



## Borough of Doylestown ZONING HEARING BOARD

### HEARING AGENDA

Wednesday, June 16, 2021

7:00 pm

Virtual Hearing via on-line  
Telecommunication

THIS MEETING HAS BEEN CANCELED AND WILL BE HELD IN PERSON AT A DATE TO BE DETERMINED. THE NEW MEETING DATE WILL BE ADVERTISED IN ACCORDANCE WITH PUBLIC NOTICE REQUIREMENTS AND DOYLESTOWN BOROUGH ORDINANCES.

VIEW THE FULL MEETING PACKET: <https://bit.ly/3hGkldq>

- I. Call to Order
- II. Decisions: None
- III. Introduction re Act 15 and procedure for hearing
- IV. Continued Application:

ZHB #2021-09 - For 211-213 East Oakland Avenue (Parcel No. 8-9-112) located in the R-2 Residential Zoning District of the Borough by Nicholas Gray and Beth Bingler, who request the following variances from the Doylestown Borough Zoning Ordinance: from Section 511 to permit the front porch to be extended along the front of the house and which will extend further into the front yard than permitted, from Section 524 to permit more than the lot coverage and floor area ratio than permitted and from Section 514 to permit less than the required side yard setback. The applicant proposes to construct an addition on either side of the existing front porch extending it in both directions, an addition to the house, and a two car detached garage.

- V. Applications:

ZHB #2021-12 - For 187 Union Street (Parcel No. 8-4-245-1) located in the CR – Central Residential Zoning District of the Borough by Joseph and Donna Modestine, who request the following variances from the Doylestown Borough Zoning Ordinance to subdivide the property creating a new building lot for a single family detached dwelling: from Section 502 and 524.2 to permit more than the maximum floor area ratio, from Sections 502 and 504 to permit less than the minimum lot area required, from Sections 502 and 517 to permit less than the required rear yard setback, and from Sections 502 and 524 to permit more than the maximum lot coverage ratio.

ZHB #2021-13 - For 117 West Ashland Street (Parcel No. 8-8-124) located in the CR – Central Residential Zoning District of the Borough by Darin Wassmann, who requests variances from Section 524 and 510 to permit more than the permitted floor area ratio and less than the required front yard setback along South Franklin Street. The applicant proposes to remove the existing 1-floor addition to the rear and replace it with a 3-story addition and to construct a new detached 2-story garage into which 1 of the existing 3 dwelling units in the house will be relocated such that 2 dwelling units will remain in the newly configured residential dwelling while 1 exists on the second floor of the detached garage.