



The Township of Springfield

MONTGOMERY COUNTY, PENNSYLVANIA

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

website: www.SpringfieldMontco.org

Phone: 215-836-7600

Fax: 215-836-7180

COMMISSIONERS

Susanna O. Ratsavong
President

Brendan May
Vice President

Elizabeth McNamara
James M. Lee
Robert C. Goldberg
Edward H. Morris III
Thaddeus S. Kirk

OFFICERS

A. Michael Taylor
Secretary-Manager

Andrew R. Freimuth
Solicitor

Joelle Kleinman
Treasurer / Tax Collector

Timothy P. Woodrow, PE
Engineer

September 29, 2026

Ms. Meghan Paul-Cook &
Mr. Michael Davey
716 E. Willow Grove Avenue
Wyndmoor, PA 19038

Re: Zoning Hearing Board Application #26-19, for the property located at 716 E. Willow Grove Avenue, PA 19038.

Dear Ms. Paul-Cook & Mr. Davey,

This letter is sent to inform you that on Monday, September 28, 2026, after the hearing, and deliberation, the Springfield Township Zoning Hearing Board approved the variance requested from Section 114-131.2 (d) and Section 114-131. D of the Springfield Township Zoning Ordinance. The approval of this relief will allow for a detached accessory building to be constructed within the rear yard that will be 13 feet, 6 inches in height. The proposed accessory building must conform to other dimensional requirements of the Springfield Township Zoning Ordinance.

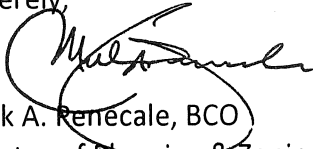
The approval of this application was based on the testimony provided at the hearing and the exhibits entered into the record. The approval of this application is subject to the following conditions:

1. The project must adhere to the stormwater management requirements of Springfield Township.
2. Landscaping must be installed as per the testimony and exhibit A-6.

The approval of this application is valid for one (1) year from the date of this letter.

If there are any questions that you may have, please feel free to contact me at 215-836-7600, ext. 1114.

Sincerely,

A handwritten signature in black ink, appearing to read "Mark A. Renecale", written over a circular stamp or seal.

Mark A. Renecale, BCO
Director of Planning & Zoning
Springfield Township

Cc: ZHB Members by way of email
ZHB Solicitor by way of email
Michael Taylor; Township Manager, Springfield Township
File Copy (2)



The Township of Springfield

MONTGOMERY COUNTY, PENNSYLVANIA

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

website: www.SpringfieldMontco.org

Phone: 215-836-7600

Fax: 215-836-7180

COMMISSIONERS

Susanna O. Ratsavong
President

Brendan May
Vice President

Elizabeth McNamara
James M. Lee
Robert C. Goldberg
Edward H. Morris III
Thaddeus S. Kirk

OFFICERS

A. Michael Taylor
Secretary-Manager

Andrew R. Freimuth
Solicitor

Joelle Kleinman
Treasurer / Tax Collector

Timothy P. Woodrow, PE
Engineer

September 29, 2026

Ms. Laura Downey
1005 Harston Lane
Erdenheim, PA 19038

Re: Zoning Hearing Board Application #26-18, for the property located 1005 Harston Lane, Erdenheim, PA 19038.

Dear Ms. Downey,

This letter is sent to inform you that on Monday, September 28, 2026, after the hearing, and deliberation, the Springfield Township Zoning Hearing Board approved the variance requested from Section 114-54. B (1) of the Springfield Township Zoning Ordinance. The approval of this relief will allow for a garage addition to be built to the side of the home that will reduce the side yard setback to 7 feet, 8 inches and the aggregate side yard setback to 20 feet, 8 inches.

The approval of this application was based on the testimony provided at the hearing and the exhibits entered into the record. The approval of this application is valid for one (1) year from the date of this letter.

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, BCO
Director of Planning & Zoning
Springfield Township

Cc: ZHB Members by way of email
ZHB Solicitor by way of email
Michael Taylor; Township Manager, Springfield Township
File Copy (2)



The Township of Springfield

MONTGOMERY COUNTY, PENNSYLVANIA

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

website: www.SpringfieldMontco.org

Phone: 215-836-7600

Fax: 215-836-7180

COMMISSIONERS

Susanna O. Ratsavong
President

Brendan May
Vice President

Elizabeth McNamara
James M. Lee
Robert C. Goldberg
Edward H. Morris III
Thaddeus S. Kirk

OFFICERS

A. Michael Taylor
Secretary-Manager

Andrew R. Freimuth
Solicitor

Joelle Kleinman
Treasurer / Tax Collector

Timothy P. Woodrow, PE
Engineer

September 29, 2026

Ms. Erica Irvine
44 W. Mill Road
Flourtown, PA 19031

Re: Zoning Hearing Board Application #26-20, for the property located at 44 W. Mill Road, Flourtown, PA 19031.

Dear Ms. Irvine,

This letter is sent to inform you that on Monday, September 28, 2026, after the hearing, and deliberation, the Springfield Township Zoning Hearing Board approved the variance requested from Section 114-74. B and Section 114-74. C of the Springfield Township Zoning Ordinance. The approval of this relief will allow for an addition to be constructed to the home that will reduce the side yard setback to five (5) feet in width and reduce the rear yard setbacks to twenty-one (21) in depth.

The approval of this application was based on the testimony provided at the hearing and the exhibits entered into the record. The approval of this application is valid for one (1) year from the date of this letter.

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, BCO
Director of Planning & Zoning
Springfield Township

Cc: ZHB Members by way of email
ZHB Solicitor by way of email
Michael Taylor; Township Manager, Springfield Township
File Copy (2)