

## OFFICIAL NOTICE

Notice is hereby given that the Marshall Township Zoning Hearing Board will hold public hearings on Monday, **December 9, 2024 at 7:00 p.m.**, at the Marshall Township Municipal Building, lower-level meeting room, located at 525 Pleasant Hill Road, Wexford PA 15090. If the meeting is available to participate in via Zoom access information will be available on the Township website.

The following appeals will be heard:

**Appeal #1126** – Brush Creek Storage, LLC is seeking he is following variances for relief from the Marshall Township Zoning Ordinance: Relief from the maximum building height of 35 feet in the Planned Industrial Park Zoning District. [Section 208-303.]. This application is for property located on Brush Creek Road and identified as Allegheny County Lot and Block Number 2181-J-1.

**Appeal #1127** – Cindy Vellucci (Archer Signs), on behalf of Giant Penn, LLC, is seeking the following variances for relief from the Marshall Township Zoning Ordinance: Relief from the provision that a building can have up to 70 SF of wall signage with no one sign to exceed 50 SF. [Section 208-2110.A.1.(a).(iii).]; and Relief from the provision that a lot can have a freestanding sign of 35 SF and a maximum height of 25' or the main cornice lie of the building, whichever is more restrictive [Section 208-2110.A.1.(b).(iii).]; and Relief from the provision that canopy signs are prohibited. [Section 208-2104.A.5.]. This application is for property located at 940 Sheraton Drive in the Highway Commercial (HC) Zoning District.

TOWNSHIP OF MARSHALL  
ZONING HEARING BOARD

Nicole Hanson, AICP  
Planning Director