



The Township of Springfield

MONTGOMERY COUNTY, PENNSYLVANIA

Township Bldg., 1510 Paper Mill Rd., Wyndmoor, PA 19038

website: www.SpringfieldMontco.org

Phone: 215-836-7600

Fax: 215-836-7180

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Engineer

Ms. Annie Brown
2007 Grace Lane
Flourtown, PA 19031

August 24, 2021

Re: Zoning Hearing Board Application #21-17; for the property located at 2007 Grace Lane, Flourtown, PA 19031.

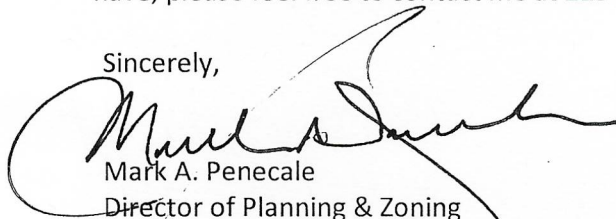
Dear Ms. Brown,

This letter is sent to inform you that on Monday, August 23, 2021, prior to the conclusion of their meeting, the Zoning Hearing Board of Springfield Township approved the requested variance from Section 114-21 of the Springfield Township Zoning Ordinance. This will allow for the installation of an efficiency kitchen *as an* in-law suite within the existing single family dwelling space. This application does not include any proposed additional living space. This application was approved as per the testimony, plans and photographs received and submitted into the record for this application, including the applicant's agreement on the record to the recordation of a deed restriction as a condition to the grant of the variance. This application was approved with the following condition:

Condition: A deed restriction, in the form prepared by the Zoning Hearing Board Solicitor, be recorded restricting the dwelling to a single family dwelling, and that the single family dwelling and the in-law suite must be together occupied only by members of the same family household and neither the in-law suite, nor the single family dwelling by be individually rented for occupancy by any person outside of the single family household unit, nor shall any commercial use be permitted or made at or upon the single family dwelling or the in-law suite. The applicant is required to obtain the required permits for the alterations to this space.

The approval of this application was unanimous. If there are any questions that you may have, please feel free to contact me at 215-836-7600, ext. 1114.

Sincerely,



Mark A. Penecale
Director of Planning & Zoning

Cc: ZHB Members by way of email
ZHB Solicitor by way of email
Michael Taylor; Township Manager, Springfield Township



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Mr. & Mrs. Mercier
7960 Ardmore Avenue
Wyndmoor, PA 19038

August 24, 2021

Re: Zoning Hearing Board Application #21-18; for the property located at 7960 Ardmore Avenue, Wyndmoor, PA 19038.

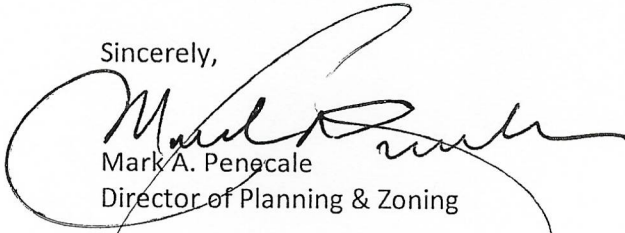
Dear Mr. & Mrs. Mercier,

This letter is sent to inform you that on Monday, August 23, 2021, prior to the conclusion of their meeting, the Zoning Hearing Board of Springfield Township approved the requested variance from Section 114-54.A of the Springfield Township Zoning Ordinance. This will allow for the construction of a covered porch to the side of your home that will reduce the side yard setback to eight (8) feet in depth. This application was approved as per the testimony, plans and photographs received and submitted into the record for this application. This application was approved with the following condition:

Condition: At no time is the proposed covered porch permitted to be enclosed and/or converted into additional living space. The applicant is also required to obtain permits for the proposed porch addition.

The approval of this application was unanimous. If there are any questions that you may have, please feel free to contact me at 215-836-7600, ext. 1114.

Sincerely,


Mark A. Pengcale
Director of Planning & Zoning

Cc: ZHB Members by way of email
ZHB Solicitor by way of email
Michael Taylor; Township Manager, Springfield Township