



Municipality of Norristown

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Notice of Public Hearing Zoning Hearing Board Meeting

NOTICE IS HEREBY GIVEN that the Municipality of Norristown's Zoning Hearing Board will conduct Public Hearings on the following applications on **Tuesday, October 28th at 7:00 PM**

(50-25) Request for a Variance

Applicant: The Church of God Seventh Day Reformed, Inc., 1300 DeKalb St., Norristown, PA 19401

Property Location: 1300 DeKalb St., Norristown, PA 19401

Property Owner: The Church of God Seventh Day Reformed, Inc., 1300 DeKalb St., Norristown, PA 19401

As stated on the Zoning Hearing Board application, the applicant is requesting a Variance from Article XI Office-Commercial-Retail District, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-106 – Use Regulations – To permit a weekly farmers market at a church in the OCR District.

(53-25) Request for a Variance

Applicant: Misael Yanez, 515 Plymouth Rd., Ste. P7, Plymouth Meeting, PA 19462

Property Location: 705 Chain St., Norristown, PA 19401

Property Owner: New Star Homes, LLC, 64 Quail Dr. S, Phoenixville, PA

As stated on the Zoning Hearing Board application, the applicant is requesting a variance from Article V, R2 Residence District, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320 – 41 Use Regulations – To permit the use of a duplex in the R-2 Residence District.

(54-25) Request for a Variance

Applicant: Misael Yanez, 515 Plymouth Rd., Ste. P7, Plymouth Meeting, PA 19462

Property Location: 103 Haws Ave., Norristown, PA 19401

Property Owner: New Star Homes, LLC, 64 Quail Dr. S, Phoenixville, PA

As stated on the Zoning Hearing Board application, the applicant is requesting a Variance from Article XXV, Nonconformities, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-292A.(2)(a)[3] – Restoration or reconstruction. – To permit the use of an abandoned duplex in the R-2 Residence District.

(55-25) Request for a Variance

Applicant: Misael Yanez, 515 Plymouth Rd., Ste. P7, Plymouth Meeting, PA 19462

Property Location: 107 Haws Ave., Norristown, PA 19401

Property Owner: New Star Homes, LLC, 64 Quail Dr. S, Phoenixville, PA

As stated on the Zoning Hearing Board application, the applicant is requesting a Variance from Article XXV, Nonconformities, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-292A.(2)(a)[3] – Restoration or reconstruction. – To permit the use of an abandoned duplex in the R-2 Residence District.

(56-25) Request for a Variance

Applicant: Misael Yanez, 515 Plymouth Rd., Ste. P7, Plymouth Meeting, PA 19462

Property Location: 111 Haws Ave., Norristown, PA 19401

Property Owner: New Star Homes, LLC, 64 Quail Dr. S, Phoenixville, PA

As stated on the Zoning Hearing Board application, the applicant is requesting a Variance from Article XXV, Nonconformities, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-292A.(2)(a)[3] – Restoration or reconstruction. – To permit the use of an abandoned duplex in the R-2 Residence District.

(57-25) Request for a Variance

Applicant: Misael Yanez, 515 Plymouth Rd., Ste. P7, Plymouth Meeting, PA 19462

Property Location: 115 Haws Ave., Norristown, PA 19401

Property Owner: New Star Homes, LLC, 64 Quail Dr. S, Phoenixville, PA

As stated on the Zoning Hearing Board application, the applicant is requesting a Variance from Article XXV, Nonconformities, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-292A.(2)(a)[3] – Restoration or reconstruction. – To permit the use of an abandoned duplex in the R-2 Residence District.

(58-25) Request for a Variance

Applicant: Misael Yanez, 515 Plymouth Rd., Ste. P7, Plymouth Meeting, PA 19462

Property Location: 119 Haws Ave., Norristown, PA 19401

Property Owner: New Star Homes, LLC, 64 Quail Dr. S, Phoenixville, PA

As stated on the Zoning Hearing Board application, the applicant is requesting a Variance from Article XXV, Nonconformities, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-292A.(2)(a)[3] – Restoration or reconstruction. – To permit the use of an abandoned duplex in the R-2 Residence District.

(63-25) Request for a Variance

Applicant: Jay Johnson, 7815 Ardmore Ave., Wyndmoor, PA 19038

Property Location: 306 W. Wood St., Norristown, PA 19401

Property Owner: Denise Palmer, 306 W. Wood St., Norristown, PA 19401

As stated in the Zoning Hearing Board application, the applicant is requesting a Variance from Article XXII, Accessory Uses, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-230A (2) – Uses accessory to dwellings. – To permit the use of an accessory shed kitchen in the rear of a property in the R2 Residence District.

(64-25) Request for a Variance

Applicant: Phillip Yost, 210 Bryans Rd., Norristown, PA 19403

Property Location: 215 W. Lafayette St., Norristown, PA 19401

Property Owner: Phillip Yost, 210 Bryans Rd., Norristown, PA 19403

As stated on the Zoning Hearing Board application, the applicant is requesting a variance from Article XIII, Town Center District, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-129 – Use regulations –To permit the use of a duplex in the Town Center District.

(65-25) Request for a Variance

Applicant: Eric T. Romanowski, Esq., 1489 Baltimore Pike, Suite 103, Springfield, PA 19064

Property Location: 574 E. Main St., Norristown, PA 19401
Property Owner: Maheen Khan, 7 Valley Dr., Morrisville, PA 19067

As stated on the Zoning Hearing Board application, the applicant is requesting a variance from Article XIX, Gateway Redevelopment Overlay District, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320-192 – Use regulations –To permit the use of a duplex in the R-2 district with the Gateway redevelopment Overlay (GRO).

(66-25) Request for a Variance

Applicant: Eric T. Romanowski, Esq., 1489 Baltimore Pike, Suite 103, Springfield, PA 19064
Property Location: 516 E. Marshall St., Norristown, PA 19401
Property Owner: Kash Associates, LLC, 2020 Silverwood Dr., Newtown, PA 18940

As stated on the Zoning Hearing Board application, the applicant is requesting a variance from Article V, R2 Residence District, of Chapter 320, Zoning, of the CODE of the Municipality of Norristown, as follows:

§320 - 41 – Use Regulations – To permit the use of a Quadraplex in the R-2 Residence District.

The applicant(s) as well as all persons interested and wishing to be heard in this matter must be present at the Zoning Hearing Board Meeting on **Tuesday, October 28th at 7:00 p.m.**, in the Council Chambers, Municipal Hall, at 235 East Airy Street, Norristown, PA. Persons with a disability who wish to attend the above-referenced hearing, and require auxiliary aid, service, or other accommodation to participate in the hearing, please call (610) 270-0420.