# Haverford Township - Zoning Hearing Board

Meeting: Thursday, May 07, 2026

Time: 7:45 p.m.

Location: Commissioners Meeting Room -1014 Darby Rd., Havertown PA, 19083

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# Regular Meeting Minutes

A Regular Meeting of the Haverford Township Zoning Hearing Board (the "Board") was held on May 7, 2026. The meeting was held in the Haverford Township Municipal Building, Haverford Township, Pennsylvania. The meeting commenced at approximately 7:50 P.M. Present were: Member Edward Magargee, Member Jesse Pointon, and Secretary Jessica Vitali. Also present: Jonathan Mount, the Township's Zoning Officer, and Jordan Davis, Esquire, on behalf of the Board's solicitor. Chairman Robert Kane and Vice-Chairperson William Rhodes were not present. Given that a quorum was present for the meeting to be official and valid, the meeting was conducted. The hearing was recorded by a court stenographer.

After Secretary Vitali, sitting as chair pro tempore, called the meeting to order, the first order of business was the Pledge of Allegiance, led by Member Magargee. Following the pledge, Secretary Vitali proceeded with a case that was continued from the Board's Regular Meeting on February 5, 2026, being Case Z26-01, the application of FBGM Holdings, LLC, equitable owner of 101 N. Eagle Road in Haverford, Parcel No. 22-01-00309-00. No one appeared on behalf of the applicant, and there was no response when the matter was called. The Board temporarily passed the matter and Secretary Vitali proceeded to the next application on the agenda. The Board continued Case Z26-01 to an undetermined date.

The first new case was Case Z26-08, the application of Scott and Dana Horowitz, owners of 685 Paddock Road in Havertown, Parcel No. 22-04-00606-00. The property is located in the Township's R-2 District. Applicant sought relief from the following section of the Township Zoning Code: Section 182-204C(4) to allow an addition and deck totaling 449 sqft, which will result in a total building area of 2,196 sqft being 24.31% building coverage where 20% maximum is permitted.

The hearing commenced, and applicant, representing themselves, presented evidence and testimony which were admitted into the record. Following the closing of applicant's case, and a period for public comment in which there were none, the record was closed. Secretary Vitali advised the applicant that the Board could proceed with deliberation and render a decision that evening based on the three Members present, or, alternatively, the applicant could elect to have the two absent Members review the transcript and record of the hearing and participate in the Board's decision as part of the full five-Member Board. The applicant was given the opportunity to state their preference on the record. The applicant stated on the record that they wished for the three Board Members present to deliberate and render a decision that evening.

Upon a motion duly made and seconded, the board voted 3-0 to approve the relief requested, subject to all the following reasonable conditions:

1. The deck shall not be enclosed in any manner;

2. Stormwater runoff must be controlled so as not to adversely affect neighboring properties; and

3. The project must be completed within one year and in accordance with the testimony, plans, and exhibits presented to the Board during the hearing held on May 7, 2026.

The next order of business was Case Z26-09, the application of Douglas Ipina, owner of 433 Kathmere Road in Havertown, Parcel No. 22-07-00824-00. Applicant sought relief from the following section of the Township Zoning Code: Section 182-206C(4) to allow the addition of a deck on the rear of the existing home where the additional building coverage will be 33.95% where 30% building coverage is permitted.

The hearing commenced, and applicants, representing themselves, presented evidence and testimony which were admitted into the record. Following the closing of applicant's case, and a period for public comment in which there was some, the record was closed. Secretary Vitali advised the applicant that the Board could proceed with deliberation and render a decision that evening based on the three Members present, or, alternatively, the applicant could elect to have the two absent Members review the transcript and record of the hearing and participate in the Board's decision as part of the full five-Member Board. The applicant was given the opportunity to state his preference on the record. The applicant stated on the record that he wished for the two absent Board Members to review the transcript and record of the hearing and participate in the Board's decision as part of the full five-Member Board. The Board proceeded accordingly and continued the case to the Board's next Regular Meeting for the purposes of rendering a decision.

With no other old or new business before the Board, Secretary Vitali made a motion to adjourn the meeting, and the meeting was subsequently adjourned.