

## **ARTICLE XIV**

### **MODIFICATION OF REQUIREMENTS**

#### **Section 1401. Special Conditions**

Where a literal enforcement of the provisions of these regulations will result in unreasonable hardship because of peculiar conditions pertaining to the land in question, the Board of Supervisors, after review by the Planning Commission, and recommendation by the Township Engineer as required, may grant a modification of the requirements of one or more provisions of this ordinance: Provided that such reasonable alteration thereto will not be contrary to the public interest and so that the spirit of these regulations shall be observed and substantial justice done.

#### **Section 1402. Applications for Modification**

Applications for any modification of requirements shall be submitted in writing by the applicant at the time the Application for Development is filed with the Planning Commission. The application shall state fully the grounds and facts of unreasonableness or hardship on which the request is based, the provision or provisions of the ordinance involved and the minimum modification necessary.

#### **Section 1403. Modification Action by the Board of Supervisors**

- a. In modifying any requirements, the Board of Supervisors shall record its action and the grounds for the modification of a requirement to the applicant applying for the modification.
- b. Whenever a request for the modification of a requirement is denied, the Board of Supervisors shall record its action and the grounds for such denial in its minutes. The Board of Supervisors shall transmit a copy of the action and the grounds for such denial of any alteration to the applicant applying for the modification.