

RECEIVED



DEC 17 2024

**THE BOROUGH OF JENKINTOWN**

700 SUMMIT AVENUE  
JENKINTOWN, PA 19046  
WWW.JENKINTOWNBORO.COM

P: 215.885.0700  
F: 215.885.3786

Jenkintown Borough

**REQUEST FOR HEARING BEFORE ZONING HEARING BOARD**

Date: 12/16/24 Residential Fee: **\$1,000.00** Commercial Fee: **\$1,500.00**

Petition is made to the Zoning Hearing Board of the Borough of Jenkintown for:

- Special Exception
- Variance
- Appeal from decision of Code Enforcement Officer / Zoning Officer

1. Name, address and telephone number of petitioner:

Andrew Evans  
402 Newbold Road  
Jenkintown, PA 19046

2. Location of property:

402 Newbold Road

3. Name, address and telephone number of property owner:

*(Deed, agreement of sale or lease to be produced at hearing)*

Andrew and Katherine Evans  
402 Newbold Road  
Jenkintown, PA 19046

4. Name, address and telephone number of attorney, if any:

n/a

5. Brief description to include existing improvements and present use of property to Be affected by the petition:

Single family home with detached garage.

6. Present zoning classification of property:

A Residential

7. Proposed improvements and/or use of property:

Construction of one in-ground swimming pool (19'x38') and adjacent patio (10'x38'). Modification of existing split-rail fence and gates to meet building code for pool barriers.

8. Specific reference to sections of the Zoning Code from which you seek relief:

181-82

A: All fences shall be erected with the finished side facing the adjacent property or street. The finished side shall be considered the side without the structural supporting members.

G.6: Welded wire mesh may be affixed to a permitted fence such as a split-rail or wooden fence provided that it is located on the nonfinished side as set forth in § 181-82A and provided that the wire mesh is galvanized or coated.

9. State briefly the extent to which your proposed use or construction does not meet requirements of the Zoning Code and the relief that you request:


In order to comply with pool safety code, the owner proposes removal of the existing 4" x 2" welded wire mesh on the property side of the existing wood split rail fence and the installation of black-coated 4" x 1.5" welded wire mesh on the outside of fence. Per the above referenced section, the wire mesh is only permissible on the finished side of the fence, which for split rail fencing is not clear. The proposed fence configuration will fully comply with pool safety code and the spirit of the zoning code. The existing fence exists only at the rear of the property, is well-maintained, and heavily screened with landscaping. We believe that the continuance of the existing fence, but with mesh facing out, will be an almost negligible change from the existing permitted condition and represents an economical and sustainable solution with no negative impact on public interest and welfare.

10. State the decision and or action of the Code Enforcement / Zoning Officer that you are appealing:

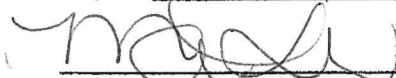
Please see attached plan review with comments.

11. Ten (10) copies of a Plot Plan of the property must be submitted with the petition. The Plan shall be drawn to scale showing size of the lot, setback lines, parking required, and the location and size of improvements now erected and proposed to be erected.

Attached.

  
Signature of Petitioner

Sworn to and subscribed before me this 17<sup>th</sup>  
day of DECEMBER, 2024

  
NOTARY PUBLIC

My Commission Expires 3-9-25

