

Notes of Meeting
East Rockhill Township Zoning Hearing Board
October 12, 2022

The East Rockhill Township Zoning Hearing Board was held at 7:00 p.m. on October 12, 2022 in the East Rockhill Township Municipal Meeting Room located at 1622 North Ridge Road, Perkasie, Pennsylvania.

Present: John Fenley, Zoning Hearing Board
 Arlo Eby, Zoning Hearing Board
 Pat McAnally, Zoning Hearing Board
 Scott MacNair, Zoning Hearing Solicitor
 Marianne Morano, Asst. Zoning Officer

Members of the public were present.

The Zoning Hearing Board public hearing was convened at 7:00p.m. by Mr. Fenley.

Stenographic Record: A stenographic record of the meeting was taken and will provide a record of the proceedings. A request can be made to Bucks County Court Reporters. Transcripts are stored for five years.

New Business

22-12: Edward & Dolores Appleton – 2419 Ridge Road, Perkasie to consider the application of Edward and Dolores Appleton concerning a property located at 2419 Ridge Road, Perkasie, East Rockhill Township, also known as Tax Map Parcel Number 12-011-068. This property is located in the AP – Agricultural Preservation Zoning District. The Applicant is seeking to construct an addition to an existing nonconforming single-family dwelling. The proposed addition will increase the nonconforming nature of the dwelling by protruding further into the rear yard setback. As a result, the Applicants are seeking a variance from Section 27-502.a to permit an 83.2' rear yard setback where a 100' rear yard setback is required and a variance from Section 27-2103 to extend the nonconforming dwelling further into the rear yard.

Party Status requests received and approved:
There was none.

Testimony: Property owners Edward and Dolores Appleton.

On motion by Mr. Fenley, seconded by Mr. Eby, to grant the applicant approval for a variance from 27-502.a. to permit an 83.2' rear yard setback where a 100' rear yard setback is required and a variance from Section 27-2103 to extend the nonconforming dwelling further into the rear yard subject to the applicant complying with all evidence and testimony presented and compliance with Township regulations and protocol. With no additional discussion, all present voted in favor.

Executed Findings of Fact, Conclusions of Law and Decision will be the Official Decision of the Zoning Hearing Board.

Approval of August 29, 2022 Notes

On motion by Mr. Fenley, seconded by Ms. McAnally, the August 29, 2022 notes were accepted with no changes.

Adjournment

The hearing adjourned at 7:26p.m.

Respectfully submitted,

Marianne Morano
Asst. Zoning Officer