

**LEGAL NOTICE**  
**WHITPAIN TOWNSHIP ZONING HEARING BOARD**

Whitpain Township Zoning Hearing Board will meet for a regular meeting on Thursday, January 19, 2017 at 7:00 PM at the Whitpain Township Building, 960 Wentz Road, Blue Bell, Pennsylvania 19422, to consider the following applications and any other business properly before the Board:

**NO. 2098-16: HUGH BARRY SHERIDAN** request a variance from Article XXV, Section 160-172.A relating to prohibited uses in a floodplain conservation district to allow the Applicant to retain a 15 foot, above-ground swimming pool constructed in the rear of the Applicants' property located at 788 DeKalb Pike, Blue Bell, PA, 19422 in the Township's C-Commercial and FP-Floodplain Conservation District. Applicants requested variance relief, if granted, will allow the Applicants retain the 15 foot, above ground swimming pool in the rear of their Property when the Ordinance prohibits same.

All applications and plans are on file and may be examined at the Whitpain Township Office during normal business hours. **THE APPLICANT AS WELL AS ALL PERSONS INTERESTED AND/OR WISHING TO BE HEARD IN ANY MATTER MUST BE PRESENT FOR THE HEARING.** Notice is being sent to all property owners in the immediate vicinity of the subject premise. **ANYONE WISHING TO RECEIVE A NOTICE OF THE DECISION MUST APPEAR AND SIGN THE REGISTER AT THE HEARING.** At the completion of the hearing, the Zoning Hearing Board will render a decision, unless it deems additional time is required for consideration and discussion, in which case it will continue the public meeting to an announced date and time for that purpose.

The Whitpain Township Planning Commission will also review these applications on Tuesday, January 10, 2017 at 7:30 PM. Since the comments of the Planning Commission are given to the Board of Supervisors and the Zoning Hearing Board for their consideration, all Applicants are encouraged to attend the Planning Commission meeting to explain the relief they have requested.

Persons with a disability who wish to attend the above-referenced administrative hearing and require an auxiliary aid, service or other accommodation to participate in the hearing, please contact the Township ADA Coordinator at (610)-277-2400.

**ZONING HEARING BOARD**  
**OF WHITPAIN TOWNSHIP**

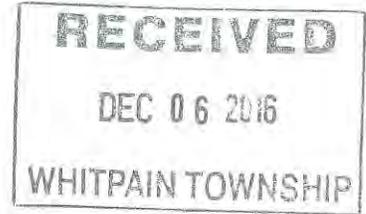




# ZONING HEARING BOARD PLOT PLAN REQUIREMENT - CHECK LIST

Plot Plans (The following information must be on ALL plot plans except as noted below or except as requested by waiver letter.

- Name(s) of owners (name of legal owner, name of equitable owner).
- Name(s) of tenant or other occupant(s).
- Address of property.
- Date of preparation of drawing.
- Name of Preparer.
- Zoning classification of the property.
- North arrow (Compass Direction).
- Scale of not less than 1" = 20'; In the case of large projects, not less than 1" = 40'.
- Entire property including property line and distances.
- \*Courses of property lines.
- Existing structures with dimensions of all sides.
- Date of construction of existing structures.
- Proposed structures with dimensions of all sides.
- Distances of existing and proposed structures from property lines.
- Nearest existing structures on adjacent properties, within 100' of property lines. Give use and distances from Applicant's property line.
- Names and addresses of adjacent property owners. *- Mike Templeton - Kohis - PJ Wheelman*
- \*Existing contour lines at 2' intervals. (Where slope exceed 10%, then 5' intervals may be used).
- Details of proposed grading and drainage.
- Existing trees over 4" in diameter affected by proposed construction.
- Existing and proposed roads, driveways, and parking areas showing number of parking spaces and traffic flow arrows.
- \*Calculations of off-street parking as required by ordinance.
- Setback lines for building and parking areas.
- Ultimate right-of-way lines of adjacent street(s).
- Areas of existing and proposed structures (individual figure for each structure) and percent of lot coverage of existing and proposed structures.
- Calculation of ratio of area of additions to area of existing structures.
- Building heights, existing and proposed.
- Location and size of signs, existing and proposed.
- Location and type of outdoor lights, existing and proposed.
- \*Surface material and dimensions of paved areas, existing and proposed.
- \*Landscaping, existing and proposed.
- Floodplain Conservation District lines.



## Building Plans (if applicable)

- Plans of all floors of proposed building structures at scale of not less than 1/8" = 1' showing heights, exterior materials, and signs.
- Elevations of proposed building structures at scale of not less than 1/8" = 1' with dimensions where additions are proposed.

## General Information

**Fifteen (15) copies plus original of each drawing are required.** (Two must be darkened and shaded with colored pencil, ink, magic marker, or similar device to make drawings easy reading at the ZHB hearing from a distance of 30 feet. Fifteen (15) copies plus original of any additional information submitted with the application should also be provided, **and two (2) photographs.**

\*Commercial Applications only (where applicable)

RECEIVED  
DEC 06 2016  
WHITPAIN TOWNSHIP

**WHITPAIN TOWNSHIP ZONING HEARING BOARD  
MONTGOMERY COUNTY, PENNSYLVANIA**

**RESOLUTION**

**RESOLUTION PROHIBITING THE UNAUTHORIZED PRACTICE OF LAW  
BEFORE THE ZONING HEARING BOARD OF WHITPAIN TOWNSHIP,  
MONTGOMERY COUNTY, PENNSYLVANIA**

**WHEREAS**, the unauthorized practice of law is a violation of 42 Pa. C.S. § 2524, which provides that a person who commits the unauthorized practice of law commits a misdemeanor of the third degree upon a first violation and a misdemeanor of the first degree upon the second or subsequent violation;

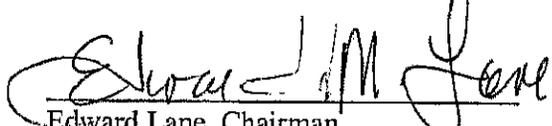
**WHEREAS**, the Montgomery Bar Association Unauthorized Practice of Law Committee issued an Opinion dated May 20, 2010, concluding that the appearance before a municipal quasi-judicial board by a person representing an applicant or appellant other than a duly licensed attorney at law in the Commonwealth of Pennsylvania constitutes the unauthorized practice of law; and,

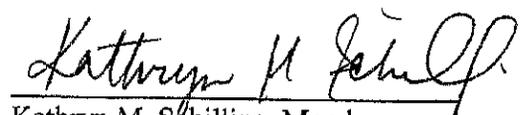
**WHEREAS**, the Zoning Hearing Board of Whitpain Township, Montgomery County, Pennsylvania, desires to prohibit the unauthorized practice of law in proceedings before the Board.

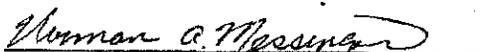
**NOW, THEREFORE, BE IT RESOLVED**, that the Zoning Hearing Board of Whitpain Township, Montgomery County, Pennsylvania, shall prohibit the unauthorized practice of law in any matter before it which involves the presentation of an application and/or appeal under the provisions of the Pennsylvania Municipalities Planning Code and the Zoning Ordinance of Whitpain Township, Montgomery County, Pennsylvania, by requiring that a person representing an applicant or appellant before the Board shall be a duly licensed attorney-at-law in the Commonwealth of Pennsylvania.

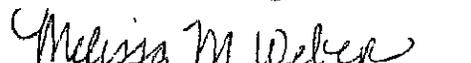
**DULY PRESENTED AND ADOPTED**, by the Whitpain Township Zoning Hearing Board at a public meeting held on the 15<sup>th</sup> day of July, 2010.

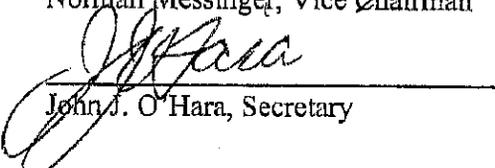
**WHITPAIN TOWNSHIP  
ZONING HEARING BOARD**

  
Edward Lane, Chairman

  
Kathryn M. Schilling, Member

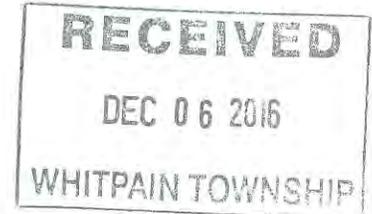
  
Norman Messinger, Vice Chairman

  
Melissa Murphy Weber, Member

  
John J. O'Hara, Secretary

  
**PLOT PLAN CHECKLIST WAIVER REQUEST AND RESOLUTION  
ACKNOWLEDGEMENT**

Whitpain Township Zoning Hearing Board  
960 Wentz Road  
Blue Bell, PA 19422



Zoning Hearing Board Members:

I hereby request permission to have the items noted on the check list with which I have not complied, waived, due to the fact that compliance will impose a hardship upon myself and the information is not relevant to my case.

I hereby acknowledge receipt of the July 15, 2010 Resolution of Zoning Hearing Board regarding the unauthorized practice of law.

Signed: \_\_\_\_\_

*Hugh Berry Shuck A*

Date: \_\_\_\_\_

*12-6-16*



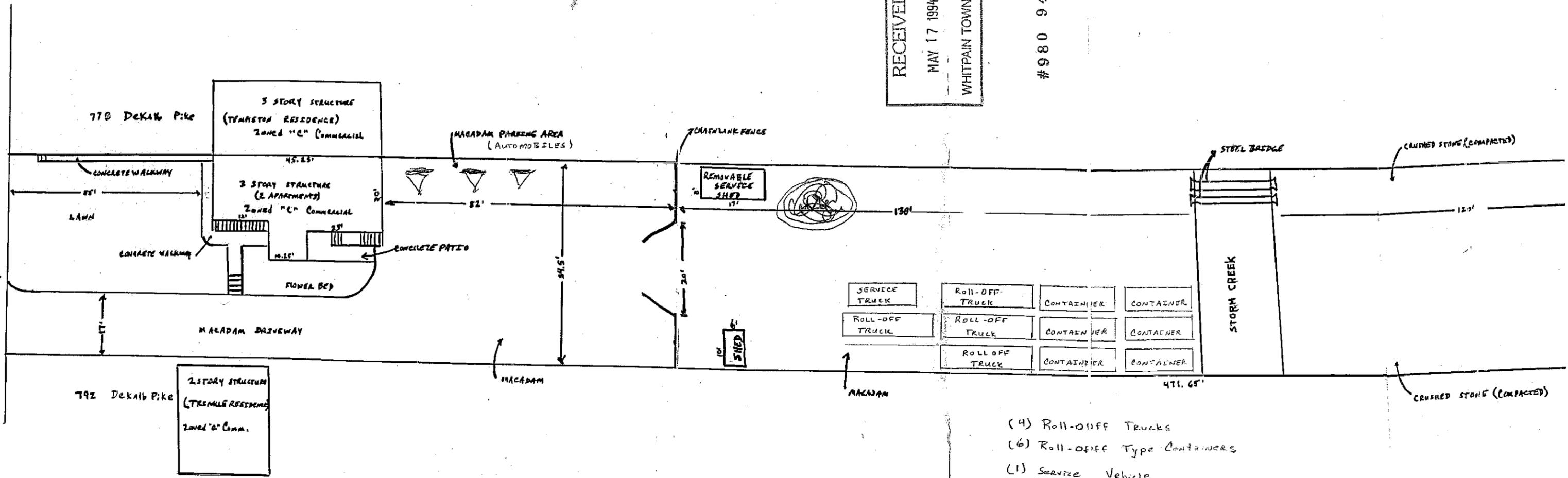
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DEC 06 2016  
WHITPAIN TOWNSHIP

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WHITPAIN TOWNSHIP



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MAY 17 1994  
WHITPAIN TOWNSHIP

#980 94



- (4) Roll-off Trucks
- (6) Roll-off Type Containers
- (1) Service Vehicle

Whitpain Township did not prepare this site plan. Whitpain Township does not certify the accuracy of this site plan. Only a Registered Civil Engineer or Surveyor can determine the exact location of your property lines and the locations of the building(s) on your property.

RECEIVED  
DEC 06 2003  
WHITPAIN TOWNSHIP