



NOTICE
HAVERFORD TOWNSHIP
ZONING HEARING BOARD

NOTICE is hereby given that the Zoning Hearing Board will hold a Public Meeting on Thursday, August 4, 2022, at 7:30 PM, in the Commissioners Meeting Room, 1014 Darby Road, Havertown, PA at which time the Board will consider appeals from the zoning provisions of the General Laws of the Township of Haverford, Chapter 182:

- Z22-14** Sleepy Valley Holdings, LLC. owner of 774 Lawson Ave., Havertown, PA., D.C. Folio No. 22 08 00649 00, who seeks variances from §182-713.B. to allow the subdivision of a lot where the existing structures are to remain nonconforming in the following respects; a porch encroaching into the 30' front yard setback by 12.1' (§182-206.C(5)(a)), an overhang and bay window to encroach into the 8' side yard setback by 3.1' and 2.3' (§182-206.C(6)(a)), and for a detached garage to provide a horizontal separation of 9.1' where an accessory structure must be 10' further back from the principal building (§182-711.B(1)). In addition, variances are sought from §182-206.C(1) to allow a lot area of 5,983 sq. ft. where 6,000 sq. ft. is required, and §182-720.C(6) to permit the proposed house and associated features on Lot 2 within areas of steep slope. Zoned R-4. Ward 8.
- Z22-18** Michael Gorman, owner of 809 Loraine Ave, Ardmore, PA., D.C. Folio No. 22 06 01408 00, who seeks a variance from the provisions of §182-208.C(2)(f)[1] to construct a 16'x18' rear addition that will encroach into the required 12' side yard setback for twin homes by 3'. Zoned R-6. Ward 6.
- Z22-19** Matthew Rose and Elizabeth Gibbons, owners of 15 Decatur Road, Havertown, PA., D.C. Folio No. 22 03 00740 00, seek a variance from the provisions of §182-206.C(5)(a) to permit an 8'9" x 25'9" roof over an existing patio that will encroach into the required 30' front yard setback by 8'9" to a maximum of 9'8". Zoned R-4. Ward 3.

All interested parties are invited to attend and be heard in accordance with the rules and procedures established by the Board. The Board will conclude the hearing at 11:00 PM and any unfinished business will be continued to a future meeting date.

AGENDA

MEETING OF THE ZONING HEARING BOARD OF HAVERFORD TOWNSHIP, THURSDAY, August 4, 2022, AT 7:30 P.M. IN THE COMMISSIONERS MEETING ROOM, 1014 DARBY ROAD, HAVERTOWN, PA 19083.

MEMBERS: Robert Kane, Chairman
 William Rhodes, Vice Chairman
 Edward Magargee, Secretary
 Jessica Vitali
 Jesse Pointon

ALSO PRESENT: William Malone, Esq., Solicitor
 Kelly Kirk, Zoning Officer
 Arlene LaRosa, Court Stenographer

ITEM #1 CONTINUED:

Z22-14 Sleepy Valley Holdings, LLC. owner of 774 Lawson Ave., Havertown, PA., D.C. Folio No. 22 08 00649 00, who seeks variances from §182-713.B. to allow the subdivision of a lot where the existing structures are to remain nonconforming in the following respects; a porch encroaching into the 30' front yard setback by 12.1' (§182-206.C(5)(a)), an overhang and bay window to encroach into the 8' side yard setback by 3.1' and 2.3' (§182-206.C(6)(a)), and for a detached garage to provide a horizontal separation of 9.1' where an accessory structure must be 10' further back from the principal building (§182-711.B(1)). In addition, variances are sought from §182-206.C(1) to allow a lot area of 5,983 sq. ft. where 6,000 sq. ft. is required, and §182-720.C(6) to permit the proposed house and associated features on Lot 2 within areas of steep slope. Zoned R-4. Ward 8.

ITEM #2 NEW CASES:

Z22-18 Michael Gorman, owner of 809 Loraine Ave, Ardmore, PA., D.C. Folio No. 22 06 01408 00, who seeks a variance from the provisions of §182-208.C(2)(f)[1] to construct a 16'x18' rear addition that will encroach into the required 12' side yard setback for twin homes by 3'. Zoned R-6. Ward 6.

Z22-19 Matthew Rose and Elizabeth Gibbons, owners of 15 Decatur Road, Havertown, PA., D.C. Folio No. 22 03 00740 00, seek a variance from the provisions of §182-206.C(5)(a) to permit an 8'9"x 25'9" roof over an existing patio that will encroach into the required 30' front yard setback by 8'9" to a maximum of 9'8". Zoned R-4. Ward 3.

ADJOURNMENT

*This agenda does not necessarily reflect the order in which the cases will be heard.