

**FALLS TOWNSHIP  
ZONING HEARING BOARD**

**AGENDA**

**DATE:** *January 9, 2018*  
**TIME:** *7:00 p.m.*  
**PLACE:** *Falls Township Municipal Complex, 188 Lincoln Highway*

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**REORGANIZATION OF THE BOARD**

**Petition #1: Michael Sitko**, 117 Winding Way, Morrisville, PA 19067; TMP #13-030-009; Zoned: NCR. Requesting a dimensional variance to erect an accessory structure which encroaches into the minimum distance between buildings. Section 209-20 and Table 1.

**Petition #2: John Barron**, 34 Vermilion Way, Levittown, PA 19054; TMP #13-019-085; Zoned: NCR. Requesting a dimensional variance to erect a fence in the secondary front yard. Section 209-37.C.

**Petition #3: William May**, 41 Old Locust Street, Fallsington, PA 19054; TMP #13-032-055; Zoned: HD. Requesting a use variance to allow animal husbandry to continue at property. Section 209-19.E(1).

**Petition #4: Arsen Drobakha, CONT'D FROM 12/12/17 HEARING**, 1497 Old Bristol Pike, Morrisville, PA 19067; TMP #13-040-056; Zoned: MHC. Requesting a use variance to permit used car sales. Section 209-18.

**Petition #5: KPK Development Corporation, LP, (Kelly Pipe Corporation)**, 95 Towpath Road, Fairless Hills, PA 19030; TMP #13-047-164; Zoned: PIP. Requesting the following variances: Fence located in the front yard Section 209-34.(E); rear yard setback Section 209-28.(F) and Table 5; outdoor storage area not adequately concealed Section 209-28.(G)(3); sight distance Section 209-37.(B); buffer at south property line Section 209-38.1(F)(1); lighting Section 209-40; and paving Section 209-42(D).