

MINUTES OF MEETING
PERKASIE BOROUGH ZONING HEARING BOARD
NOVEMBER 24, 2014

620 West Chestnut Street
Perkasie, Pa. 18944

ATTENDANCE:

Zoning Hearing Board Members:	Dave Barndt(absent) Dennis Hurchalla Andrew Rumbold David Weaver John Yannaccone (absent) Angela Kelly (alternate) John Wilcox (alternate)
Zoning Hearing Board Solicitor:	Colby Grim

The Zoning Hearing Board public hearing was convened at 7:32 pm.

Approval of Minutes

The minutes of the June 23, 2014 Zoning Hearing Board meeting were unanimously approved on a motion by Andrew Rumbold and seconded by Angela Kelly.

New Business

File No. #2014-8, John L. Herzstein, 208 Ridge Ave., tax parcel #33-003-006.

The Applicant requests an interpretation of law pursuant to section 186-57.H and 186-70.A or in the alternative a variance. The Applicant also request a variance from sections 186-20.B(2) and 189-20.B(3), 186-25, 186-38, 186-54.F(1)(e) and 186-57.C.

Presented were all exhibits, the application and notices concerning this file.

John L. Herzstein appellant, was represented by Attorney Meyer and was accompanied by his business partner Thomas Linke.

There were two neighbors and the Borough Solicitor who took party status.
Joan Daiuto, 1015 Race St.
Matt Fricker, 234 Ridge Rd.
Nathan Fox, Borough Solicitor

The Zoning Hearing Board granted approval of the applicants' request for a three lot subdivision which includes one single family home and a twin, subject to the following conditions:

- 1) Applicant is to plant all required buffers, should buffer not fit in the required location then it is to be placed somewhere on the lot.

- 2) Applicant is to comply with the sketch plan submitted with the last revision date of October 6, 2014.
- 3) Applicant shall otherwise comply with all applicable Borough, County, State codes, laws, regulations and ordinances.

File No. #2014-9, Costa501, LLC, 501 Constitution Ave. /321 & 499 Constitution Ave., tax parcel #33-009-003 /33-009-004 & 33-009-005.

The Applicant requests a variance from sections 186-62.H, 186-33, 186-70.I, J&K and 186-72.C.

Presented were all exhibits, the application and notices concerning this file.

Bruce Costa appellant, was represented by Attorney Craig Sobel and was accompanied by Robert Blue, engineer for Perkasio Woods.

There were two individuals who took party status.

Nathan Fox, Borough Solicitor

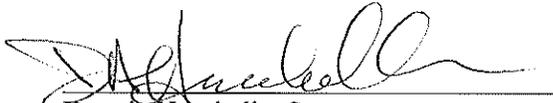
Kim Freedman, Perkasio Woods Attorney

The Zoning Hearing Board granted approval of the applicants' request for variances, subject to the following conditions:

- 1) Final subdivision/land development approval of Perkasio Woods.
- 2) Applicant shall execute all required easements from Perkasio Woods.
- 3) Applicant shall otherwise comply with all applicable Borough, County, State codes, laws, regulations and ordinances.

ADJOURNMENT

There being no further business before the Board, the meeting was adjourned at 10:03 pm.


Dennis Hurchalla, Secretary