

**EDGMONT TOWNSHIP ZONING HEARING BOARD  
REGULAR MEETING MINUTES  
FEBRUARY 23, 2010**

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1. **Open Meeting:** Thomas Lawrie called the meeting of the Zoning Hearing Board to order at 7:0 p.m. In attendance were Thomas Lawrie, Chairman, Thomas Donatucci, Vice chair; Neil Wasserstein, member; J. Adam Matlawski, solicitor; Samantha Reiner, Township Manager/Zoning Officer; and 1 guest.
2. **Public Comment:** There was no public comment.
3. **Re-organization:** Mr. Wasserstein made a motion to nominate Mr. Donatucci as chairman. Mr. Lawrie seconded the motion. Mr. Donatucci was unanimously elected as chairman. Mr. Lawrie motioned and Mr. Donatucci seconded a nomination to appoint Mr. Wasserstein as Vice Chairman. Mr. Wasserstein was unanimously elected as Vice Chairman. Mr. Wasserstein made a motion to nominate Susan Sharp as Recording Secretary. Mr. Donatucci seconded the motion, which passed unanimously.
4. **Meeting Minutes:** Mr. Wasserstein made a motion to approve the minutes from January 26, 2010. Mr. Donatucci seconded the motion. Mr. Lawrie abstained due to absence. The motion carried unanimously without further discussion.
5. **Old Business**
  - a. **Eagle National Bank – 5000 West Chester Pike** – on March 26, 2007, the applicant received a special exception from section 1913.B.1 to allow the alteration and enlargement of a non-conforming structure and variances from section 1913.B.1, which requires compliance with zoning for expansions; section 1003A.E to allow 44.5 foot front yard and 25.9 foot rear yard setbacks where 60 foot setbacks are required; and section 1705.G to allow an off-street loading area in the front of the lot. They requested and received an extension of the decision on March 25, 2008 and February 24, 2009. They are requesting an extension for another year. The applicant was represented by Fintan McHugh, Esquire, associate of Donald Petrosa’s law firm. The Board was very concerned about the condition of the building and property, and due to it’s high profile location in the community were not willing grant another year extension until they heard more facts about the bank’s or the property owner’s plans to develop. The board requested the applicant to appear at their March 23<sup>rd</sup> meeting with a project timeline and commitment to at least landscape the property or risk denial of the extension request. The matter was tabled with no action taken.

6. **Adjournment**: At 7:12 p.m., Mr. Wasserstein made a motion to adjourn and Mr. Lawrie seconded the motion. There was no further discussion and the motion was carried unanimously.

Samantha Reiner  
Zoning Officer