



SITE ADDRESS: 2040 Forgae Run Bethlehem, PA.

Office Use Only:
DATE SUBMITTED: 7.22.2020 HEARING DATE: 9.9.2020

PLACARD: _____ FEE: 250

ZONING CLASSIFICATION: R2-F LOT SIZE: 6,909 SF

**APPLICATION FOR APPEAL TO THE CITY OF BETHLEHEM ZONING HEARING BOARD,
10 E. CHURCH STREET, BETHLEHEM, PA 18018**

- Return one (1) original and seven (7) copies of this application and all supporting documentation to the Zoning Officer, along with the filing fee. Include site plans and/or floor plans as necessary.
- The application is due by 4PM the 4th Wednesday of the month. The hearing will be held the 4th Wednesday of the next month.
- If you are submitting MORE THAN 10 exhibits at the hearing, you MUST place them in an indexed binder and submit at one time.

Appeal/Application to the City of Bethlehem Zoning Hearing Board is hereby made by the undersigned for: (check applicable item(s)):

- Appeal of the determination of the Zoning Officer
- Appeal from an Enforcement Notice dated _____
- Variance from the City of Bethlehem Zoning Ordinance
- Special Exception permitted under the City Zoning Ordinance
- Other: _____

SECTION 1

APPLICANT:

Name SEAN BOYLE

Address 2040 Forgae Run
BETHLEHEM, PA. 18015

Phone: _____

Email: _____

OWNER (if different from Applicant): Note: If Applicant is NOT the owner, attach written

authorization from the owner of the property when this application is filed.

Name

Address

Phone:

Email:

ATTORNEY (if applicable):

Name

Address

Phone:

Email:

SECTION 2. INFORMATION REGARDING THE REAL ESTATE

1. Attach a site plan, drawn to scale, of the real estate. Include existing and proposed natural and man-made features.
2. Attach photographs.
3. If the real estate is presently under Agreement of Sale, attach a copy of the Agreement.
4. If the real estate is presently leased, attached a copy of the present lease.
5. If this real estate has been the object of a prior zoning hearing, attach a copy of the Decision.

SECTION 3.

THE RELIEF SOUGHT:

If the Applicant seeks a dimensional variance for any setback, lot coverage, distance between certain uses, etc., please state the following:

Section of Code	Dimension Required by Code	Dimension Proposed by Applicant	Variance Sought
B10.01(c)(4)	30'	19'	11'

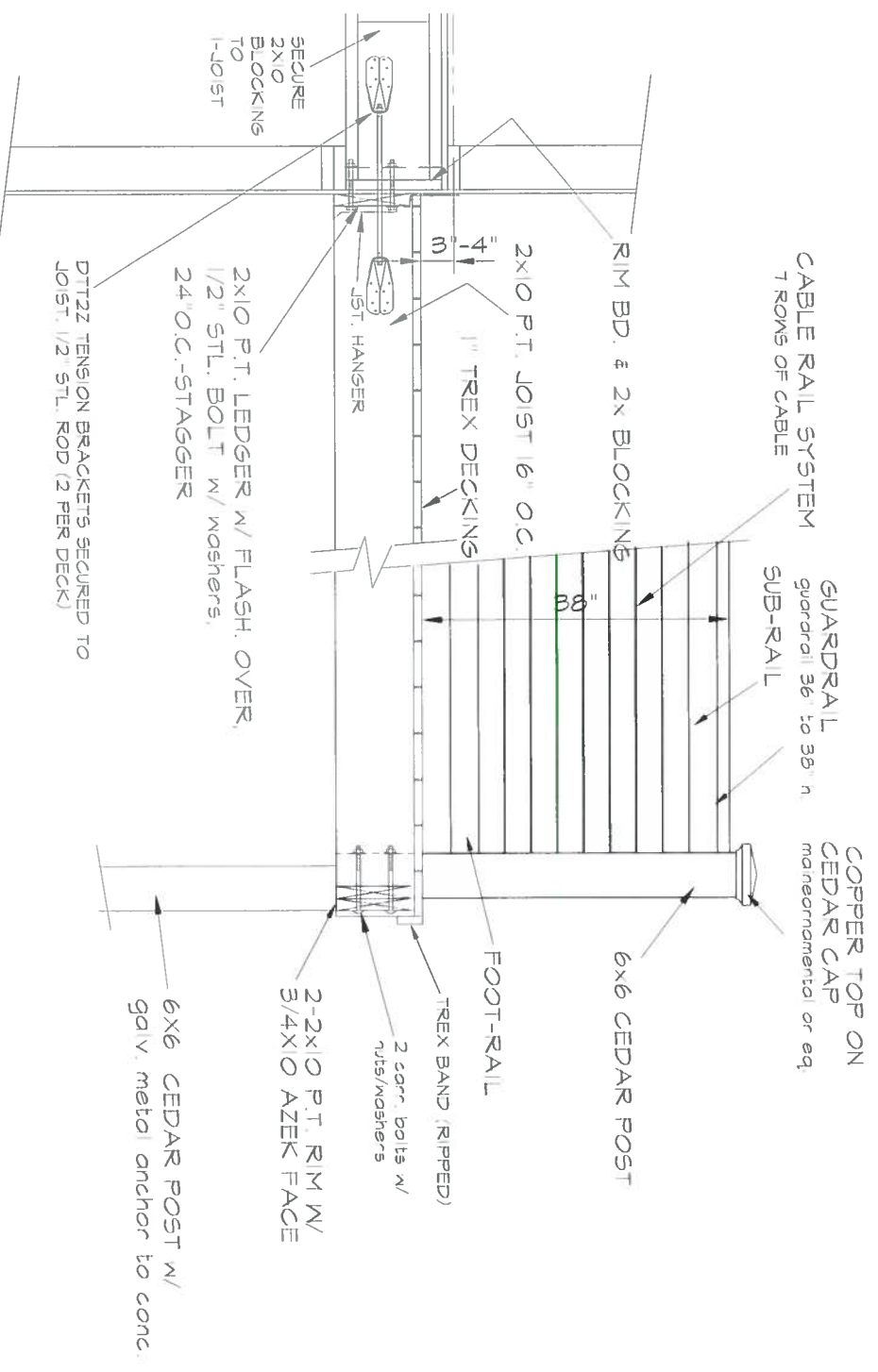
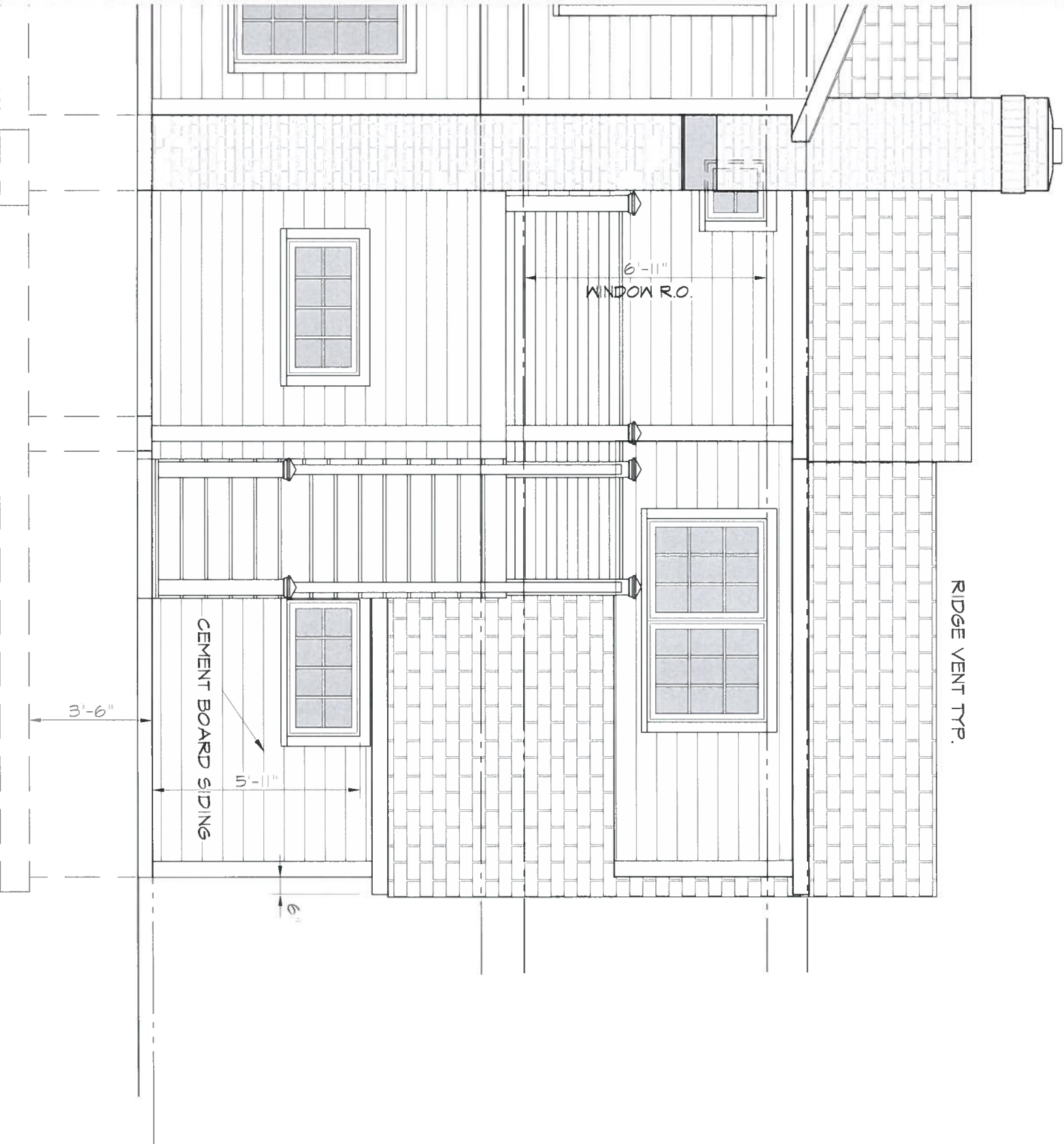
If the Applicant seeks a use or other variance, please state the specific section(s) of the Zoning Ordinance applicable and describe the variance sought.

June 26, 2020

To whom it may concern,

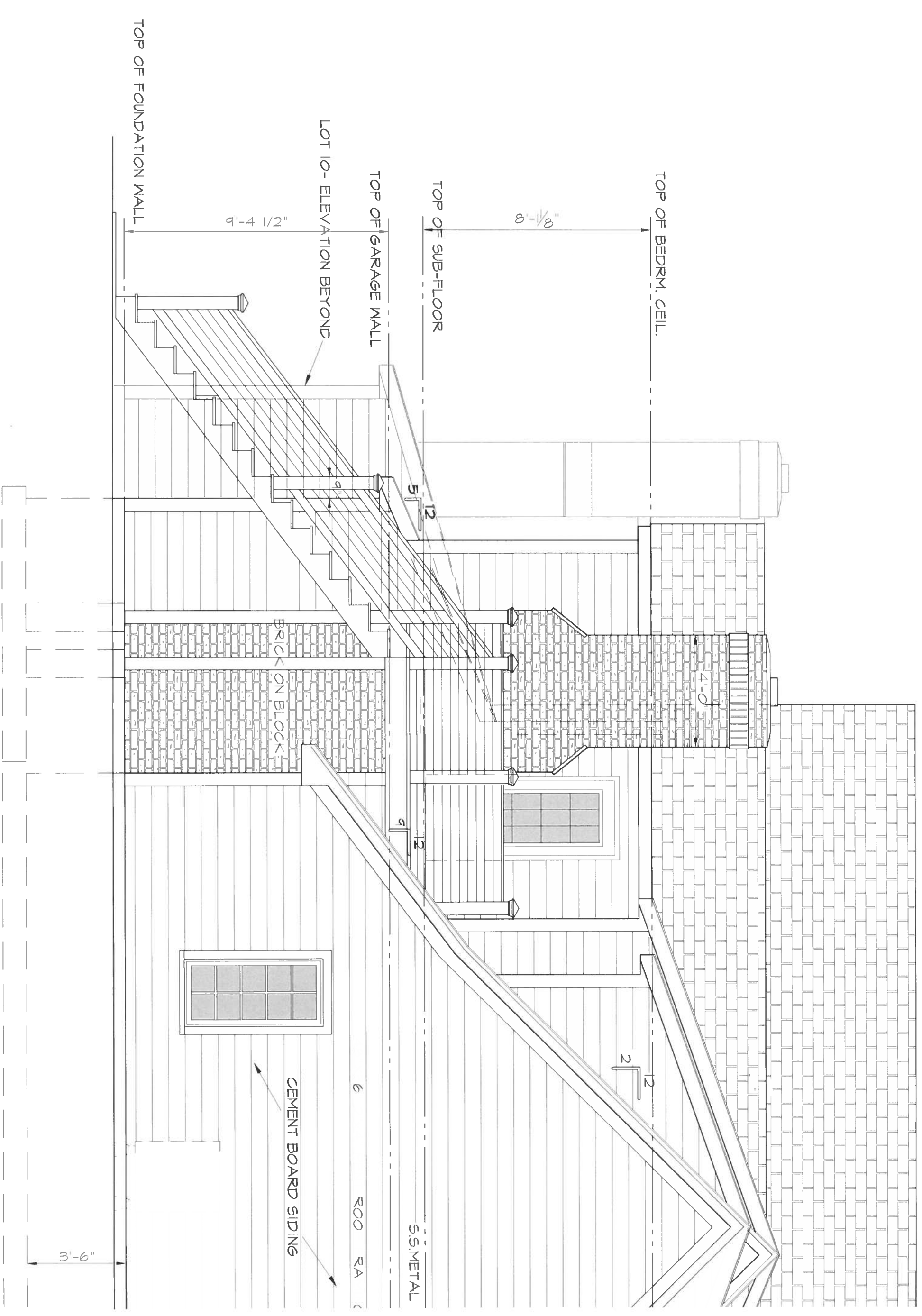
We are requesting to be allowed to build beyond the rear yard restriction line in order to construct a small deck and stairs to grade from the upper level living area. The purpose of this construction is to allow us to have access to our rear yard directly from the second floor living area which contains the primary living areas of living , family rooms and kitchen spaces. Otherwise access to the rear yard is only available from the lower level of the structure which is primarily garage space and a bedroom.

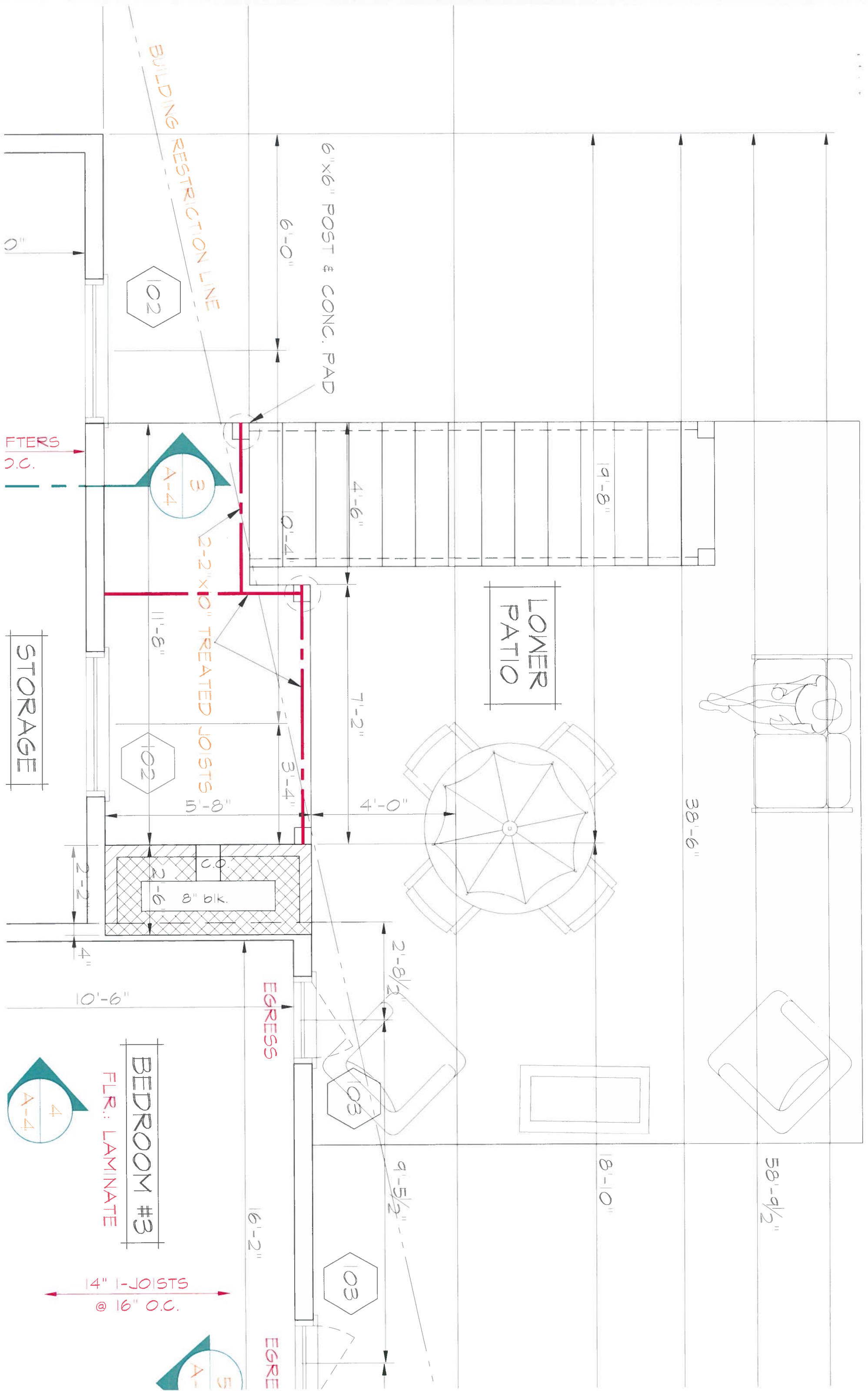
Respectfully submitted,
Sean Boyle



Sun Deck Section

SCALE 1/2" = 1'-0"





102

102

102

103

103

FTERS
O.C.

STORAGE

LOWER
PATIO

BEDROOM #3
FLR.: LAMINATE

4
A-4

4" I-JOISTS
@ 16" O.C.

5
A-5

6" x 6" POST & CONC. PAD

BUILDING RESTRICTION LINE

2-2" x 10" TREATED JOISTS

EGRESS

EGRE

6'-0"

10'-4"

11'-8"

5'-8"

2'-6"

2'-2"

4"

9'-0"

16'-2"

6'-0"

4'-6"

10'-4"

4'-6"

7'-2"

4'-0"

2'-8 1/2"

9'-5 1/2"

19'-8"

38'-6"

18'-10"

58'-9 1/2"

