



**SPRINGETTSBURY TOWNSHIP**  
**ZONING HEARING BOARD MEETING**  
**Thursday, October 6, 2016**  
**6:00 P.M.**

**1. CALL TO ORDER**

A. Pledge of Allegiance

**2. ACTION ON THE MINUTES**

A. August 4, 2016 Meeting

**3. OLD BUSINESS**

**4. NEW BUSINESS**

- A. Case Z-16-11: Applicant is requesting a variance to S. 325-20 and S.325-139 to allow a pool and patio in the side yard setback and to S.325-141 to allow a pool to be constructed within the front yard of a property. Please see the attachments provided for a more detailed description of property location. The application has been filed by the owner of 3202 Rex Drive which is located in the R-10 District.
- B. Case Z-16-12: Applicant is requesting a variance to S.325-141 to allow a pool to be constructed within the front yard of a property and S.325-85(8) to allow the construction of a pool as an accessory use within the steep slope zone. Please see the attachments provided for a more detailed description of property location. The application has been filed by the owner of 3104 Rex Drive which is located in the R-10 District.
- C. Case Z-16-13: Applicant requesting variances to S. 325-92.D.2 – landscape strips along interior access drives; S. 325-116.O – Width of landscaped terminal islands; S.325-120.B – Dumpsters within front yard areas; S.325-120.C – Dumpster within 10’ of a property line; and, S. 325-121 – Fence exceeding 4’ in height. All variances are requested for the development of a shopping center for a parcel located off of Mt. Zion Road (east side) and Route 30 (south side) within the Flexible Development zoning district. Please see the attachments provided for a more detailed description of property location. The application has been filed by a developer with an option to purchase the site located at 3315 &3401 Concord Road.
- D. Case Z-16-14: The applicant is requesting a variance to S.325-211B.(1)(a) to allow the construction of a wind turbine that exceeds the maximum height in the zoning ordinance and to S.325-G.2 to construct a wind turbine with a distance from an adjoining, occupied, non-participating structure of less than 5 times the height of the wind turbine. The application has been filed by the owner of 1931 Strawberry Fields which is located in the R-20 District.

**5. ADJOURNMENT**