

BUCKINGHAM TOWNSHIP

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ZONING HEARING BOARD AGENDA FEBRUARY 27, 2023

7:30 p.m. *Continued from January 23, 2023*
PH220022 Daniel and Adina Rauch
3873 Charter Club Drive, TMP 06-066-049

The Application appeals the denial of permit application PZ 220520 and requests a variance from the requirements of Section 1602.A of the Zoning Ordinance to replace the current paver patio with a new covered deck which would extend 16 feet into the required 50 feet rear yard setback and from the 75 feet setback from pressurized pipeline rights of way required by Section 3010(b) of the Zoning Ordinance. In addition, a variance is required from Sections 1602 A and 3028 of the Zoning Ordinance to permit an impervious surface ratio of 30.3% where the maximum permitted is 30%.

8:00 p.m. **PH230001 Lance Bachmann, Christopher Munz and Deborah A. Munz**
represented by Edward F. Murphy, Esq.
3178 York Road, TMP 06-008-032

The Application requests variances from the following provisions of the Buckingham Township Zoning Ordinance: Section 701.A to permit single-family detached lots which are not permitted in the PBR Zoning District where the Property is located; from Section 902.A to permit 2 lots having lot widths of 67' and 77', respectively; from Section 3010.A.4 to permit the residences proposed for lots 12 through 17 to maintain 150' setbacks from York Road/Route 263 when a setback of 200 feet is required; from Section 703.D to permit the development of the Property without a pedestrian crosswalk across York Road/Route 263 as required; Section 3100.B.3.a to permit 82% disturbance of steep slopes with a grade of 8% to 15% when disturbance of only 40% is permitted; and from Section 3100.B.6 to remove 236 caliper inches of mature trees outside of forest areas when removal of only 90 caliper inches is permitted.