



Wayne C. Luker, President  
Steven N. Kline, Vice President  
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1176 Old York Road Abington PA 19001-3713 Telephone: 267-536-1000

## Zoning Hearing Notice

Notice is hereby given that the Zoning Hearing Board of the Township of Abington will hold a meeting as required by the Township's Zoning Ordinance at the Abington Township Administration Building, 1176 Old York Road, Abington, Pennsylvania, on:

**Tuesday, August 18, 2015** at 7:00 p.m., at which time a public hearing will commence on the following application:

**15-10:** This is the application of **K. Jeffrey Ford**, owner of the property located at 2175 Kirk Road, Abington, Pa. Mr. Ford has requested a variance from Section 304.3 as related to Section 801.D.4.d of the Zoning Ordinance. The applicant proposes to construct an addition to the side of the existing single family dwelling that will encroach two feet into the required 10 foot side yard setback area. In addition, a variance is required from Section 1202.1.H of the Zoning Ordinance for the site plan submitted that is sealed by a Registered Architect.

The property is zoned within the (R-4) Residential District of Ward #11 of the Township of Abington. A copy of the application and site plan are on file with the Planning & Zoning Office and is available for review during normal business hours.

By Order of the Zoning Hearing Board.

Mark A. Penecale  
Planning & Zoning Officer

**Note:** There is a 30 day period after the date the decision is rendered for any and all aggrieved persons to file an appeal in the appropriate court to contest the actions of the Zoning Hearing Board. Applicants that take action on a Zoning Hearing Board Approval during the 30 day appeal period, do so at their own risk. If there are questions that you may have, please feel free to contact the Zoning Officer at 267-536-1017. If you are unable to attend the hearing, written comment may be entered into the record by submitting them in advance of the hearing to the Planning & Zoning Officer.



**Zoning Hearing Board Application**

Abington Township, PA

1176 Old York Road, Abington PA 19001, Fax: 215-884-8271, Telephone: 267-536-1000



This application must be accompanied by a minimum of ten (10) copies of the plot plan of the property, prepared and signed by a registered land surveyor or professional engineer. The plan must include lot area, lot dimensions, coverage percentages, existing structures, other improvements, proposed improvements, off-street parking, buffers and all characteristics on the site.

The Undersigned herein makes application for:

- Request for Variance from the Zoning Ordinance.
- Request for a Special Exception as provided by the Zoning Ordinance.
- Appeal from the actions of the Zoning Officer.

1. Name and address of the owner of the land: Phone number: 267 241 5470  
215 605 9500  
*K. Jeffrey Ford*  
*2175 Kirk Rd Abington PA 19001*

2. Name and address of the applicant: Phone number:  
*Same*

3. Name and address of the attorney: Phone number:  
*N/A*

4. If the applicant is not the owner of the property, list the applicant's interest in filing this application. Example: equitable owner, agent, lessee, etc.

5. Description of the property: *Single family Home*  
 Address/location *2175 Kirk Rd Abington PA 19001*  
 Present use *Residential*  
 Proposed improvement *Side yard addition*

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6. State briefly the reasons for which the proposed improvements or use does not meet the requirements of the Zoning Ordinance, and the nature of relief you are seeking:

*Proposed addition encroaches into side yard.*

7. List the specific section of the Zoning Ordinance upon which the application for a variance or special exception is based:

*Section 304.3  
Ref: 801 C4D*

8. Describe in detail the grounds for the appeal, or the reasons both in law and in fact for the granting of the variance or special exception, describing in detail the nature of the unique circumstances, and the specific hardship justifying your request for approval of the application.

*We have an odd shaped triangular lot. It is difficult to build up due to home being a split level. We have a family size of 7 and need additional space but love where we live.*

9. List any and all prior Zoning Hearing Board action regarding the property. List the date, case number and the nature of the zoning relief granted.

*N/A*

10. List any and all additional information, records, transcripts which may be helpful to the Zoning Hearing Board in rendering a decision: A minimum of eight (8) copies are required to be submitted.

*[Signature]*  
\_\_\_\_\_  
Signature of Applicant

*[Signature]*  
\_\_\_\_\_  
Signature of Owner

Internal Validation:

Date Received: *7/14/15*

Fee Paid: *\$400.00*

Case: *15-10*

*check # 200  
Rec # 881663*



BY:.....

*[Signature]*  
\_\_\_\_\_  
Signature of the Zoning Officer