials, permanent structures, and utilizing the site as a parking lot for contractor vehicles and equipment within the floodplain whereas such uses are not permitted by right and are prohibited within the overlay floodplain conservation district.

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PETITIONER: CRB Group  
PREMISES INVOLVED: 110 Washington Street, Conshohocken, PA 19428  
SP-2 - Specially Planned District 2

The petitioner is seeking a Variance from Section §27-2109.5 of the Conshohocken Borough Zoning Ordinance to permit one (1) 60 SF illuminated wall sign on the garage parapet adjacent to the Fayette Street Bridge in addition to another one (1) existing wall sign on the same building façade for a total of two (2) signs on the same building façade when only one (1) wall sign per building is permitted and where the area of both signs will total 255.75 SF, which will further exceed the permitted 75 SF lesser area of the building's facade.

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PETITIONER: Gary Jonas  
PREMISES INVOLVED: 720 - 730 Fayette Street, Conshohocken, PA 19428  
R-O - Residential Office District

The petitioner is seeking a Variance from Section §27-1202 of the Conshohocken Borough Zoning Ordinance to convert two (2) existing office spaces within the Carriage House into two (2) short term residential spaces, whereas short term residential uses are not a permitted use within the R-O -Residential Office zoning district.

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PETITIONER: David Krmpotich and Jane Krmpotich  
PREMISES INVOLVED: 422 West 6th Avenue, Conshohocken, PA 19428  
BR-1 - Borough Residential District 1

The petitioner is seeking Special Exceptions pursuant to Sections §27-703.B.(1) and §27-809.1.Table B.1 and, in the alternative, a Variance from Section §27-1002 of the Conshohocken Borough Zoning Ordinance for a change in use of the existing nonconforming former salvage yard use to another nonconforming vehicle storage use related to a moving company business, and whereas a vehicle storage use is not a permitted use by right within the BR-1 - Borough Residential 1 zoning district. In addition, the Applicant is seeking a Special Exception to construct a seventeen (17) feet high retaining wall when retaining walls shall not exceed six (6) feet high.



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## *Zoning Hearing Board*

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Interested parties are invited to participate in the hearing. Anyone requiring special accommodations to attend should contact the Conshohocken Borough Administration Office at 610-828-1092 or [zoning@conshohockenpa.gov](mailto:zoning@conshohockenpa.gov) as soon as possible to have arrangements made.

1. Call to Order
2. Appearance of Property
3. Public Comment - (state your name, address, and property reference)
4. Announcements/Discussion
5. Adjournment