



# BETHEL TOWNSHIP

DELAWARE COUNTY

1092 BETHEL ROAD

GARNET VALLEY, PA. 19061

**ZONING HEARING BOARD:**

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## **Bethel Township Zoning Hearing Board report for September 2013**

Septembers meeting was rescheduled to Wednesday October 23, at 7:00 PM. At this time the Board will be considering the following variance requests from Bethel Twp. Zoning Ordinance #182.

**2013-16** Application of Maple Zone Bat Works LLC for property located on Conchester Road, Tax folio #03-00-00085-00. Property is located east of Colonial Drive across the highway from Angelini Landscaping. Applicant is seeking relief from sections 1301,1303.4 and 1916.2. Applicant is requesting a use variance in order to allow a Retail Landscaping business for sale of topsoil, mulch and plant material. Applicant is also requesting a outdoor storage of materials to be sold on site and is requesting t erect a 8ft high fence around the perimeter of the property. Property is currently zoned LI-1.

**2013-17** Application of Raymond Parker Jr. 3463 Dorothy Drive. Applicant is seeking relief from section 602.4B and is requesting a total side yard aggregate of 38ft in lieu of the required 60ft in order to replace a retractable awning over an existing patio with a 16ft x 21ft roof attached to the house. Property is zoned R1.

Both of the above cases were on September's agenda but were rescheduled for October's Hearing

**2013-18** Application of The Carlyle Group for property located at 404 Pete's Way Lot #64 (Winterset Farms). Applicant is seeking relief from sections 1005.3 and 1907. Applicant is requesting total lot coverage of 29.1% in lieu of the required 25% and is requesting to place an 8ft x 8ft shed forward of the rear of the proposed dwelling. Property is zoned R-M.

**2013-19** Application of the Carlyle Group for property located at 409 Pete's Way Lot #72 (Winterset Farms). Applicant is seeking relief from sections 1005.3 and 1907. Applicant is requesting a total lot coverage of 28.4% in lieu of the required 25% and is requesting to place an 8ft x 8ft shed forward of the rear of the proposed dwelling. Property is zoned R-M.

All interested parties are welcome to attend.

Garry A. Lanahan  
Chairman