

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 26, 2022 at 7:00 P.M. in the Middletown Township Municipal Building, 3 Municipal Way, Langhorne, PA, to consider the following application for appeals and/or variances from the Middletown Township Zoning Ordinance:

Appeal #21-93 – For the property at 365 Newgate Road, Langhorne, PA 19047, tax parcel # 22-083-120. Tracy Warren, applicant and the property owner, is requesting variances from the Middletown Township Zoning Ordinance for the installation of a hot tub and the construction of a fire pit. The first variance is from Section 500-2404.B to allow the location of the hot tub within the required 6 foot setback from the rearmost portion of the property's house. The second variance is from the minimum 35 foot rear yard setback requirements of Section 500-804.J for the location of the fire pit. As per the yard requirements of Section 500-2302, no building or structure shall be built within the minimum depth of a rear yard. The property is a corner lot located in the R-1 Residential Zoning District and subject to the modification requirements found in Section 500-804.

Appeal #21-94 – For the property at 207 Lower Orchard Drive, Levittown, PA 19056, tax parcel # 22-060-344. Melissa Jimenez, applicant and the property owner, is requesting variances from the Middletown Township Zoning Ordinance for the location of two sheds at the property. The first variance is from Section 500-903.F to allow a minimum front yard setback of 5 feet, where 25 feet is required. The second variance is from Section 500-2402.A.(1) to allow sheds within the required front yard, where sheds can only be located within a side and/or rear yard. The third variance is from Section 500-2402.A.(3) to allow the combined square footage of the storage sheds to occupy 3.7% of the total lot area, where a maximum of 3% is required. The property is a through lot containing two parallel street frontages and located in the R-2 Residential Zoning District.

Appeal #21-95 – For the property at 49 Hamlet Road, Levittown, PA 19056, tax parcel # 22-050-110. Robert Mucha, applicant and the property owner, is requesting variances from the Middletown Township Zoning Ordinance for the construction of a second-floor addition and expansion of an existing front roof overhang. The first variance is from Section 500-903.D to allow a building coverage of 23%, where the maximum of 20% is required. The second variance is from Section 500-903.I to allow an impervious coverage of 32%, where the maximum of 30% is required. The property is located in the R-2 Residential Zoning District.

Appeal #21-97 – For the property at 61 Juniper Drive, Levittown, PA 19056, tax parcel #22-060-080. Frank and Krysta Fata, applicants and the property owners, are requesting a variance from the Middletown Township Zoning Ordinance for the construction of a two-story addition. The variance is from Section 500-903.D to allow a building coverage of 21.1%, where the maximum of 20% is required. The property is located in the R-2 Residential Zoning District.

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 Building & Zoning Office at 215-750-3800, ext. 1110 prior to the hearing.

Roberta Laney, Middletown Township Zoning Hearing Board Secretary

Dates of Advertisement: January 11, 2022 and January 18, 2022

The Bucks County Courier Times