

# ATHENS TOWNSHIP ZONING HEARING BOARD

March 26, 2019

Zoning Hearing Board members in attendance were: Solicitor, Andrew Hutz, Esq., Chairman John Baird, Rita Jo Swingle, William Bresser, Cynthia Parrish, Asst. Zoning Officer, and Secretary, Elaine Daddona. Stenographer was Beth Brucie of Verbatim Reporting. Sign-in sheet was available for all others in attendance and is hereby attached.

Chairman John Baird called the meeting to order at 6:33PM.

Motion by Rita Jo Swingle to approve the Minutes of February 27, 2018 as read, and motion unanimously carried.

## **Election of Officers**

Motion by Rita Jo Swingle to elect John Baird as Chairman, and William Bresser as Vice Chairman. Motion unanimously carried.

## **Williams Auto Group**

**Parcels #09-020.23-408-002-000; #09-020.19-001-001-000; #09-020.24-144-000-000**

## **Application for Variances**

The applicant, Randy Williams, was present to request four (4) variances to a conforming use of the Athens Township Zoning Ordinance, Section 800 to allow all parking spaces with dimensions of 9 feet by 18 feet, for a total area of 162 sq.ft.; Section 802 to allow interior aisles in parking lot to have a minimum width of 22 feet; Section 306 to allow maximum impervious coverage of the lot to be 88.5%, and Section 704 to allow a 15 foot tall business franchise sign, 10 feet from the road right-of-way. The subject property is owned by Dandy Corporate Center, LLC and is located at 1730 Elmira Street, Sayre, PA in the Commercial zone.

At the suggestion of Attorney Hutz, the Board went into Executive Session at 6:35PM in order to proceed with the application. Executive session concluded at 6:45PM, and Chairman Baird stated that they had discussed the application with the Assistant Zoning Officer who stated that it appears there are more variances that would need to be looked at and should be reviewed by the Athens Township Planning Commission at their regularly scheduled meeting on Monday, April 1, 2019. It would be anticipated there would be a recommendation from them in order to move forward with the Sketch Plan which had been submitted with the application.

Cindy Parrish mentioned that this was only a Sketch Plan that had been submitted for review. The applicant, Randy Williams, asked what were the proposed issues. Cindy added that the variances that had not been requested in this application were as follows: 1) the "Park" is not a permitted use in the Commercial District; 2) The drive aisle on Clinton Street is shown as twenty-eight (28) feet instead of the required thirty (30) feet; and 3) the three drive aisles are shown and only two (2) are permitted.

The Board voted unanimously to postpone the completion of the hearing until the next regularly scheduled meeting on April 23<sup>rd</sup>, 2019 at 6:30PM.

The meeting was adjourned at 7:15PM, as there was no further business to discuss.

Respectfully submitted,

Elaine J. Daddona, Secretary