

**PEQUEA TOWNSHIP
ZONING HEARING BOARD
Minutes of – June 4, 2024**

The members of the Pequea Township Zoning Board met on June 4, 2024 in the conference room of the Pequea Township Building. The ZHB meeting was called to order by Chair, Mark Meyer @ 19:00 hrs.

ZHB Members Present: Mark Meyer, Rob Mellinger, Jason Kreider, Don Homsher, John Hemperly

Court Recorder: Kelly Snider

ZHB Solicitor: Janice Longer

Zoning Officer: Tiffany Parry, Solanco Engineering

Old Business: A motion was made to approve the minutes of the April 2, 2024 meeting. All approved.

New Business: Benmar Properties, LLC.

The Hearing: Prepared and well presented.

Parties: Carmen Simons and Glen Warfel

Vote: 5-0 approved

Decision:

Dear Mr. Simone:

At the meeting of the Pequea Township Zoning Hearing Board on June 4, 2024, the Zoning Hearing Board made the following decision.

The Board granted, in part, the request for a variance from the standards of 705.C.3.b.ii. The Board's decision allows a side yard setback of ten feet. The standard in the Ordinance calls for a side yard setback of 20 feet; your application requested a variance to allow a side yard setback of two feet, and the Board granted relief by reducing the side yard setback to ten feet for purposes of the construction of the proposed pole barn accessory structure at 51 West Willow Road, Willow Street, PA 17516.

The request for a variance to allow conversion of a two-story barn on the Property into duplex apartments was withdrawn at the hearing and the Board took no action on that request.

The Board denied the request for a variance from the standards of Section 1403.11.A.1.b. of the Ordinance to allow the proposed pole barn to have a maximum height of 27 feet. The Ordinance standard is 20 feet. The Board denied the variance as there exists no hardship such as will support the requested variance.

Construction of the pole barn must be in accordance with the testimony, plans and any documents, including the Application, presented at the Zoning Hearing Board.

The Board has instructed me to provide you with confirmation of the decision in my capacity as solicitor to the Board.

Regards,
Janice L.M. Longer, Esq.
Solicitor to the Zoning Hearing Board

This Meeting was adjourned at (20:24) hrs.
Respectfully Submitted
Pequea Township ZHB Secretary
Don Homsher Sr

A handwritten signature in cursive script that reads "Donald L. Homsher". The signature is written in black ink and is positioned below the typed name of the secretary.