



# The Township of Springfield

MONTGOMERY COUNTY, PENNSYLVANIA

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

website: [www.SpringfieldMontco.org](http://www.SpringfieldMontco.org) Phone: 215-836-7600

Fax: 215-836-7180  
April 26, 2022

## COMMISSIONERS

Eddie T. Graham  
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James M. Lee  
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*Engineer*

Daniel & Megan Bangert  
8401 Henry Way  
Glenside, PA 19038

**Re: Zoning Hearing Board Application #22-08; for the property located at 8401 Henry Way, Glenside, PA 19038, also known as Parcel #5200-1851-5099.**

Dear Mr. & Mrs. Bangert,

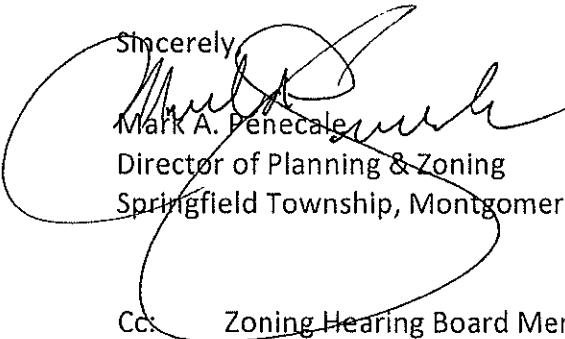
This letter is sent to inform you that on Monday, April 25, 2022, after deliberation and prior to the conclusion of their meeting, the Zoning Hearing Board of Springfield Township approved your request for a dimensional variance from Section 114-45.D of the Springfield Township Zoning Ordinance. This will allow for the construction of a 844 square foot deck to the rear of the existing single family dwelling that will increase the allowable building coverage on this property to 16.6% of the total lot area where only 15% is permitted by the Zoning Code.

The decision on this application was conditioned upon the testimony and exhibits entered into the record for this application. The approval of this application was unanimous and contains one additional condition:

1. The roofed area of the approved deck is listed at 336 square feet and may not be increased in size.

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  
Springfield Township, Montgomery County

Cc: Zoning Hearing Board Members  
Catherine M. Harper, Esq.; Zoning Hearing Board Solicitor  
Michael Taylor, Manager; Springfield Township



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Mr. Michael Wilson  
116 Redford Road  
Oreland, PA 19075

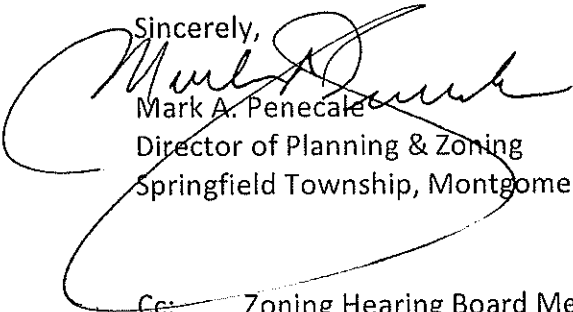
**Re: Zoning Hearing Board Application #22-07; for the property located at 116 Redford Road, Oreland, PA 19075, also known as Parcel #5200-1543-0007.**

Dear Mr. Wilson,

This letter is sent to inform you that on Monday, April 25, 2022, after deliberation and prior to the conclusion of their meeting, the Zoning Hearing Board of Springfield Township approved the request for a dimensional variance from Section 114-64.B.1 of the Springfield Township Zoning Ordinance. This will allow for construction of a two story addition to the side of the existing single family dwelling that will reduce the required 10 foot side yard setback to 5 feet and the aggregate side yard setback from the required 25 feet to 21 feet in width.

The approval of this application was unanimous and was specifically conditioned on the testimony and exhibits entered into the record at the hearing. 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  
Springfield Township, Montgomery County

Cc: Zoning Hearing Board Members  
Catherine M. Harper, Esq.; Zoning Hearing Board Solicitor  
Michael Taylor, Manager; Springfield Township



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Timothy P. Woodrow, PE  
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Stephen Alvstad, Esq.  
7121 Sprague Street, Suite I  
Philadelphia, PA 19119

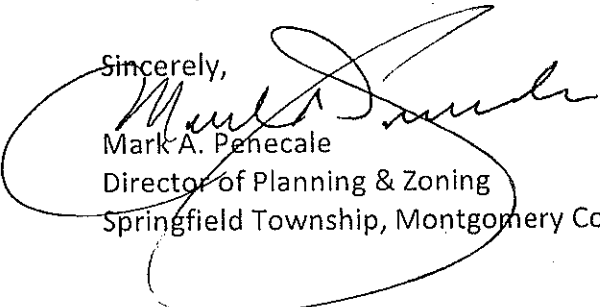
**Re: Zoning Hearing Board Application, Karen Riveros, #22-06; for the property located at 7809 Beech Lane, Wyndmoor, PA 19038, also known as Parcel #5200-0116-2001.**

Dear Mr. Alvstad,

This letter is sent to inform you that on Monday, April 25, 2022, after deliberation and prior to the conclusion of their meeting, the Zoning Hearing Board of Springfield Township approved the request for a dimensional variance from Section 114-131.C.2 of the Springfield Township Zoning Ordinance. This will allow for the placement of a 200 square foot accessory building 2.66 feet or 2 feet, 8 inches from the rear property line. The proposed building will conform to all other dimensional requirements of the Springfield Township Zoning Ordinance. A permit is required for the installation of the proposed accessory building.

The decision on this application was based on the testimony and exhibits entered into the record for this application. 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  
Springfield Township, Montgomery County

Cc: Zoning Hearing Board Members  
Catherine M. Harper, Esq.; Zoning Hearing Board Solicitor  
Michael Taylor, Manager; Springfield Township



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Julie L. Von Spreckelsen, Esq.  
Eastburn & Gray, PC  
470 Norristown Road, Suite 302  
Blue Bell, PA 19422

April 26, 2022

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**Re: Zoning Hearing Board Application #22-03, filed by William & Cathy Murphy for the vacant parcel known as #5200-0302-5019.**

Dear Ms. Von Spreckelsen,

Please allow this letter to serve as formal notification that on Monday, April 25, 2022 the Zoning Hearing Board of Springfield Township, Montgomery County, Pennsylvania approved your request for a continuance on the above listed zoning hearing board application until the scheduled Monday, June 27, 2022 hearing date. This was announced to the room at the time the vote was taken. This letter also confirms you have waived the applicable provisions of the Municipalities Planning Code for the Board to hold a hearing until July 15, 2022.

Please feel free to contact me directly with questions you have or in the event that that the pending application needs to be revised or withdrawn.

Sincerely,

Mark A. Penecale  
Director of Planning & Zoning  
Springfield Township  
215-836-7600, ext. 1114

Cc: Carrie B Nace-Poust, Esq. [cnace-poust@foxrothchild.com](mailto:cnace-poust@foxrothchild.com)

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