

City of Reading Zoning Hearing Board Meeting
COUNCIL CHAMBERS, Second Floor, City Hall, 815 Washington Street

FINAL AGENDA

Regular Meeting

Wednesday, November 14, 2012 @ 5:30 pm

I. OLD BUSINESS

1. 601 Spring Street (Appeal 2012-36)*

Hear the appeal of Nicholas Cuce on behalf of Cellco Partnership d/b/a Verizon Wireless for a Variance for relief of setbacks to install a telecommunications tower in the M-C Manufacturing Commercial District within 500 feet of a residential zoning district (Sections 27-406(D), 27-811(2)(a), 27-2106(2)(E) and all associated Variance, Special Exceptions, and Interpretations).

**This case has been continued to the December 12th Regular Meeting.*

II. NEW BUSINESS

2. 345 Penn Street/34 North Fourth Street (Appeal 2012-37)

Hear the appeal of Eric Strause on behalf of the Reading Eagle Company for a Variance for relief of dimensions requirements to construct a driveway within 50 feet of the nearest intersection of two streets and to exceed the maximum width of a commercial driveway from 36 feet to 75 feet in the C-C Commercial Core District (Sections 27-406(D), 27-1503(C), 27-1503(C)(1) and all associated Variance, Special Exceptions, and Interpretations).

3. 364 Blair Avenue (Appeal 2012-38)

Hear the appeal of Onayi Uribe and Mirla Metz for a Special Exception to operate a day care center in the M-C Manufacturing Commercial District (Sections 27-406(E), 27-811(2)(d), 27-1202(D) and all associated Variance, Special Exceptions, and Interpretations).

4. 124 South Ninth Street (Appeal 2012-39)*

Hear the appeal of Rafael Valoy and Alberto Polanco for a Variance to operate an auto repair and auto sales in the R-3 Residential District (Sections 27-406(D), 27-804(2), and all associated Variance, Special Exceptions, and Interpretations).

**This case has been withdrawn. The Applicant may resubmit their application at a later date.*

5. 901-919 Delta Avenue (Appeal 2012-40)*

Hear the appeal of David Owens on behalf of Overhead Door Company of Reading for a Variance to expand a non-conforming use by greater than twenty percent of the floor and land area in the R-2 Residential District and for review and recommendations for work within the Floodplain Overlay District (Sections 27-406(D), 27-607(D)(1), 27-803(2)(a), 27-1811 and all associated Variance, Special Exceptions, and Interpretations).

**This case has been continued to the December 12th Regular Meeting.*

6. 1034 Elm Street (Appeal 2012-41)

Hear the appeal of Edwin Bender on behalf of EF Myers LLC for a variance to operate a take-out restaurant within an existing bakery and relief of the off-street parking requirements in the R-3 Residential District (Sections 27-406(D), 27-804(2)(a), 27-1603(A)(32) and all associated Variance, Special Exceptions, and Interpretations).

7. 1711 Hampden Boulevard (Appeal #2012-42)

Hear the appeal of Kathy Tufts on behalf of Affinity Elder Care, LLC for a variance to operate a Personal Care Center (aka Personal Care Home, Assisted Living Facility and/or Nursing Home) and relief of the off-street parking requirements in the R-1 Residential District (Sections 27-406(D), 27-802(2)(a), 27-1603(A)(23) and all associated Variance, Special Exceptions, and Interpretations).

III. DECISIONS TO BE RENDERED

1. 1711 Hampden Boulevard (Appeal #2012-16)

2. 542 North Ninth Street (Appeal #2012-24)

3. 1656 Cotton Street (Appeal #2012-29)

4. 546 & 550 North Third Street (Appeal 2012-35)

The decision for 702 North Eighth Street/ROC-10 (Appeal 2012-32) has been postponed until the December 12th Regular Meeting.