



**Springfield Township
Zoning Hearing Board
November 27, 2023
7:00 P.M.**

7:00 P.M. Call to Order:

Pledge of Allegiance:

Roll Call: Jennifer Guckin, Chairperson, Zoning Hearing Board Member
Megan McDonough; Esq., Vice Chair, Zoning Hearing Board
Ed Fox; Esq., Zoning Hearing Board Member
James Brown; Zoning Hearing Board Alternate Member
Kate M. Harper, Esq.; Solicitor, Zoning Hearing Board

Decisions: There are no pending Order & Opinions to render.

New Business:

Case #23-24: This is the application of **1851 Bethlehem Pike Associates, LP**, owner of the property located at 1851 Bethlehem Pike, Flourtown, PA 19031, known as Parcel #5200-0166-5002. The applicant has requested a variance from Section 114-12.A-13 of the Springfield Township Zoning Ordinance. The applicant seeks approval to make alterations within the flood plain to include the removal of the drive-thru canopy, construction of a trash enclosure, minor curb alterations and the creation of an outdoor seating area. The property is zoned within the B-2 Business District of Ward #6 of Springfield Township.

Case #23-25: This is the application of **Andre Stephano & Beth Lesko**, owners of the property located at 401 East Mill Road, Flourtown, PA 19031, known as Parcel #5200-1166-2004. The applicants have requested a variance from Section 114-53 of the Springfield Township Zoning Ordinance. The applicants plan to subdivide the property with the proposed lot having frontage on Cedar Lane. The variance has been requested to allow the proposed lot to have 25 feet of lot frontage on Cedar Lane, instead of the required 75 feet. The property is zoned within the A-Residential District of Ward #6 of Springfield Township.

Adjournment:

Note: The next meeting of the Zoning Hearing Board is scheduled for Monday, December 18, 2023, with a 7:00 P.M. start time. This meeting will be held at the Springfield Township Administration Building located at 1510 Paper Mill Road, Wyndmoor, PA 19038