



WARWICK TOWNSHIP
Zoning Hearing Board Meeting Agenda
July 1, 2025 7:00 P.M.

A. Call to Order:

B. Agenda Items- 7:00pm

Application of Brad Bernhard (ZHB 25-04) for property known as 1196 Hart Lane, in the Township (TMP No. 51-007-009) in the RR Restricted Residential Zoning District. The Application requests a variance from Section 195-16B(12)(b)(3) to permit a garage which has a height in the front of 29 feet 7 inches and a height in the rear 27 feet 2 inches which is higher than the maximum permitted height of twenty feet.

Application of Warminster Township Municipal Authority (ZHB 25-05) for property known as Stover Street, in the Township (TMP No. 51-014-241) in the MF-1 Multifamily Residential Zoning District. The Application requests the follow relief: a special exception from Section 195-36.C for an E1 Utility/Public Service Use; a variance from Section 195-16E(1)(a)(2) to permit a new PFAS Equipment Building with a front yard set back of 90 feet where 100 feet is required and to allow side yards of 30 feet and 25 feet where 100 feet is required; a variance from Section 195-61(b)(2)(a) to allow improvements including a driveway, underground piping, fencing and potential future stormwater facility to disturb lands within the floodplain limits which will not meet with Resource Protection Ratio of 1.00; a variance from Section 195-60(K)(5)(g) and 195-61(B)(2)(a) to allow additional paved driveway and parking areas in the Riparian Corridor Conservation District Zone-2 in addition to those areas already in existence which will not meet the Resource Protection Ratio of 1.00; and a variance from Section 195-60(K)(4)(b)(2)(f) and 195-61(B)(2)(a) to allow placement of an unnaturalized subsurface stormwater management facility within Riparian Corridor Conservation District Zone 2, if required by the Township which will not meet the Resource Protection Ratio of 1.00.

C. Adjournment:

