

**NOTICE OF  
MEETING**

**MIDDLETOWN TOWNSHIP ZONING HEARING BOARD**

Notice is hereby given that the Middletown Township Zoning Hearing Board will hold a public meeting on Wednesday, January 27, 2021 at 7:00 P.M. either in the Middletown Township Municipal Building, 3 Municipal Way, Langhorne, PA or remotely via Zoom video conference, to consider the following application for appeals and/or variances from the Middletown Township Zoning Ordinance. **(Please check the Township website [middletownbucks.org](http://middletownbucks.org) for meeting location)**

**Appeal #20-137** – Justin Costello, owner & applicant 1864 Second Street, Langhorne, PA 19047 is applying for variances from the Middletown Township Zoning Ordinance to add a building addition. The variances are from Section 500-903.G for side yard of 9’ where the ordinance requires a 10’ minimum side yard and Section 500-903.I to allow a 32.8% impervious surface area where the ordinance requires a 30% maximum. The existing lot has a conforming area of approximately 12,500 SF where the ordinance requires a 10,000 SF lot minimum at 1864 Second Street, Langhorne, PA 19047 in the R-2 Residence Zoning District, tax parcel # 22-044-045-004.

Additional details are posted on the Township website at [Middletownbucks.org](http://Middletownbucks.org). **The public may participate in the meeting by contacting the Building and Zoning Office at 215-750-3800 ext. 1110 to receive a phone number or link to participate in the meeting, emailing your comments to [PJennis@middletownbucks.org](mailto:PJennis@middletownbucks.org) or by mailing your public comments to Patrick J. Ennis, Director of Building and Zoning, 3 Municipal Way, Langhorne, PA 19047.**

The Zoning Hearing Board decides who may participate in the hearing before it as a party, subject to Section 908(3) of the Municipalities Planning Code (MPC). The MPC permits party status to any person “affected” by the application. Having taxpayer status alone is not enough to claim party status; however, a person whose property or business abuts the property that is the subject of the appeal is affected and should qualify as a party. Ultimately, the ZHB makes the party status determination after reviewing the request.

All calculations have been made from the future right of way line. Parts cited are from Chapter 500 of the Middletown Township Codified Ordinance. Any person or persons desirous of speaking on behalf or against the petitions may do so at this meeting.

The Township building is accessible to persons having disabilities. Any persons having special needs or requiring special aides are requested to contact the Zoning Officer at 215-750-3800, ext. 1110 prior to the hearing.

Roberta Laney, Middletown Township Zoning Hearing Board Secretary