

**UPPER MOUNT BETHEL TOWNSHIP
NORTHAMPTON COUNTY, PENNSYLVANIA**

NOTICE

Appeal No. 2024-07

The Zoning Hearing Board of Upper Mount Bethel Township will conduct a hearing on **Tuesday, August 27, 2024, at 7:00 pm** at the Upper Mount Bethel Township Municipal Building, 387 Ye Olde Highway, Mount Bethel, Pennsylvania 18343.

For the Variance(s) requested by Wendy M. Race for property located at 541 Riverton Rd., Bangor, PA. (Tax Parcel ID is E11-11-7) The property is located in the A-1 Agricultural Zoning District. The applicant is proposing a subdivision of land (approx. 33.6 acres) to create an 87,120 sq. ft. lot for a future single family dwelling unit.

The applicant seeks a variance(s) from the minimum lot area size increase required by Zoning Ordinance Section 350-13.C. The presence of Steep Slopes on the property is an environmental constraint requiring an increase to the 87,120 sq. ft. minimum lot size for a permitted non-agricultural use in A-1 District.

All interested parties are invited to attend.

Bettina Serfass
Upper Mount Bethel Zoning Officer