

# Legal Notice

## Zoning Hearing Agenda

Notice is hereby given of the application(s) to be considered at a public hearing of the Zoning Hearing Board of Lower Moreland Township to be held on **Thursday January 19, 2023, at 7:00 PM.** in the Meeting Room of the Lower Moreland Township Municipal Building, 640 Red Lion Road, Huntingdon Valley, PA 19006.

### Reorganization:

- Nominations for and election of Chairperson
- Nominations for and election of Secretary
- Motion to appoint Solicitor
- Motion to authorize any Board Member to serve as a hearing officer if it should become necessary during the year
- Motion to designate the alternates to serve as a Board Member for any case in which there is a Board member absence or disqualification

**23-01** The application of Randy Whiteman, 537 Rutherford Road, Huntingdon Valley, PA 19006 who seeks relief from the terms of the Zoning Ordinance of Lower Moreland Township, Chapter 208, Section C, Table 3-2.3.a “Density and Dimensional Requirements” a Variance to allow an increase of the maximum allowed 25% lot coverage to 29.9% to allow the construction of a 20’ X 32’ inground masonry swimming pool in the rear yard.

Potential vote upon application #23-01

**22-18** The continuation of the application of William Schwemlein, 1055 Hillview Turn, Huntingdon Valley, PA 19006 who seeks relief from the terms of the Zoning Ordinance of Lower Moreland Township, Chapter 208, Section C, Table 3-2.3.a “Density and Dimensional Requirement” A Variance to allow an increase of the allowed maximum 25% lot coverage to 36% to allow the construction of an in-ground swimming pool in the rear yard.

Potential vote upon application #22-18

**22-19** The continuation of the application of Artak Abgaryan, 3428 Hillside Drive, Huntingdon Valley, PA 19006 who seeks relief from the terms of the Zoning Ordinance of Lower Moreland Township, Chapter 208, Section 803.P(3), Table 3-2.2 b, a Special Exception to allow an “Assisted Living Facility for the Elderly” at 106 Byberry Road, Huntingdon Valley, PA 19006.

Potential vote upon application #22-19

Full opportunity to be heard regarding the above referenced application(s) will be given to any citizens and parties in interest in attendance. Copies of the application including any plans or explanatory materials are available for public review in the Township Municipal Building, 640 Red Lion Road, Huntingdon Valley, PA 19006 between the hours of 8:30 AM and 4:00 PM, Monday through Friday, holidays excepted.

BY ORDER OF  
THE LOWER MORELAND TOWNSHIP  
ZONING HEARING BOARD  
ERIC RAYZ, SECRETARY