



**East Bradford Township
Zoning Hearing Board
Agenda
Monday, March 20, 2023
7:00 PM**

CALL TO ORDER

ORGANIZATION

MEETING MINUTES:

1. January 23, 2023

OLD BUSINESS

1. None

NEW BUSINESS:

1. **Property: 991 Fox Chase Drive, 51-4C-27**

Applicant: Karl Lange

The applicant requests the following variances from the Zoning Ordinance and any and all relief necessary to allow the existing 9' by 48', open-air wood shed, which was recently constructed without a permit, to remain 12" off the side property line where a setback of 30' is required and remain 16' off the rear property line where a setback of 48' is required.

1. Section 115-11C.8. This section states:

Side yards: 30 feet minimum, with not less than 70 feet total for both yards.

2. Section 115-11F2. This section states:

Residential accessory structures may be erected by right as follows:

Side and rear yards. Accessory structures shall be set no closer to a side or rear lot line in any yard area than the greatest dimension (length, width or height) of the structure itself unless the accessory structure complies with the appropriate area and bulk regulations of the underlying district.

ITEMS NOT ON THE AGENDA

ADJOURNMENT/CONTINUANCE