

**NOTICE OF PUBLIC HEARINGS &
INTENT TO ADOPT**

**BUFFALO TOWNSHIP
BUTLER COUNTY, PENNSYLVANIA**

The Board of Supervisors of Buffalo Township, Butler County, Pennsylvania, will hold a public hearing on July 13, 2022, at 7:15 p.m., pertaining to proposed Amendment No. 8 to the Buffalo Township Zoning Ordinance #135, submitted by Twin Oaks Development, LLC, pertaining to Tax Map Parcel No. 040-S2-AB-0000 located at Sunset Drive, Buffalo Township.

The zoning amendment is for the purpose of rezoning 22.92± acres of Parcel No. 040-S2-AB-0000 from Manufacturing District (“M-2”) to Single Family Residential District (“R-1”). The applicant seeks to rezone the property to accommodate a Planned Residential Development. The Single Family Residential District permits Planned Residential Development as a conditional use, subject to the provisions of Article Five of the Buffalo Township Zoning Ordinance. The property is also currently within Buffalo Township’s Transportation Service Area and any land development will be subject to the Interim Transportation Impact Fee as set forth by Township Resolution 2022-7.

The Board of Supervisors will hear citizens’ comments relative to the proposed amendment at the above-referenced public hearing. A copy of the application and proposed resolutions adopting the amendment may be examined upon request at the Buffalo Township Municipal Building at 109 Bear Creek Road, Sarver, PA 16055, between the hours of 7:00 a.m. and 4:00 p.m. Monday through Friday.

The amendment will be considered for adoption at the regular monthly meeting of the Board of Supervisors following the above-referenced public hearing.

TO BE ADVERTISED TWO SUCCESSIVE WEEKS: June 22, 2022 & June 29, 2022.