

MIDDLETOWN TOWNSHIP
ZONING HEARING BOARD

Christian A. Davis

Jacquelyn S. Goffney

Thomas Danzi

Joseph Klodarska

Gerry Gebhart

Minutes of the Zoning Hearing Board

The regular meeting of the Middletown Township Zoning Hearing Board was held on **December 14, 2022**, beginning at 6:00 PM at the Middletown Township Building, 27 N. Pennell Road, Lima, PA.

Members Present: Christian Davis, Gerry Gebhart, Joe Klodarska, Tom Danzi

Staff Present: Max O'Keefe, Solicitor, Meredith F. Merino, Zoning Officer

Approval of Minutes: The approval of the November 16, 2022 minutes was tabled to the January 25, 2023 meeting so that those members who attended the meeting can be present to vote on the approval.

New Business:

Case No. 2022-15: An application of Christopher and Allison Gosselin of 429 Linvill Road, zoned R-1. Applicant requests variances from the minimum width of side yard requirements of Section 275-21.A.(6) in order to place a 30' x 32' detached garage to within 11.3' of the side property line. Applicant also requests a variance from Section 275-203.C.(3) to place a Class B accessory structure in a side yard.

The applicants were present and provided testimony and exhibits in support of the application. Ms. Gosselin explained that the proposed garage is to be used to store small race cars that their children ride and use to compete in races. She stated that the garage will be used for personal use, not for commercial or business purposes. The proposed area for locating the garage is where an existing smaller shed is located and at the end of the driveway, and the area is already level. She explained that putting the garage in a location that met the setbacks would create additional impervious surface and earth disturbance and would be more directly in the line of sight of adjacent neighbors than the proposed location.

There was no one present at the meeting either in support of or in opposition to the application. After no further discussion, the hearing was closed. Mr. Danzi made a motion to approve the application as submitted, which was seconded by Mr. Klodarska. The requested variances were approved 4-0.

Adjournment: There being no further business, the meeting was adjourned at 6:20 PM.

The next meeting of the Zoning Hearing Board will be held on Wednesday, January 25, 2023 beginning at 6:00 PM.

Respectfully Submitted,

Meredith Merino, Zoning Officer