



**Springfield Township  
Zoning Hearing Board  
October 3, 2022  
7:00 P.M.**

**7:00 P.M. Call to Order:**

**Pledge of Allegiance:**

**Roll Call:** Ed Fox; Esq. Chairman, Zoning Hearing Board  
Jennifer Guckin, Vice Chair, Zoning Hearing Board Member  
Megan McDonough; Esq., Zoning Hearing Board  
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 #22-21:** This is the application of **The GIANT Company**, applicant for the property located at 1874 Bethlehem Pike, Flourtown, PA 19031, also known as Parcel #5200-0190-4006. The applicants have requested a dimensional variance from Section 114-144.C and further defined within Section 114-145 {The Sign Schedule} of the Springfield Township Zoning Ordinance. The applicant seeks approval to install one additional wall sign of 15.69 square feet on the front façade of the existing building. The sign is proposed to contain copy that reads {GIANT DIRECT}. This proposed sign is an addition to the four existing walls signs totaling 128.21 square feet. The property is zoned within the Shopping Center District of Ward #6 of Springfield Township.

**Case #22-23:** This is the application of **Susanna Ratsevong**, owner of the property located at 8323 Stenton Avenue, Wyndmoor, PA 19038 also known as Parcel #5200-1656-7004. The applicant has requested a dimensional variance from Section 114-131.A of the Springfield Township Zoning Ordinance. The applicant seeks approval to install an accessory building within the required 40 foot front yard setback. The building is proposed to be 20 feet from the front property line adjoining Stenton Avenue. The proposed accessory building will conform to all of

the other dimensional requirements of the Zoning Ordinance. The property is zoned within the A-Residential District of Ward #2 of Springfield Township.

ZHB 1: The Zoning Hearing Board will discuss the proposed settlement agreement on the appeal filed by Edward J. Welch on the application of 1110 Willow Grove Avenue, LLC for the properties located at 1108 & 1110 Willow Grove Avenue, Wyndmoor, PA 19038.

**Adjournment:**

**Note:** The next meeting of the Zoning Hearing Board is scheduled for Monday, October 24, 2022 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