



# New Britain Township

## Zoning Hearing Board

### Zoning Hearing Board Agenda

April 16, 2026

7:00 p.m.

#### HEARINGS

##### 1. New Business

###### a. Appeal #2026-1 – 130 Bates

**Appeal # 2026-1** – Application of Chris and Colleen Wood for the property located at 130 Bates Drive, Chalfont, New Britain Township, Bucks County, Pennsylvania, further identified as Tax Map Parcel Number 26-008-173. The property is in the RR Residential Zoning District. The applicant proposes to construct an addition to the existing single-family residence, with a metal accessible ramp. The applicant seeks a variance from Section 27-902.b of the zoning ordinance to permit the addition and ramp to be constructed with a 15-foot side yard setback, instead of the required 25-foot side yard setback.

###### b. Appeal #2026-2 – 112 Ruth Lane

**Appeal # 2026-2** – Application of Francis and Angela Dagenais for the property located at 112 Ruth Lane, Chalfont, New Britain Township, Bucks County, Pennsylvania, further identified as Tax Map Parcel Number 26-011-126. The property is in the RR Residential Zoning District. The applicant proposes to construct an addition at the rear of the existing single-family residence. The applicant seeks a variance from Section 27-903.a of the zoning ordinance to permit the addition to be constructed with a 20'4" rear yard setback, instead of the required 40-foot rear yard setback. In addition, the applicant seeks a variance from Section 27-903.a of the zoning ordinance to allow a building coverage of 24.3%, instead of the required building coverage of 20%.

##### 2. Other Business

##### 3. Adjournment

*The next scheduled meeting of the New Britain Township Zoning Hearing Board May 21, beginning at 7:00 p.m. at the Township Building, 207 Park Avenue, Chalfont.*