

OFFICIAL NOTICE

TOWNSHIP OF HAMPTON

Notice is hereby given by the Council of the Township of Hampton that two (2) Public Hearing will be conducted on **Wednesday, January 10, 2024 at 7:30 p.m.**, in the Hampton Township Municipal Building located at 3101 McCully Road, Allison Park, PA 15101. The Purpose of these Public Hearings is to receive public comment on the Bella Terra Vineyards Conditional Use (23-06) and Frey-Cain Preliminary Planned Residential Development (PRD) (23-08) applications:

Bella Terra Vineyards Conditional Use (23-06) –

The applicant, Bella Terra Vineyards, is requesting conditional use approval to operate a sit-down restaurant with table service in the existing Hartwood Wine Cave establishment at 3141 Harts Run Road. The existing Hartwood Wine Cave business serves only to-go food from the bar and does not provide for table service or reservations. Restaurants are a conditional use in the Neighborhood Commercial (NC) zoning district.

Frey-Cain Preliminary Planned Residential Development (PRD) (23-08) –

The applicant is seeking preliminary approval for a planned residential development (PRD) on S. Pioneer Road in a Residential B (RB) zoning district. The development would contain 11 duplex units and 1 single-family dwelling, totaling 23 new housing units, as well as the installation of a stormwater management facility and open space. The total acreage of the new development is 16.9 acres and comprises two separate parcels. If the preliminary application is approved, a final PRD application will be required to be filed as well. Should final approval be granted, the zoning map will be amended to a PRD-B classification for the property. The proposed Conditional Use and PRD applications are available for review at the Township Municipal Building during regular office hours, 9:00 AM to 5:00 PM, Monday through Friday. Should persons with a disability wish to attend this meeting and require auxiliary aid to participate, please contact the Township office at 412-486-0400 at least seven days prior to the meeting date. Anyone unable to attend the Public Hearing may deliver written testimony to the Township office on or before Wednesday, January 10, 2024 at 4:00 PM.

W. Christopher Lochner,
Municipal Manager