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Ruscombmanor Township

204 Oak Lane

Fleetwood, PA 19522

AGENDA

ZONING HEARING SCHEDULED FOR THURSDAY, OCTOBER 1, 2026 @ 3PM

BETH & JAMES VANSELOUS - 400 WALNUTTOWN RD:

THE ZONING HEARING BOARD OF RUSCOMBMANOR TOWNSHIP, BERKS COUNTY, PENNSYLVANIA WILL HOLD A PUBLIC HEARING AT 3:00 P.M. ON THURSDAY, OCTOBER 1, 2026, AT THE TOWNSHIP MUNICIPAL BUILDING, 204 OAK LANE, FLEETWOOD, PA TO CONSIDER AN APPLICATION FOR ZONING RELIEF RECEIVED FROM BETH AND JAMES VANSELOUS (COLLECTIVELY, "APPLICANTS"), OWNERS OF 400 WALNUTTOWN ROAD, FLEETWOOD, PA, IDENTIFIED AS PROPERTY I.D. 76543003107587, LOCATED IN THE R-1 RESIDENTIAL DISTRICT ("PROPERTY"). THE APPLICANTS PLAN TO CONSTRUCT A 20' X 25' ADDITION TO THE EXISTING SINGLE-FAMILY RESIDENCE SITUATED ON THE PROPERTY AND ARE REQUESTING RELIEF FROM THE RUSCOMBMANOR TOWNSHIP ZONING ORDINANCE, AS AMENDED, SECTION 302.1 ENTITLED, "R-1 AREA & HEIGHT REGULATIONS", FOR A 13' VARIANCE TO PERMIT A 47' FRONT YARD SETBACK WHERE A 60' FRONT YARD SETBACK IS REQUIRED.