



AGENDA
WARRINGTON ZONING HEARING BOARD
March 25, 2013 – 7:00 P.M.

Please note that the meeting will adjourn at 10:00 p.m. unless there are extenuating circumstances.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. PUBLIC COMMENT (*The Board will hear from any interested resident or taxpayer who would like to comment on an item not on this evening's agenda*)

4. OLD BUSINESS

4.1 None

5. NEWBUSINESS

5.1 Star Penn Pool Service, Inc.
1424 Easton Road
TMP 50-027-043
Zoning: C-2

The applicants desires the construction of a new two-story structure on the property and, in order to do so requests the following variances from the Warrington Township Zoning Ordinance: (1) a variance from §2102 to provide less than required number of off street parking spaces: (2) a variance from §2101.2.b to eliminate for parking spaces to be held in reserve for future parking expansion; (3) a variance from §1105.1.a.3 to permit a rear yard setback distance of 25 feet, instead of the 35 feet required: (4) a variance from §1106.1 to eliminate or modify the requirement for a 30 foot buffer yard alongside or rear property lines adjoining an existing residential use.

5.2 Allen J. Lentz and Stephen C. Happ
2139 Bristol Road
TMP 50-38-1
Zoning: R-2

Pursuant to a remand order of the Court to supplement the record of the original hearing which resulted in the denial of the applicant's requests for a freestanding, backlit, changeable copy sign within the ultimate right-of-way of Bristol Road. The applicants are Allen J. Lentz and Stephen C. Happ and the property that is

subject of this hearing is tax parcel no. 50-38-1 which is located at 2139 Bristol Road in the R-2 Residential zoning District of Warrington Township.

6. APPROVAL OF MINUTES

6.1 None

7. FUTURE AGENDA TOPICS

7.1 None