

Borough of Doylestown

Building & Zoning Department

To: Mayor
Council
Borough Manager

From: Karyn Hyland, P.E.
Director of Building & Zoning

Date: September 17, 2018

Subject: **Zoning Hearing Board Report**

September 20, 2018 Meeting

The Doylestown Borough Zoning Hearing Board scheduled for Thursday, September 20, 2018 has been cancelled due to lack of an agenda.

Applications:

ZHB # 2018-08 -For **425 South Main Street** (Parcel Nos. 8-11-41-61) located in the FC Freestanding Commercial District of the Borough by MC Doylestown LLC/PM Doylestown LLC, which files a challenge to Ordinance No. 2018-1 as being illegal spot zoning as it pertains to the subject property.

This application has been withdrawn.

ZHB # 2018-14 -For **401 South Main Street** (Parcel Nos. 8-11-43 and 8-41-23) located in the R3 Residential Zoning District of the Borough by **Tina Mazaheri**, who requests a special exception pursuant to Section 406 of the Doylestown Borough Zoning Ordinance to permit a low-rise (3-story) multi-family building consisting of 21 apartments and requests the following variances: from Section 503 to permit more dwelling units than permitted; Section 504 as further defined by Section 406.7.B to permit less than the minimum lot area required; Section 406.7.H to permit less than the lot area per dwelling unit than required, less than the minimum lot width at the building setback line, less than the required front yard setback, less than the required building setback from parking, more than the maximum number of units, less than the required street frontage, more than the maximum impervious coverage than permitted; Section 524 to permit more lot coverage than permitted; Section 526 to eliminate the requirement for minimum recreation space; Sections 612 and 406.7.B to permit a building height greater than permitted.

At the applicant's request, this hearing is being rescheduled.

Council Agenda