



SKIPPACK TOWNSHIP
4089 Heckler Road | P.O. Box 164
Skippack, PA 19474
Phone: (610) 454-0909
www.skippacktownship.org

ZONING HEARING BOARD AGENDA

January 7, 2026 – 7:00 PM

Call to Order

Pledge of Allegiance

Roll Call:

- | | |
|-----------------------------------------------|---------------------------------------------------------------|
| <input type="checkbox"/> Jack White, Chairman | <input type="checkbox"/> Michael Wells |
| <input type="checkbox"/> Fred Chendorain | <input type="checkbox"/> Michael Gradwell |
| <input type="checkbox"/> Therese Gentile | <input type="checkbox"/> Gregory Gifford, Esquire (Solicitor) |

NOTICE IS HEREBY GIVEN in accordance with the Skippack Township Zoning Ordinance of 2008, as amended of a hearing before the Skippack Township Zoning Hearing Board on January 7, 2026, at 7PM. The hearing will take place at the Skippack Township Building, 4089 Heckler Road, Skippack, PA 19474. The applicant, Ironwood Group, LLC, requests the following relief from the Skippack Township Zoning Ordinance:

- 1) The Applicant is requesting zoning relief from Section 200-150(C)(1) to expand a non-conforming use; and from Section 200-13(D)(1)(d) and (e) and (f) to build within the 35 foot side yard setback, the 40 foot rear yard setback, and to increase the building coverage to 14.6%, where only 11% is allowed.
- 2) Any other relief from the terms of the Zoning Ordinance deemed necessary or appropriate by the Zoning Hearing Board in the furtherance of this Application.

The premises affected is located at 4841 Garges Road, Schwenksville, Montgomery County, PA, Parcel No. 51-00-01705-00-8, in the R1 Residential Zoning District. At the time of the Hearing, any interested person or party will be given full opportunity to be heard. The Board reserves the right to conduct other such business as may come before it. Appeal #25-15.

Skippack Township Zoning Hearing Board
Gregory R. Gifford, Esquire, Solicitor

NOTICE IS HEREBY GIVEN in accordance with the Skippack Township Zoning Ordinance of 2008, as amended of a hearing before the Skippack Township Zoning Hearing Board on January 7, 2026, at 7:00 p.m., and will take place at the Skippack Township Building, 4089 Heckler Road, Skippack, PA 19474. The applicants, Garry and Mary Shacklady, request the following relief from the Skippack Township Zoning Ordinance:

- 1) The Applicants are requesting the following relief: A special exception from Section 200-151.B, to expand or extend a non-conforming building. A variance from Section 200-13.D(1)(d) to allow a 10' side yard setback, where 35' is required. A variance from Section 200-13.D(1)(f) to allow a maximum building coverage of 13.1% where an existing non-conformity of 12.2% exists. Lastly, a variance from Section 200-13.D(1)(g) to permit impervious coverage of 38.4%, where 22% is permitted. The existing impervious coverage is 30.2%.
- 2) Any other relief from the terms of the Zoning Ordinance deemed necessary or appropriate by the Zoning Hearing Board in the furtherance of this Application.

The premises affected is located at 986 Bridge Road, Collegeville, Montgomery County, PA, Parcel No. 51-00-00187-00-5 in the R1 Residential Zoning District. At the time of the Hearing, any interested person or party will be given full opportunity to be heard. The Board reserves the right to conduct other such business as may come before it. Appeal #25-16

Skippack Township Zoning Hearing Board
Gregory R. Gifford, Esquire, Solicitor