

**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 Thursday, May 28, 2020 at 3:00 P.M. either in the Middletown Township Municipal Building, 3 Municipal Way, Langhorne, PA or remotely via Go To Meeting video conference, to consider the following application for appeals and/or variances from the Middletown Township Zoning Ordinance.

Appeal #20-84 – Monika Wolinski, owner & applicant, 138 Harmony Road, Levittown, PA 19056 is applying for a variance from the Middletown Township Zoning Ordinance to add an addition to the rear of the house. The variance is from Section 500-903.D to allow a 23.5% maximum building coverage where the ordinance requires a 20% maximum. The property is approximately 7,860 SF where the ordinance requires a 10,000 SF lot minimum and is located at 138 Harmony Road, Levittown, PA 19056 in the R-2 Residence zoning district, tax parcel # 22-051-185.

Appeal #20-86 – Kathleen & Kyle Rousset, owner & applicant, 655 Crescent Street, Langhorne, PA 19047 is applying for a variance from the Middletown Township Zoning Ordinance Section 500-903.G for a side yard setback of 7' and an aggregate of 27' where the ordinance requires 10' side yard setback and a 25' aggregate. The existing lot has a non-conforming lot width of 74.67 feet where the ordinance requires 80 feet lot width at 655 Crescent Street, Langhorne, PA 19047 in the R-2 Residence zoning district, tax parcel # 22-019-274.

Appeal #20-87 – Frances Garbarino, owner & applicant, 1614 Janney Terrace, Langhorne, PA 19047 is applying for a variance from the Middletown Township Zoning Ordinance to install a 6' high privacy fence. The variance is from Section 500-2305.C.(3) to allow a privacy fence within the front yard setback of Taylor Dive. The property is approximately 22,388 SF and is located at 1614 Janney Terrace, Langhorne, PA 19047 in the RA-3 Residence Agricultural zoning district, tax parcel # 22-074-008.

Appeal #20-88 -Beth Ann Oswald, owner & applicant, 1405 Brownsville Road, Langhorne, PA 19047 is applying for a variance from the Middletown Township Zoning Ordinance to install 6' high privacy fence. The variance is from Section 500-2305.C.(3) to allow a privacy fence within the front yard setback of North Myrtlewood Ave. The property is approximately 10,663 SF and is located at 1405 Brownsville Road, Langhorne, PA 19047 in the R-2 Residence zoning district, tax parcel # 22-013-001-001.

Appeal #20-89 – Frank Merz, owner & applicant, 39 Hydrangea Road, Levittown, PA 19056 is applying for a variance from the Middletown Township Zoning Ordinance to add an addition to the rear of the house. The variance is from Section 500-903.D to allow a 24.0% maximum building coverage where the ordinance requires a 20% maximum. The property is approximately 7,942 SF where the ordinance requires a 10,000 SF lot minimum and is located at 39 Hydrangea Road, Levittown, PA 19056 in the R-2 Residence zoning district, tax parcel # 22-050-056.

Additional details are posted on the Township website at Middletownbucks.org. The public may participate in the meeting by contacting the Building and Zoning Office at 215-750-3800 ext. 1100 to receive a phone number to participate in the meeting, emailing your comments to 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. 1115 prior to the hearing.

Michael McGuffin, Middletown Township Zoning Hearing Board Chairman