

BETHEL TOWNSHIP

Zoning Hearing Board April 29, 2026 7:00 PM

Agenda

1. CALL TO ORDER

2. NEW BUSINESS

2026-03- Application of Margaret Perri 1219 Zebley Road. Applicant is seeking relief from section 1919.2.C in order to erect a 4ft black aluminum fence in the front yard facing Stonegate Turn. Property is zoned R1 residential.

(2026-04) Application of Brenda Langdon 3183 Hammond Drive. Applicant is seeking Relief from section 1915.7 and is requesting an inground swimming pool to be located along the side of the dwelling. The ordinance states that the pool must be a minimum of 10ft behind the main dwelling. Property is zoned R1 residential.

(2026-05) Application of Uwayeman Uwadiale & Regan Ataman submitted by Christopher H. Schubert, Esquire for property located at 3187 Ridgeview Court. Property is a corner lot and has two front yards. The applicant is requesting the following variances in order to erect an inground swimming pool, patio, deck, screened in porch, and fence. Property is zoned R1 residential.

1. Section 602.3 requires a 60ft front yard setback. The proposed patio is 45.6ft, the deck and part of the screened porch is 55ft and the pool is 51.9ft.
2. Section 1915.7 requires a pool to be 15ft from a rear and side yard property line. Applicant is requesting 7.9ft. Applicant is also requesting the pool to be in the front yard setback which is not permitted.
3. Section 1916.2.B allows a open fence to be a maximum height of 4ft. Applicant is requesting a 4.5ft fence.
4. Section 1916.2.C allows a fence to be erected along the rear and side property lines and not past the front building line. Applicant is requesting the fence to be in the front yard facing Bethel Road.

3. ADJOURNMENT