



DALLAS BOROUGH
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DALLAS BOROUGH
ZONING HEARING BOARD
December 14, 2022
AGENDA

ROLL CALL:

William Peiffer	_____	Attorney Bufalino	_____
Ben Sevenski	_____	Zoning Officer Carr	_____
Chris Matus	_____	Stenographer	_____
Edward Yonkoski (alt)	_____		
Robert Jolley (alt)	_____		

OPEN THE HEARING SCHEDULED:

Dallas Borough Zoning Hearing #3 – 2022 for Andrew & Erin Herman regarding property located at 129 White Birch Lane in Dallas Borough, PA 18612 requesting Variance with regard to the following Zoning Ordinance provision(s) for a proposed in-ground pool and 4’ high pool fence at a corner property with an existing single-family residence in the R-1 Single- and Two-Family Residential District:

Requesting variance from the regulations in Article 8.801.9.b to allow a private swimming pool to be located 12’ into a defined front yard of a corner lot.

Requesting variance from the regulations in Article 8.803.1 to allow a 4’ high pool fence to be located 24’ into a defined front yard of a corner lot.

PROCEDURAL ITEMS:

- Application for Zoning Permit: *An application for an inground swimming pool and fence at 129 White Birch Lane, Dallas PA was filed with Dallas Borough on October 4, 2022 and subsequently denied by the Zoning Officer on October 24, 2022 with written explanation provided. Zoning application and Zoning Officer denial of such is hereby submitted into the record.*
- Application to Zoning Hearing Board: *A complete application to the Zoning Hearing Board for Variance was filed with Dallas Borough on November 3, 2022. Zoning Hearing Board application hereby submitted into the record.*
- Hearing Legal Advertisement: *The Hearing was advertised in the Citizens Voice News Paper November 22, 2022 and November 29, 2022.*

- Hearing Notices:
 1. *Hearing Notice was sent to the applicant on November 15, 2022.*
 2. *Hearing Notice was sent to the property owner of record on November 15, 2022.*
 3. *Hearing Notice was sent to neighboring property owners/tenants on November 21, 2022.*
 4. *Hearing Notice was posted on the property November 21, 2022.*

PRESENTATION OF REQUEST:

- State name and address for the record
- Swearing in

PUBLIC QUESTION/ COMMENT ON PRESENTATION:

- State name and address for the record
- Swearing in

BOARD QUESTION/ COMMENT ON PRESENTATION:

FINAL STATEMENTS/ CLOSING ARGUEMENTS:

VOTE ON REQUEST OR SCHEDULE DATE TO CONTINUE HEARING:

Motion ____ Second ____
 ROLL CALL VOTE _____

CLOSE OF HEARING/ ADJOURNMENT (IF APPLICABLE):

Motion ____ Second ____
 ROLL CALL VOTE _____