

Dear Neighbors,

We wanted to introduce ourselves. Our names are Shayna and JJ (Harold), and we are writing to let you know about our upcoming zoning meeting for 7110 Mount Airy Ter. We purchased the lot at the end of the Mount Airy Terrace cul-de-sac last year and are excited to be building a home for our family there.

We are requesting a variance to reduce the front setback from 35 feet to 25 feet. Shifting the house forward by 10 feet will allow us to preserve several beautiful mature trees at the rear of the property along the Wissahickon. These trees help protect the watershed, stabilize the hillside, and provide valuable shade and habitat for wildlife. Because the property backs up to the park, preserving as much green space as possible has been very important to us throughout the design process.

Since the property is located at the end of the cul-de-sac, moving the house slightly forward would not impact neighboring homes and would still maintain ample space to protect the roots of the beautiful ash tree at the front of the property.

We wanted to personally explain the reason for the variance request in case anyone in the neighborhood had questions or concerns.

We're truly looking forward to becoming part of the neighborhood and getting to know everyone.

With gratitude and excitement,

Shayna & JJ

215-341-1610