



BOROUGH OF CONSHOHOCKEN

Zoning Hearing Board

AGENDA

Monday, December 22, 2025, 6:30 PM

NOTICE IS GIVEN that the Conshohocken Zoning Hearing Board will conduct a public hearing on December 22, 2025, at 6:30 p.m. prevailing time at Conshohocken Borough Hall, located at 400 Fayette Street, Conshohocken, PA 19428. At this time, the Conshohocken Zoning Hearing Board will hear testimony and accept evidence on the following petition(s):

PETITIONER: CGEM, LLC
PREMISES INVOLVED: 701 Fayette Street, Conshohocken, PA 19428
BC – Business Commercial District
FCO – Fayette Corridor Overlay District, Zone 2

The applicant is seeking a one (1)-year extension to December 31, 2026 of the Conshohocken Borough Zoning Hearing Board approval of the following variances granted in the Zoning Hearing Board Decision dated December 2, 2021, last extended on July 21, 2025 to expire on December 31, 2025; and pursuant to the Settlement Agreement dated June 22, 2022: from the Conshohocken Borough Zoning Code Sections §27-1303.F to allow an overall impervious coverage of 88.9% where the maximum impervious coverage cannot exceed 85%; and §27-20002 to allow a 26 off-street parking spaces and 7 off-premises parking spaces for a total of 33 parking spaces, where 46 parking spaces are required. The subsequent Settlement Agreement amended the 7 off-premises parking spaces requirement for a one-time financial contribution to the Borough's Shuttle Program.

Interested parties are invited to participate in the hearing. Anyone requiring special accommodations to attend should contact the Conshohocken Borough Administration Office at 610-828-1092 or zoning@conshohockenpa.gov as soon as possible to have arrangements made.

1. Call to Order
2. Appearance of Property
3. Public Comment – (state your name, address, and property reference)
4. Announcements/Discussion
5. Adjournment