



## **HATFIELD TOWNSHIP ZONING HEARING BOARD AGENDA**

**June 27, 2024**

**7:00 P.M.**

**I. CALL TO ORDER**

- II. PUBLIC HEARINGS** – The Board may deliberate and announce decisions for any of the applications listed below.

**NOTICE IS HEREBY GIVEN** that the Zoning Hearing Board of Hatfield Township (the “Board”) will meet on **Thursday, June 27, 2024 at 7:00 p.m.**, in the Hatfield Township Building, 1950 School Road, Hatfield PA, to conduct a public hearing on the application listed below, together with any other business coming before the Board, at which time interested citizens may attend and will be given the opportunity to be heard:

**Z24-03 Daniel James – DECISION**

On the request for a Variance from the 20-foot minimum side yard setback requirement of Hatfield Township Zoning Ordinance §282-26.B to allow an addition to a single-family dwelling located in the RA-1 Residential District at 1258 Georgia Lane, further identified as Montgomery County Parcel 35-00-04098-106.

**Z24-04 Jeff Adamo** requests a Variance from Hatfield Township Zoning Ordinance §282-34.B to allow a single-family dwelling addition within the required 12-foot side yard setback of real property located in the RA-2 Residential District at 1500 Fairgrounds Road, further identified as Montgomery County Parcel 35-00-03452-22-1.

**Z24-05 Mikelen, LLC** requests a Special Exception pursuant to Hatfield Township Zoning Ordinance §282-193.B and §282-230 to allow a change in nonconforming use to ten (10) single-family dwellings upon real property located in the RA-1 Residential District at 2748 Cowpath Road, further identified as Montgomery County Parcel 35-00-02209-01-5.

**Z24-06 Zeo Automotive LLC** requests the following relief from the Hatfield Township Zoning Ordinance to allow an automotive repair garage and used vehicles sales agency upon real property located within the Township’s C-Commercial District at 1151 North Broad Street, further identified as Montgomery County Parcels 35-00-01240-00-3:

- a Special Exception pursuant to Ordinance §282-121(K)(1) to allow a repair garage use;
- a Special Exception pursuant to Ordinance §282-121(K)(6) to allow a used vehicles sales agency use;
- a Variance from Ordinance §282-121 to allow more than one use on the same lot.

**III. ADJOURN**