



BENSALEM TOWNSHIP

Building and Planning Department

Office 215-633-3644 • Fax 215-633-3753

Matthew K. Takita

Director of Building and Planning

2400 Byberry Road • Bensalem, PA 19020

December 24, 2014

Avista Realty LP
3730 Bristol Pike
Bensalem, Pa. 19020

Project:	Use and Occupancy Church outreach/worship
Project Address:	3720 Bristol Pike Bensalem, Pa. 19020
Tax Parcel:	02-076-028
Property Owner:	same as addressed
Permit Status:	Application Denied

Dear Sir:

A review was conducted on the application for the referenced project pursuant to the *Code of the Township of Bensalem*, Chapter 232 ZONING. Please be advised the application submitted for the above captioned project has been rejected due to the following reason(s):

**The proposed use of the premises as a place of worship is not permitted in a GC District.
[Section 232-380]**

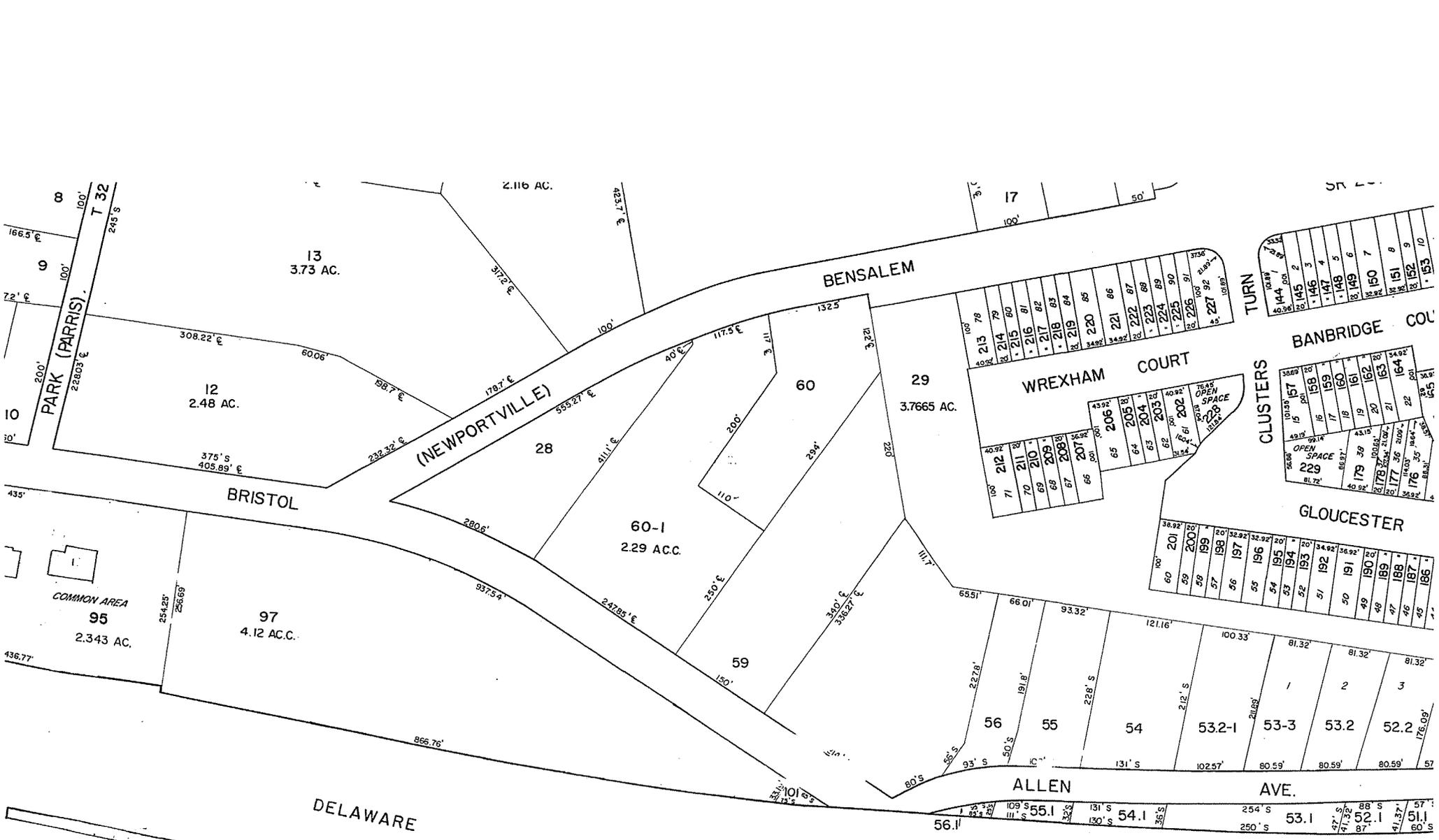
This letter shall serve as formal notice that your permit application has been rejected for said project until such time as the requested information has been provided.

You have the right to appeal this rejection letter. Applications for appeals to the Zoning Hearing Board can be obtained at the Building and Planning Department located in the Municipal Building at 2400 Byberry Road, Bensalem.

Respectfully,

Mathew K. Takita
Director of Building and Planning
215-633-3643

MKT/kl
Enclosures



13
3.73 AC.

12
2.48 AC.

BRISTOL

97
4.12 AC.

COMMON AREA
95
2.343 AC.

(NEWPORTVILLE)

60-1
2.29 ACC.

BENSALEM

29
3.7665 AC.

WREXHAM COURT

CLUSTERS

BANBRIDGE COL

GLoucester

DELAWARE

ALLEN AVE.



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Exhibit Z-4

Zoning Hearing Board

Appeal Number: _____

Township of Bensalem, Bucks County, Pennsylvania Notice of Appeal

Appeal is hereby made by the undersigned from the action of the Zoning Officer.

Check applicable item(s):

- Certification of Non-Conforming Use
- Application for Validity Challenge
- Administrative Officer in refusing my application for a building permit dated: _____
- Special Exception
- Variance from the terms of the Zoning Ordinance of the Township of Bensalem

Appellant Name: The Church of Pentecost Inc.

Address: 3720 Bristol Pike
Bensalem PA 19020

Phone No. 215 520 1104

Owner's Name: _____

Address: 3720 Bristol Pike
Bensalem P A 19020

Phone No. 215 639 1565

Attorney Name: _____

Address: _____

Phone No. _____

Interest of appellant, if not owners (agent, lessee, etc.): _____

1. Application relates to the following:

Check items if applicable:

- | | | | |
|-------------------------------------|-------------------|--------------------------|-------------------|
| <input type="checkbox"/> | Use | <input type="checkbox"/> | Lot Area |
| <input type="checkbox"/> | Height | <input type="checkbox"/> | Yards |
| <input type="checkbox"/> | Existing Building | <input type="checkbox"/> | Proposed Building |
| <input checked="" type="checkbox"/> | Occupancy | | |
| <input type="checkbox"/> | Other: (describe) | _____ | |

2. Brief description of Real Estate affected:

Tax Parcel Number: 02-076-028
Location: 3720 Bristo Pike
Lot Size: _____
Present Use: _____
Proposed Use: Church outreach / Worship.
Present Zoning Classification: Commercial.
Present Improvement upon Land: _____
Deed recorded at Doylestown in Deed Book 12/1/1989 Page 150
(122)

3. If this is an appeal to challenge, provide statement and/or basis for challenge to the validity of the zoning ordinance.

4. If this is an Appeal from action of the Zoning Administrative Officer then complete the following:

Date Determination was made: _____
Your statement of alleged error of Zoning Administrative Office: _____

5. Specific reference to section of the Zoning Ordinance upon which application for special exception or variance is based (if special or variance is desired):

6. Action desired by appellant or applicant (statement of relief sought or special exception or variance desired):

7. Reasons appellant believes board should approve desired action (refer to section or sections of ordinance under which it is felt that desired action may be allowed, and not whether hardship is (or is not) claimed, and the specific hardship.

8. Has previous appeal or application for special exception or variance been filed in connection with these premises?

YES NO

Specifications of errors must state separately the appellant's objections to the action of the zoning administrative office with respect to each question of law and fact which is sought to be reviewed.

I, hereby depose and say that all of the above statements and the statements contained in any papers or plans submitted herewith, are true to the best of my knowledge and belief.

Appellant's or Owner's Signature

Date

4/14/15

Sworn to and subscribed before me this

14th day of April 2005

Notary Public

My commission expires: Feb. 13, 2019

