

**WHITPAIN TOWNSHIP**  
**BOARD OF SUPERVISORS Agenda #15-10**  
**September 7, 2010**  
**8:00 p.m.**

1. Salute to Flag.
2. District Justice John Murray to swear in Patrolman William J. Becker IV and Patrolman Frank Franco.
3. Motion to approve the minutes of the August 3, 2010 Supervisors' Meeting.
4. Motion to approve the Treasurer's Report for the month of July, 2010.
5. Motion to accept the bid from Galbally Landscaping, Inc. for the Skippack Pike Streetscape Improvements at Prophecy Creek Park and Shady Grove Elementary School in the low bid amount of \$27,725.00, which includes Bid Alternative #1 for upsizing the height and caliper of certain trees.
6. Motion to authorize the Township Manager to advertise Ordinance #4-230, an Ordinance amending the official Zoning Map of Whitpain Township to rezone a portion of a tract of land located at 1895 Skippack Pike, owned by Yvette L. Smith, and further identified as Tax Block 9, Unit 7, Montgomery County Tax Parcel No. 66-00-06739-00-8, as well as an adjoining tract of land also owned by Yvette L. Smith, and more particularly identified as Tax Block 9E, Unit 1, Montgomery County Tax Parcel No. 66-00-06732-00-6, which properties together consist of 11.76± acres, from the existing split-zoning classification of R-6 Agricultural/Rural Residence District, R-1 Residence District and R-2 Residence District to a new classification of R-3B Low-Intensity Multi-Family District.
7. Does the Board of Supervisors wish to take any action regarding the following applications to the Zoning Hearing Board?

**NO: 1875-10:** Application filed by Unisys Corporation as a tenant of the property located at 801 Lakeview Drive, Blue Bell, PA, 19422 for a variance from the terms of Article XXVIII, Section 160-201.B. to allow 3 roof-mounted communications structures with a total of 5 antennae, 2 structures each having 2 antennae and 1 structure having 1 antenna increasing the maximum allowable dishes or similar attachments for communication purposes from 2 to 8 at the subject property. The zoning classification of the subject property is "I" Limited Industrial District.

**NO: 1876-10:** Application filed by Almerico & Mary L. Cianciulli as owners of the properties located at 346/348 Railroad Avenue, Ambler, PA, 19002 for variances from the terms of Article XI, Section 160-55 and Article XXIX, Sections 160-223 and 160-224 to expand the current uses from cabinet making and overhead door business and warehousing to the following contractors: general, masonry, tile & flooring, plumbing, electrician, HVAC, landscaping, bath & kitchen, fence, insulation, window, cleaning, carpentry, roofing, basement, decks & porch, driveway, handyman service and painting at the subject property. The zoning classification of the subject property is "R-4" Village Preservation District.

**NO: 1877-10:** Application filed by Samuel V. & Mary J. McKenzie (Hordubay) as owners of the property located at 1051 Grant Avenue, Blue Bell, PA, 19422 for a variance from the terms of Article V, Section 160-21 to expand an existing detached garage with a height of 12' reducing the minimum required distance to the side lot line from 14' to 9.4' and reducing the minimum required distance to the rear lot line from 14' to 10.6' at the subject property.

**NO: 1878-10:** Application filed by John S. & Carolyn A. Shields as owners of the property located at 1088 Greentree Road, Blue Bell, PA, 19422 for variances from the terms of Article V, Section 160-17 and Article XXVIII, Section 160-203 to allow a 45' x 26' one-story addition to the rear of the house reducing the minimum required side yard from 45' to 44' and reducing the minimum required aggregate side yards from 100' to 91' at the subject property. The zoning classification of the subject property is "R-1" Residence District.

**NO: 1879-10:** Application filed by Glenn Falso, Jr. as equitable owner of the property located at 483 Holly Road, Blue Bell, PA, 19422 for the following relief at the subject property:

1. Variances from the terms of Article V, Section 160-14 and Article XXVIII, 160-205 to allow the subdivision of a 59,222 sq. ft. lot into two residential lots reducing the minimum required lot widths from 150' to 108.05' for proposed Lot #1 and 121.57' for proposed Lot #2 and reducing the lot area of proposed Lot #2 from 30,000 sq. ft. to 26,348 sq. ft.
2. Variances from Article V, Section 160-17 and Article XXVIII, Section 160-203 reducing the minimum required side yard setbacks from 45' to 20' and reducing the minimum required aggregate side yards from 100' to 65' for proposed Lots # 1 and 2.
3. Variances from Article V, Section 160-19 and Article XXVIII, Section 160-204 reducing the minimum required rear yard setback from 75' to 60' for proposed Lots # 1 and 2.

The zoning classification of the subject property is “R-1” Residence District.

**NO: 1880-10:** Application filed by Alice Marie G. Fernley as owner of the property located at 660 Penllyn Blue Bell Pike, Blue Bell, PA, 19422 for a variance from the terms of Article XXV, Section 160-169.A. to remove the alluvial floodplain from the township floodplain map at the subject property thereby removing the subject property from within the boundaries of the Floodplain Conservation district. The zoning classification of the subject property is “R-1/FP” Residence/Floodplain Conservation District.

8. Audience Participation.