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VIA EMAIL sean@skilkennylaw.com

Sean Kilkenny, Esquire
The Law Offices of Sean Kilkenny
17 East Airy Street
Norristown, PA 19401

**Re: Upper Merion Township Zoning Hearing Board
Application No. 2017-27
Applicant: 555 Henderson LP
Property: 555 South Henderson Road**

Dear Mr. Kilkenny:

This letter provides notice of the decision of the Upper Merion Township Zoning Hearing Board at the conclusion of the hearing on December 6, 2017.

The Zoning Hearing Board granted variances from section 165-144 *Use regulations* to permit a laser-tag recreational facility in the LI Limited Industrial District, and from section 165-191.B(3)(h) *Minimum requirements* to reduce the number of off-street parking spaces from 888 to 134. The relief is granted subject to the following conditions:

1. The parking variance is granted only for the following uses of the 79,110 square foot LI building:
 - a. Floors USA for the wholesale/retail sale of flooring materials (38,562 square feet),
 - b. Defcon 1 for a laser tag recreational facility (8,496 square feet), and

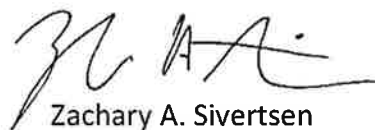
December 7, 2017

- c. Get Air, LLC for a trampoline park (32,052 square feet).
2. Any change in the use of any portion of the property will require additional zoning relief.
3. Any change in the tenant for any portion of the property will require additional zoning relief.
4. The property shall be used in a manner consistent with the representations made by applicant in its application, exhibits, and testimony at the hearing.

Since this application was granted and there were no contesting parties, the Zoning Hearing Board will not issue an opinion with findings of fact, conclusions of law, and reasons.

This approval is subject to a 30-day appeal period beginning on the date of entry (mailing) of this notice of decision.

Very truly yours,



Zachary A. Sivertsen

ZAS/mw

cc: Mark Zadroga, Zoning Officer
Carole Kenney, Supervisor
Marc D. Jonas, Esquire