



NEW BRITAIN TOWNSHIP

207 Park Avenue • Chalfont, PA 18914 • Telephone: (215) 822-1391

ZONING HEARING BOARD APPEAL APPLICATION

Please Note:

It is the applicant's responsibility to complete all pertinent sections of this form. Please contact the Zoning Officer prior to submittal if you need any assistance.

TOWNSHIP USE ONLY

Application #: _____
Date Filed: 4/18/24
Payment: 800
Check #: 488
Receipt #: 15777

1. Date: 4/15/24
2. Classification of Appeal/Application (Check one or more if applicable):
 A. Request for Variance
 B. Request for Special Exception
 C. Other _____
3. Applicant:
 - (a) Name: Kathryn Friel
 - (b) Mailing Address: 110 Brittany Dr.
Chalfont, PA
 - (c) Phone Number: 267-237-7270
 - (d) State whether owner of legal title, owner of equitable title, or tenant with the permission of owner of legal title:
Owner of Legal Title

*Proof of title of the property affected must be available to the Zoning Hearing Board at all hearings.

4. Applicant's attorney, if applicable:
 - (a) Name: _____
 - (b) Mailing Address: _____
 - (c) Phone Number: _____
 - (d) Email Address: _____
5. Property:
 - (a) Present Zoning Use Classification: R-Residential
 - (b) Tax Parcel Number: 26-008-061
 - (c) Location (With reference to nearby intersections or prominent features):
Brittany Drive & Dolly Lane
6. Proposed use of property/construction:
Attached Garage
7. Cite specific section(s) of Zoning Ordinance from which relief is being requested:
Requesting dimensional variance section 27-902.b

8. Has any previous application/appeal been filed concerning the subject of this appeal? Yes No
If yes, specify:

9. Signs: If appeal is for a commercial use, will a variance for a sign be necessary? Yes No
If yes, specify:

10. List names and addresses of all property owners whose properties are within 500 feet of the property in question.
(Supplemental sheets of the same size may be attached)

See Attached

I (We) hereby certify that the above information is true and correct to the best of my (our) knowledge, information or belief.

Kathy Friel
Signature

Signature

Commonwealth of Pennsylvania) SS.
County of Bucks

Kathryn S. Friel, being duly sworn, according to law, deposes and says that he is the above-named Applicant; that he is authorized to, and does, take this Affidavit on behalf of the Owner, and that the foregoing facts are true and correct.

Rene Schankweiler

Sworn to and described before me This
17th day of April

Rene Schankweiler
Notary Public

Commonwealth of Pennsylvania - Notary Seal
Rene Schankweiler, Notary Public
Bucks County
My commission expires May 14, 2024
Commission number 1145737

Member, Pennsylvania Association of Notaries

My Commission expires: 5/14/2024



The Zoning Hearing Board functions are as follows:

To hear and decide appeals from a decision or determination of any administrative official in the enforcement of the Zoning Ordinance and its amendments. Such appeals must be made within 30 days after the date of the decision.

To hear and decide Special Exceptions to the terms of the Zoning Ordinance and its amendments as specifically set forth and permitted by the ordinance(s).

To authorize, upon application/appeal, in specific cases, such variance from the terms of the Zoning Ordinance and its amendments, as will not be contrary to the public interest where, owing to special conditions, a literal enforcement of the Zoning Ordinance will result in unnecessary hardship and so that the spirit of the Ordinance will be observed and substantial justice done. The burden of proof of the "unnecessary hardship" as defined by the courts shall rest on the applicant. The circumstances must be unique and applicable to the applicant's particular property and no other. The possibility of the applicant's earning a greater financial return if a variance were granted does not in itself constitute sufficient reason for such a variance.

Instructions:

- (1) For 2(A) or (B), one (1) copy of the plan (if size 8 1/2" x 11") or eight (8) copies (if larger than size 8 1/2" x 11") must be attached to the appeal. The plan should be prepared by a professional engineer or surveyor, but the Board will accept any plan which is complete and accurate, provided that if not prepared by a professional engineer or surveyor, the person who prepared the plan must be prepared to state under oath at the formal hearing that the plan is complete and accurate. The plan must contain all information relevant to the appeal, including but not limited to, the following: the property related to a street, the dimensions and area of the lot, the dimensions and location of existing buildings or improvements, the dimensions and locations of proposed uses, buildings or improvements.
- (2) An application fee must accompany this Application/Appeal and is not returnable once it is accepted.

Residential Application Fee Request for	\$800.00
Continuance Fee	\$200.00*
Non-residential Application Fee Request	\$1,200.00
for Continuance Fee	\$200.00*

*A fee of \$200.00 is required for each applicant requested postponement or continuance

- (3) Submit copy of deed with application.
- (4) This application must be filed with the Township Office by the 3rd Friday of the month to be on the agenda for the following month.
- (5) Applicant must be present at hearing otherwise the petition will be dismissed unless postponed by the Zoning Hearing Board upon cause shown or upon their motion.
- (6) All meetings of the Zoning Hearing Board shall be open to the public.
- (7) No decision by the Zoning Hearing Board shall relieve any applicant from the responsibility of obtaining any required permits in the manner prescribed by the Zoning Ordinance.
- (8) Once the application is approved by the Zoning Hearing Board, the time limit for the commencement of improvements is one year.



500' Surrounding Properties - 110 Brittany Drive

Address 108 BRITTANY DR
Owner 1 UGARRIZA, JANICE M

Address 114 BRITTANY DR
Owner 1 PARISI, DAVID & CHRISTA

Address 106 BRITTANY DR
Owner 1 NOCE, EUGENE J & KATHLEEN
V

Address 100 HAMPSHIRE DR
Owner 1 LELLI, ROBERT A & VICTORIA
M ROACHE-

Address 102 HAMPSHIRE DR
Owner 1 STOCK, WILLIAM F ,JR &
JENNIFER

Address 104 HAMPSHIRE DR
Owner 1 FREY, RONALD J & PHYLLIS A

Address 106 HAMPSHIRE DR
Owner 1 WIBERLEY, JOHN A &
VIRGINIA

Address 108 HAMPSHIRE DR
Owner 1 MUNDY, RUTH
Owner 2 RODRIGUEZ, LUIS

Address 110 HAMPSHIRE DR
Owner 1 DEHAVEN, DONNA M

Address 112 HAMPSHIRE DR
Owner 1 ORTIZ, JORGE & JENNIFER

Address 101 DEVON RD
Owner 1 LOFTIS, RONALD S
Owner 2 GELLERT, DONNA B

Address 103 DEVON RD
Owner 1 VANDERSLICE, MICHELE
Owner 2 FISHEL, MAUREEN

Address 105 DEVON RD
Owner 1 WICEN, DENNIS S COLLEEN A

Address 107 DEVON RD
Owner 1 DUBIEL, KATIE

Address 109 DEVON RD
Owner 1 GIBSON, ROBERT W

Address 111 DEVON RD
Owner 1 FORNARI, GUIDO & MARIA

Address 115 DEVON RD
Owner 1 OMALLEY, KEVIN M &
SUZANNE L

Address 110 DEVON RD
Owner 1 DUNN, DINA

Address 108 DEVON RD
Owner 1 SIDEBOTHAM, ROBERT &
DANIELLE

Address 106 DEVON RD
Owner 1 ZACIRKA, ASHLEY ROSE
Owner 2 HAYES, MICHAEL EDWIN

Address 104 DEVON RD
Owner 1 TITIKA, VITALIY & OLGA

Address 102 DEVON RD
Owner 1 KENNER, TIMOTHY &
VICTORIA

Address 100 DEVON RD
Owner 1 WAGMAN, ERIC L & DOLORES
C

Address 101 DOLLY LN
Owner 1 FULGINITI, MATTHEW K

Address 103 DOLLY LN
Owner 1 CONSTABLE, CHRISTOPHER T
& SUSAN E

Address 105 DOLLY LN
Owner 1 BERNSTEIN, MICHAEL A &
SANDRA L

Address 107 DOLLY LN
Owner 1 FUSS, MICHAEL & MARISSA
LEVIN

Address 109 DOLLY LN
Owner 1 TUCKER, ZACHARY ROBERT
Owner 2 HAVILAND, LAUREN ANN

Address 111 DOLLY LN
Owner 1 KAUFMAN, ALEXANDER
BENJAMIN & KELLY ANN

Address 112 DOLLY LN
Owner 1 SEGAL, JONATHAN BRADLEY
& JESSICA IRMA

Address 110 DOLLY LN
Owner 1 WARFEL, LEANN E

Address 108 DOLLY LN
Owner 1 LAUSER, PETER A

Address 106 DOLLY LN
Owner 1 GORMAN, MEGHAN L &
ANDREW T

Address 112 BRITTANY DR
Owner 1 CARRERO, RONALD

Address 114 BRITTANY DR
Owner 1 PARISI, DAVID & CHRISTA

Address 116 BRITTANY DR
Owner 1 WALTZ, BRUCE W, JR & JANET
A

Address 118 BRITTANY DR
Owner 1 FOWLER, GLENN S & KAREN J

Address 129 BRITTANY DR
Owner 1 HANEY, JOHN C & DONNA L

Address 127 BRITTANY DR
Owner 1 ENGLE, NEIL R

Address 125 BRITTANY DR
Owner 1 BAUMAN, JAMES P
Owner 2 SYLVESTER-BAUMAN,
RACHEL A

Address 123 BRITTANY DR
Owner 1 SERGO, JACLYN A

Address 121 BRITTANY DR
Owner 1 PARSONS, PAUL & TAYLOR

Address 119 BRITTANY DR
Owner 1 POLLOCK, SETH

Address 113 BRITTANY DR
Owner 1 ARNAUDO, PETER V ,JR &
ANNA E

Address 111 BRITTANY DR
Owner 1 STENZ, JOSEPH
Owner 2

Address 109 BRITTANY DR
Owner 1 COLEMAN, JERRY G
Owner 2 MONDRESS, JOAN R

Address 107 BRITTANY DR
Owner 1 GABRIEL, RONALD H

Address 105 BRITTANY DR
Owner 1 BENZ, SARAH MARIE
Owner 2 BUCHER, ALEXANDER V

Address 239 CORNWALL DR
Owner 1 PAGANO, JUSTIN N & JANET
S

Address 237 CORNWALL DR
Owner 1 PRICE, MARK W &
CHRISTINE D

Address 235 CORNWALL DR
Owner 1 MICINOWSKI, ADAM
Owner 2 MAZZENGA, MELINDA A

Address 233 CORNWALL DR
Owner 1 LOVE, CHRISTOPHER JOHN
Owner 2 LOVE, CHERYL ANN

Address 231 CORNWALL DR
Owner 1 MEISINGER, PAUL D

Address 229 CORNWALL DR
Owner 1 SAMES, CARL L & JENNIFER
A

Address 227 CORNWALL DR
Owner 1 MICEWSKI, CHARLES M

Address 225 CORNWALL DR
Owner 1 HEALEY, JOSEPH J JR &
CHRISTINE A