

NOTICE IS HEREBY GIVEN that the East Whiteland Township Zoning Hearing Board will hold a public meeting at 7:15 p.m. on Monday, January 25, 2021 to consider and potentially act on the application listed below. Due to Pennsylvania and Chester County health emergencies related to the spread of the COVID-19 virus, the Zoning Hearing Board plans to hold the public hearing, and accommodate public participation and comment, through virtual/remote access rather than using the regular hearing room location of 209 Conestoga Road, Frazer, Pennsylvania. Instructions on how to access the virtual meeting shall be available on the Township website at <https://www.eastwhiteland.org> in advance of the meeting. Interested persons may hear and participate in the meeting through the remote access, or in the alternative may email public comments via email, sent to [tlocker@eastwhiteland.org](mailto:tlocker@eastwhiteland.org) until 5:00p.m. local time on January 25. Public comment received via email will be read at the outset of the hearing on the application.

Appeal No. 2020-14: The Board shall hear continued hearing testimony and evidence concerning the Application of Covenant Presbyterian Church for variance relief pursuant to Section 200-83.C of the Township Zoning Ordinance, to permit the installation of a new sign with 49.8 square feet per side, including LED screen, and being 12 feet in height, on the property known as 400 Lancaster Avenue, Malvern, PA (UPI 42-4-302), owned by the Covenant United Presbyterian Church located within the INS – Institutional District. The Applicant plans to present revised and reduced signage plans following the initial hearing of December 28, 2020.

Appeal No. 2021-1: Application of IPX Liberty Boulevard Investors, LLC appealing the decision of the Township Zoning officer, or in the alternative, for variance and / or de minimus relief pursuant to Section 200-69.C(3) of the Township Zoning Ordinance, to permit the installation of 99 additional parking spaces, including the construction of 86 new parking stalls with reduced 24 foot two-way aisles on property known as 45 and 11 Liberty Boulevard, Malvern, PA (UPI 42-4-53 and 42-4-53.16), located within the O/BP Office/Business park District.

Appeal No. 2021-2: Application of Bank of America, National Association for variance relief pursuant to Sections 200-33.C, 200-31 and Attachment 7 of the Township Zoning Ordinance to allow setback relief for installation of an ATM kiosk and appurtenant improvements; a variance from Section 200-70 to permit the removal of three parking spaces from the existing parking lot; and a variance from Section 200-10 to permit installation of outdoor 6.3 foot candle lighting in the vicinity of the ATM kiosk, in the shopping center on the property owned by Arch-Frazer, LLC and 480-490 Frazer LLC, located at 490 Lancaster Avenue, Malvern, PA (UPI 42-3-237.1) within the FC-Frontage Commercial District.

Anyone with a disability requiring a special accommodation to attend the meeting should notify Ted Locker, Zoning Officer, at 610-648-0600. The Township will make every effort to provide a reasonable accommodation.

Andrew D.H. Rau, Esquire

## Zoning Hearing Board Solicitor