

MINUTES

MEETING OF THE ZONING HEARING BOARD OF HAVERFORD TOWNSHIP, THURSDAY, MARCH 21, 2019, AT 7:45 P.M., IN THE COMMISSIONERS MEETING ROOM, 1014 DARBY ROAD, HAVERTOWN, PA 19083

PRESENT: Robert Kane
William Rhodes
Edward Magargee
Kenneth Richardson
Jessica Vitali

ALSO PRESENT: William Malone, Esq., Solicitor
Arlene LaRosa, Court Stenographer

1. DECISIONS

Z18-37 Haverford Mr. Storage, LLC, owners of 629 Eagle Road, Lot #2, Havertown, PA D.C. Folio #2201-00366-00, who seek variances from the provisions of §182-503.C(2)(i), to allow an increase of 1.34% in impervious coverage, a variance from §182-182-503.C(2)(d), to allow an increase in building coverage of 3.37%, also applicant requests that a determination by the Board that the present 92.27% impervious on Tract 1, being reduced to 92.64% does not require relief. In the alternative, a variance is requested from §182-503.C(2)(i). A variance or special exception is also requested from §182-707.B (parking) to allow 6 parking spaces and 1 oversized truck space instead of the 35 spaces required, a variance and/or a special exception from §182-720.C(2)(d) and 182-720(5)(a) and (d), and a variance from §154A.5, to permit construction in steep and very steep slope. Also, an interpretation is requested under §182-708.A(1), that an off-street loading and unloading space is not necessary to serve the proposed self-storage use, or in the alternative, a variance Page 2 February 7, 2019 from §182-708.A(1), is requested. In addition, a variance from §182-713.B, to permit Proposed Tract 1 and Proposed Tract 2 to be formed from Existing Tract 1 and Existing Tract 2. And, any other such zoning relief deemed necessary to develop the property. Zoned LIN Ward 4

Variance approved 5-0 with conditions. Voting in favor: Kane, Rhodes, Magargee, Richardson, Vitali.

Z 19-3 Manoa Medical Center Condominium Unit Owners Association & 1010 Realty LLC, owners of 1010 West Chester Pike, Havertown, PA, D.C. Folio# 2209 02716 01, who seek variances from the provisions of §182-701D.(1)(c)[2], to allow total signage of 55 sq. ft. §182-106.B and/or §182-701.D.(1), to allow a 7½ ft. tall monument sign and/or §182-701.D.(1)(a) and/or §182-701.C.(1)(a)[2][b], to permit a freestanding sign, the bottom of which is less than 4 feet in height from grade, and any other relief

needed for the proposed signage. Zoned O-1 Ward 2

Variance approved 5-0 with conditions. Voting in favor: Kane, Rhodes, Magargee, Richardson, Vitali.

2. CONTINUED CASES

Z 18-17 Denis & Anne Marie Friel, owners of 155 Coopertown Road, Haverford, PA, who seek a variance from the provisions of §182-727.B, to allow placement of a 54" high estate fence in the front yards on Coopertown Road and College Avenue. Zoned R-1 Ward 5

Continued to 4/18/2019.

3. NEW CASES:

Z 19-4 Tamer & Fatma Guven, owners of 345 Brookline boulevard, Havertown, PA, who request variances from the provisions of 182-206.B and 182-802.D(1) to allow the front portion of the dwelling to be used as a coffee shop. Zoned R-4 Ward 7.

Hearing held. Testimony and exhibits presented. Continued to 4/18/2019.

Z 19-5 Andrew & Sharon Major, owners of One Jack's Way, Havertown, PA, seek a variance from the provisions of Section 182-206.C(7) to allow construction of a 20-foot by 20-foot deck that will encroach into the required 25-foot rear yard setback by 15.5 feet. Zoned R-4 Ward 9.

Hearing held. Testimony and exhibits presented. Continued to 4/18/2019.

4. ADJOURNMENT