

The July 13, 2016 meeting of the Macungie Zoning Hearing Board was called to order at 7:30 P.M. in Borough Council Chambers, Borough Hall, 21 Locust Street, Macungie, PA by Chairman Ronald Karboski. Board Members present were John Horner and Ronald Karboski. Also present were Solicitor John Ashcraft, Court Stenographer Fran Gunkel, Zoning Officer Ken Nicholson and Administrative Assistant Cynthia Hartzell.

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The hearing was properly advertised in the East Penn Press on June 29 and July 6, 2016. All adjoining property owners were notified and the property was properly posted.

APPEAL 2016-3 SCOTT LEWIS, 931 HICKORY STREET, MACUNGIE, PA, 18062, requests Special Exception approval under Zoning Ordinance §345-15.C (4) and §345-26.T, Unit for Care of Relative, to utilize a proposed conforming addition as an in-law quarters. The Property is located in the R-10 Low Density Residential Zoning District, PIN # 5483-2518-4048.

Chairman Karboski informed Applicant, Scott Lewis, that there were only 2 Zoning Hearing Members and the vote would have to be a unanimous approval for the special exception to be granted. Mr. Lewis understood.

Mr. Lewis presented a document that was marked as Exhibit A-1. Exhibit A-1 was a layout diagram of the location of the new addition for the in-law suite in reference to the house. The diagram showed an entrance from the garage and the outside. Mr. Lewis explained his in-laws would be able to access the living quarters from the garage or from outside without any steps to climb.

Chairman Karboski reviewed the criteria for the special exception of the in-law suite. During the review, it was noted that a document will have to be recorded at the courthouse about the in-law suite and annually a letter will have to be submitted to the Borough indicating the in-law suite continues to be used by the close family relatives. Chairman Karboski commented about the parking and Mr. Lewis noted his in-laws have one car that would not affect the parking at the property. When questioned if there is a medical condition, it was noted Mr. Lewis' mother-in-law had poor eye sight and having the living quarters on one floor would help. Mr. Lewis commented his in-laws are currently living in a two story home.

Board Member Horner clarified that the new addition would blend in with the current building and would not be seen from the street. Zoning Officer Nicholson noted the addition should be in compliance with the zoning ordinance and he did not see any other variances that would be required.

After the deliberation, Board Member Karboski made a motion, second by Board Member Horner, to grant the request for the Special Exception to Zoning Ordinance Section 345-15.C(4) and Section 345-26.T, Unit of Care of Relative and a waiver for parking in the special exception requirement in Section 345-26.T(7). Motion carried: 2 ayes

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BOROUGH OF MACUNGIE
ZONING HEARING BOARD

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Hearing no other business to be brought before the Board, the meeting was adjourned at 8:02 p.m.

Respectfully submitted,

Kenneth Nicholson
Zoning Officer

(These Minutes are not the official record of the Macungie Borough Zoning Hearing Board. They are only intended to provide a summary of the activities of the Zoning Hearing Board. All hearings are stenographically recorded and the transcript is available at cost. The official decision of the Zoning Hearing Board is the signed "Decision" which may be obtained at Borough Hall)