

## MINUTES OF ZONING HEARING BOARD MEETING

The Zoning Hearing Board of Palmer Township met on Tuesday, January 5, 2016, at 7:00 P.M. in the Palmer Memorial Library, One Weller Place, to hear the following appeals. In attendance Nick Noel, Esq., Zoning Board Solicitor, Charles Roseberry Board Chairman, Cherie Kavanaugh Board Member, Peg Kennedy Board Member, James Raudenbush Zoning Administrator and Court Reporter Ted Rewak. Mike Mancino Board Vice Chairman and Emilio DeNisi Board Member were not in attendance.

Cherie Kavanaugh made a motion to appoint Charles Roseberry as zoning board chairman for 2016, the motion was seconded by Peg Kennedy approved by a vote of 3-0.

Charles Roseberry made a motion to appoint Mike Mancino as vice chairman to the zoning hearing board for 2016, the motion was seconded by Cherie Kavanaugh approved by a vote of 3-0.

Charles Roseberry made a motion to appoint Nick Noel, Esq. as the zoning board solicitor for 2016 at a rate approved by the Palmer Township Board of Supervisors, the motion was seconded by Peg Kennedy approved by a vote of 3-0.

Cherie Kavanaugh made a motion to approve the minutes of November 4, 2015. The motion was seconded by Peg Kennedy and the minutes were approved by a vote of 3-0.

**16-1 7:00 p.m.** 3500 Greenway St. (Parcel M8SE2-15-3), Henry Rouhana of Sure-Fix Maintenance and Services LLC is seeking a Special Exception from section 190-199(F)(2) to change from one non-conforming use to another. The space would be for an office where employees would report and be dispatched out to job locations, there would also be a couple of employees that would remain on site during business hours. The property is located in a Medium Density Residential Zoning District.

**Witnesses:** Henry Rouhana, Applicant, Jacob Thielen Esq., Trisha and Demetri Karedis, Property Owners

**Action:** Charles Roseberry made a motion to approve the special exception to change from one non-conforming use to another with the hours of operation being 7am to 6 pm Monday through Friday and work van parking is restricted to the spaces shown on exhibit A-3 at the time of the hearing. The motion was seconded by Peg Kennedy with the motion passing with a vote of 3-0.

Having no further business to discuss, the meeting was adjourned at 7:45 p.m.

James F. Raudenbush  
Zoning Officer