



**Springfield Township  
Zoning Hearing Board  
July 25, 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 #22-03:** This is the application of **William & Cathy Murphy**, owners of a vacant lot on Carolton Way, known as Parcel #52-00-03025-01-9, and located in the A – Residential District of Ward #6 of Springfield Township (“Property”). The applicants request the following relief to construct a single-family dwelling with attached garage and rear deck on the Property. (1) An appeal of the Zoning Officer’s determination that section 114-12B3.A “Regulations for Areas of Steep Slopes” is applicable to the development of the Property, based on the approved and recorded subdivision plan, or in the alternative a variance from section 114-12B3.A to permit more than 40% of the total lot area to be regraded; and (2) a variance from section 114-54.A(1) “Front Yards” to permit a 30’ front yard setback rather than the required 40’.

**Case #22-13:** This is the application of **Zachary & Christine Cregar**, owner of the property located at 508 Oreland Mill Road, Oreland, PA 19075, known as Parcel #5200-1270-6004. The applicants have requested a dimensional special exception to allow for the construction of a 286 square foot, single story addition, to the side of the home that will reduce the side yard setback to 0 feet and have an aggregate side yard dimension of 10 feet. The property is required to maintain one side yard of at least 10 feet and have two side yards totaling a minimum of 25 feet. The applicants

have requested a dimensional special exception from Section 114-64.B of the Springfield Township Zoning Ordinance, based on the property having 60 feet of street frontage. The property is zoned within the B-Residential District of Ward #3 of Springfield Township.

**Case #22-14:** This is the application of **Deepta Hiremath**, owner of the property located at 8100 Douglas Road, Wyndmoor, PA 19038, known as Parcel #5200-0497-2007. The applicant has requested a dimensional variance to allow for the construction of an 803 square foot addition to the Douglas Road façade of the home that will reduce the required 40 foot front yard to 22 feet in depth. The applicant has requested a dimensional variance from Section 114-54.A.2 of the Springfield Township Zoning Ordinance. The property is zoned within the A-Residential District of Ward #2 of Springfield Township.

**Case #22-15:** This is the application of **Jessica Lynch & Paul Severin**, owners of the property located at 1203 St. Clair Road, Oreland, PA 19075, known as Parcel #5200-1633-0007. The applicant has requested a dimensional variance to allow for the construction of an addition to the side of the home that will reduce the required 10 foot side yard to 7 feet, 3.75 inches in depth and reduce the aggregate side yard setback from the required 25 feet to 21 feet, 10.25 inches in depth. The applicant has requested a dimensional variance from Section 114-64.B.1 of the Springfield Township Zoning Ordinance. The property is zoned within the B-Residential District of Ward #3 of Springfield Township.

**Case #22-17:** This is the application of **Amy & Joshua Rothstein**, owners of the property located at 7700 Orchard Way, Wyndmoor, PA, 19038, known as Parcel #5200-1257-1004. The applicants have requested a dimensional variance to allow for a six foot fence to be installed three feet from the property line adjoining Mermaid Lane instead of the required 15 foot setback. The applicants have requested a dimensional variance from Section 114-135.A of the Springfield Township Zoning Ordinance. The property is zoned within the B-Residential District of Ward #5 of Springfield Township.

**Adjournment:**

**Note:** The next meeting of the Zoning Hearing Board is scheduled for Monday, August 15, 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