



BENSALEM TOWNSHIP

Building and Planning Department
2400 Byberry Road • Bensalem PA 19020
215-633-3644 • FAX 215-633-3653

Exhibit Z-4

Zoning Hearing Board

Appeal Number: _____

Township of Bensalem, Bucks County, Pennsylvania Notice of Appeal

Appeal is hereby made by the undersigned from the action of the Zoning Officer.

Check applicable item(s):

- Certification of Non-Conforming Use
- Application for Validity Challenge
- Administrative Officer in refusing my application for a building permit dated: 9/2/16.
- Special Exception
- Variance from the terms of the Zoning Ordinance of the Township of Bensalem

Appellant Name: Michael Sperduto

Address: 967 Roberts Rd.
Bensalem, PA 19020

Phone No. 215-783-9386

E-Mail Address: mtsmasonry@comcast.net

Owner's Name: same

Address: _____

Phone No. _____

E-Mail Address: _____

Attorney Name: N/A.

Address: _____

Phone No. _____

Interest of appellant, if not owners (agent, lessee, etc.):

N/A

1. Application relates to the following:

Check items if applicable:

- Use
- Height
- Existing Building
- Occupancy
- Other: (describe)
- Lot Area
- Yards
- Proposed Building

Size of shed Section 2.32-6
 Front yard set back section 232-125(c)(1)a

2. Brief description of Real Estate affected:

Tax Parcel Number: 02-077020
 Location: 967 Roberts Rd. Bensalem PA 19020
 Lot Size: 35380
 Present Use: Residence
 Proposed Use: Shed
 Present Zoning Classification: RA1
 Present Improvement upon Land: House
 Deed recorded at Doylestown in Deed Book 6777 Page 969

3. If this is an appeal to challenge, provide statement and/or basis for challenge to the validity of the zoning ordinance.

The Pole barn is 34% of building footprint which is greater than the allowable 25%.

4. If this is an Appeal from action of the Zoning Administrative Officer then complete the following:

Date Determination was made: _____

Your statement of alleged error of Zoning Administrative Office:

1. Specific reference to section of the Zoning Ordinance upon which application for special exception or variance is based (if special or variance is desired):

N/A

2. Action desired by appellant or applicant (statement of relief sought or special exception or variance desired):

Place a shed at location mentioned

3. Reasons appellant believes board should approve desired action (refer to section or sections of ordinance under which it is felt that desired action may be allowed, and not whether hardship is (or is not) claimed, and the specific hardship.

Size of shed - Section 232-6
Front yard set back - section 232-125 (e)(1) a

4. Has previous appeal or application for special exception or variance been filed in connection with these premises?

YES NO

Specifications of errors must state separately the appellant's objections to the action of the zoning administrative office with respect to each question of law and fact which is sought to be reviewed.

I, hereby depose and say that all of the above statements and the statements contained in any papers or plans submitted herewith, are true to the best of my knowledge and belief.


Appellant's or Owner's Signature

09-12-2016
Date

A SIGNED COPY OF THIS APPLICATION IS REQUIRED UPON SUBMISSION OF DOCUMENTS

Sworn to and subscribed before me this

12 day of September 2016

Notary Public

My commission expires: 03-27-2020

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Stephen C. Craig, Notary Public
Bensalem Twp., Bucks County
My Commission Expires March 27, 2020
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

RECEIVED

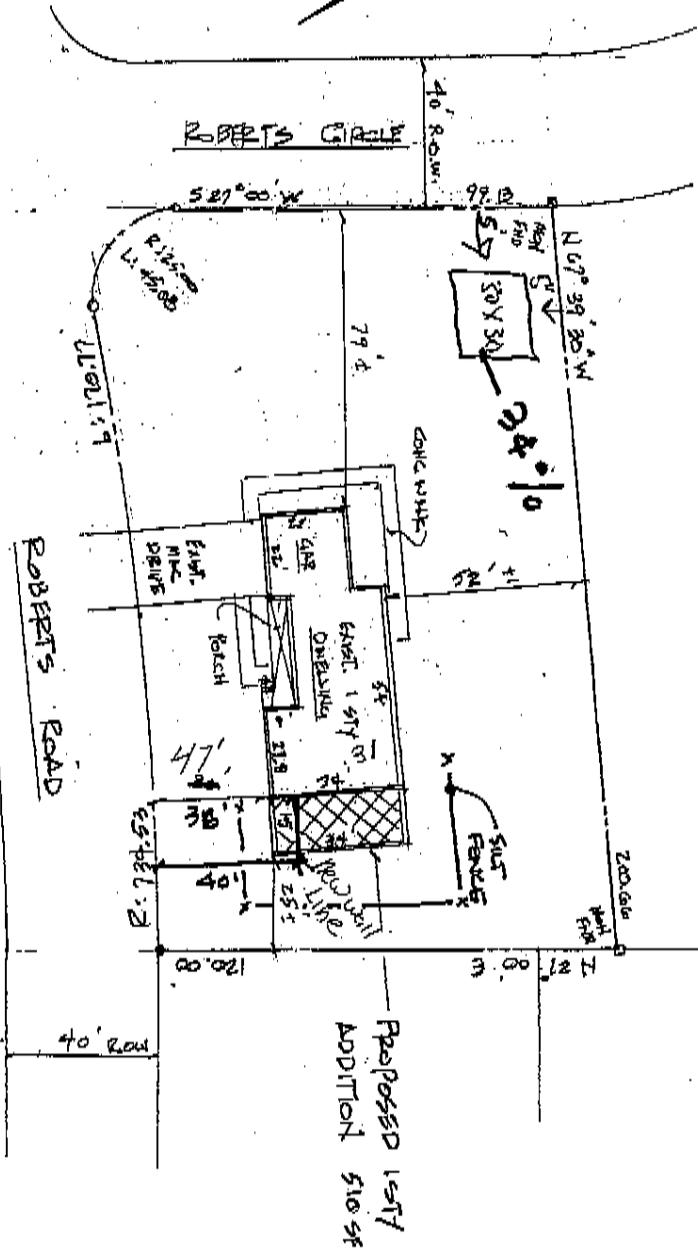
AUG 23 2016

BENSALEM TOWNSHIP
BUILDING AND PLANNING



FILE COPY

LOT AREA = 24,829 SF ±
BUILDING AREA = 2654 SF ± 10.7% TOTAL
IMPERVIOUS AREA = 3700 SF ± 15% TOTAL



4154
TO THE REAR OF THE HOUSE (NEW SHED)

SITE PLAN FOR
PROPOSED ONE-STORY ADDITION
T.N.P. NO. 2-77-20
MIKE SPEEDUTO
9671 ROBERTS RD.
BENSALEM, PA. 19020
SCALE: 1"=50' DATE 7.22.11

RECEIVED
AUG 24 2011
BENSALEM TOWNSHIP
BUILDING AND PLANNING

RECEIVED
AUG 03 2011
BENSALEM BLDG & PLNG



BENSALEM TOWNSHIP

Building and Planning Department

Office 215-633-3644 • Fax 215-633-3753

Matthew K. Takita

Director of Building and Planning

2400 Byberry Road • Bensalem, PA 19020

September 2, 2016

MIKE SPERDUTO
967 ROBERTS RD
BENSALEM, PA 19020

Project:	POLE BARN
Project Address:	967 ROBERTS RD BENSALEM, PA 19020
Tax Parcel:	02-077-020
Property Owner:	SAME AS ADDRESSED
Permit Status:	APPLICATION DENIED

Dear Sir/Madam:

A review was conducted on the application for the referenced project pursuant to the *Code of the Township of Bensalem*, Chapter 232 ZONING. Please be advised the application submitted for the above captioned project has been rejected due to the following reason(s):

- **The proposed Pole Barn is 34% of the building footprint which is greater than the allowable 25%. [Section 232-6, Definitions, Accessory Structures]**

This letter shall serve as formal notice that your permit application has been rejected for said project until such time as the requested information has been provided.

You have the right to appeal this rejection letter. Applications for appeals to the Zoning Hearing Board can be obtained at the Building and Planning Department located in the Municipal Building at 2400 Byberry Road, Bensalem.

Respectfully,

Harold W. Gans

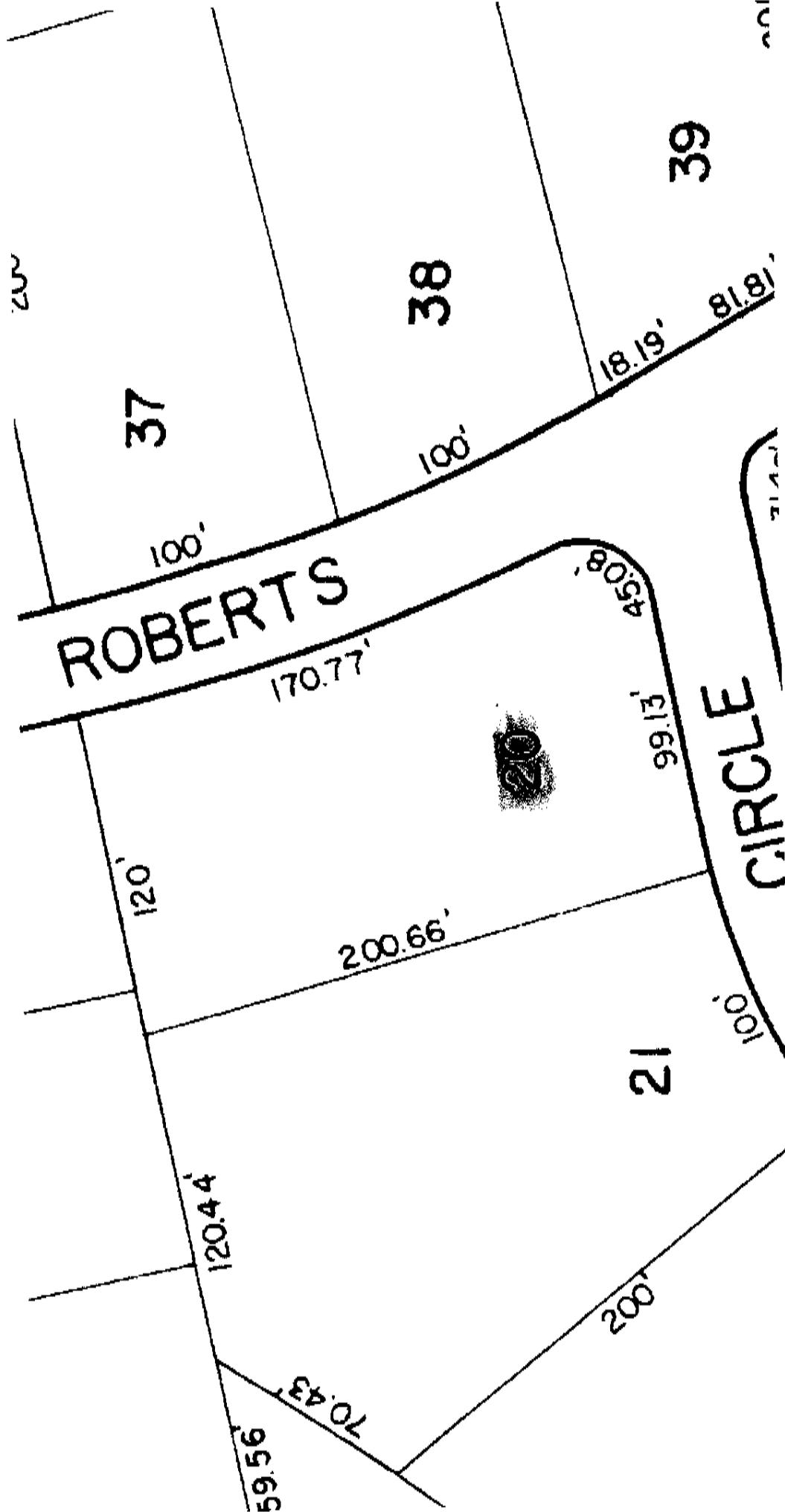
Harold Gans, P.E. P.L.S
Township Engineer
215-633-3652

mtsmasonry@comcast.net
email address

HWG/lva

Enclosures

967 Roberts Rd
2-77-20



ROBERTS

CIRCLE

20

21

37

38

39

59.56'

70.43'

45.08'

100'

200'

120.44'

120'

170.77'

100'

100'

18.19'

81.81'

200'

200'