



AGENDA
WARRINGTON TOWNSHIP ZONING HEARING BOARD
August 24, 2020 – 7:00 P.M.

1. Call to Order

2. Pledge of Allegiance

3. Approval of Minutes

- a. July 27, 2020

4. Old Business

- a. Continuation of ZHB #20-08, North Wales Water Authority, regarding Tax Parcel No. 50-026-091 which is located at 1553 Easton Road, in the R-2, Medium Density Residential Zoning District of Warrington Township. Applicant seeks to occupy the subject property for its public utility offices, with accessory outdoor storage of equipment and supplies. In so doing, applicant seeks the following relief from the Warrington Township Zoning Ordinance (“Ordinance”): a special exception, pursuant to §370-1304.B of the Ordinance, to permit the expansion of the office use and building to allow the accessory warehouse and other improvements; a special exception, pursuant to §370-1304.B of the Ordinance, to allow outdoor storage of equipment and supplies as an accessory use to the operations of NWWA; a variance from §370-1305.B(1.e) of the Ordinance to allow impervious surface coverage greater than fifteen percent (15%); a variance from §370-3607.A(1) of the Ordinance to allow a 40 foot wide buffer, as opposed to the 50 foot buffer required, or in the alternative, an interpretation that no variance is necessary; a variance from §370-3402.C of the Ordinance to permit a maximum of 16 parking spaces on site.

5. New Business

- a. ZHB #20-09, David and Barbara Rodgers, regarding Tax Parcel No. 50-010-010-006 which is located at 279 Folly Road, in the RA, Residential Agricultural Zoning District of Warrington Township. The subject property currently contains a single-family dwelling and a barn. Applicants seek to use the existing barn as an accessory apartment. §370-3616 of the Warrington Township Zoning Ordinance permits an accessory apartment by special exception. Applicants request a special exception accordingly. In addition, §370-3616.G requires the accessory apartment be “physically joined with the main dwelling and shall provide internal access between the main dwelling and the accessory apartment.” Applicants seek a variance from §370-3616.G to permit the accessory apartment within a building separate from the main dwelling.

6. Additional Business

- a. None

7. Next Meeting

- a. Monday, September 28, 2020, 7:00 PM