



BETHEL TOWNSHIP

DELAWARE COUNTY

1092 BETHEL ROAD

GARNET VALLEY, PA. 19061

ZONING HEARING BOARD:

GARRY A. LANAHAN,
Chairman

THOMAS C. BOHNER,
Vice-Chairman

JESSE A. CHEYNEY,
Member

Phone: (610) 459-1529

Fax: (610) 459-2921

Email: betheltwp@comcast.net

www.twp.bethel.pa.us

Bethel Township Zoning Hearing Board report for the month of October 20013.

In October the Board hear four variance requests. The first was an application (2013-16) of Maple Zone Bat Works LLC for property located east of Colonial Drive on the Conchester Highway across the highway from Angelini Landscaping, Tax Folio #03-00-00085-00. Applicant was asking for a Use Variance and was seeking relief from Bethel Twp. Zoning Ordinance #182 sections 1301,1303.4 and 1916.2. Applicant was requesting a Retail Landscaping Business for sale of topsoil, mulch, and plant material along with outdoor storage of materials sold on site. Applicant is also requesting to erect a fence around the perimeter of the property. Property is zoned LI-1 and the use is not listed as a permitted use in a LI-1 district. The Board will render a decision at the November meeting which will be held on Thursday November 21 at 7:00PM.

The second request (2013-17) an application for a total side yard aggregate of 38ft in lieu of the required 60ft at 3464 Dorothy Drive was granted. Applicant was replacing an existing retractable awning over an existing patio with a 16ft x 21ft roof attached to the house. Applicant was seeking relief from section 602.4B. Property is zoned R1 residential.

The other two requests (2013-18 & 19) one at lot #64 and one at lot #72 both on Pete's Way in Winterset Farms Mobile Home Community were granted. Both were looking to exceed the total lot coverage and both were requesting to install an 8ft x 8ft shed. Applicant was seeking relief from sections 1005.3 and 1907.

Respectfully Submitted

Garry A. Lanahan
Chairman