

MUNICIPALITY OF MONROEVILLE

PLANNING COMMISSION

May 17, 2017

AGENDA

Ed Diel, Chairman
Dennis Biondo, Jr., Vice Chairman
Daren Morgante, Secretary
Kimberly Krivda
Georgiana Woodhall
Anthony Pokusa
Domenic L. Russo, Jr.

Paul R. Hugus, Director of Building, Engineering & Community Development
Paul Whealdon, Community Planner / Zoning Officer
Sharon McIndoe, Recording Secretary

PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

ROLL CALL

APPROVAL OF MINUTES:

Regular Meeting of April 19, 2017

A. OLD BUSINESS

1. 16-04-ST
Hashim Raza

Applicant is requesting Site Plan approval to construct a 4,704 square foot building for retail shops and associated site amenities. The property is located at 2646 Pitcairn Road in the C-2 Business Commercial Zoning District.

The Applicant has requested tabling and waives all time limits.

2. 17-1-ST
The Imamia Organization of Pittsburgh

Applicant is requesting Site Plan approval to construct 8,094 sq. ft. church and associated site amenities. The property is located at 351 Old Haymaker Road in the M-1, Planned Industrial & R-2 Single Family Residential Zoning District. The application is a modification to previously approved site plan application 14-8-ST, and conditional use application 14-5-C.

The Applicant has requested tabling and waives all time limits.

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3. 17-3-ST
Zokaites Properties, LP

Applicant is requesting Site Plan Approval to construct a 29,430 square foot retail plaza, 7,165 square foot restaurant and associated site amenities. The property is located at 3985 William Penn Highway in the C-2 Business Commercial Zoning District.

The Applicant has requested tabling and waives all time limits.

4. 17-1-Z
James A. Rutter

Applicant is requesting Rezoning of properties totaling 41.852 acres, from S, Conservancy to C-2, Business Commercial. The parcels are located at 4917 Old William Penn Highway, known as Allegheny County Lot & Block Numbers 1244-F-365 and 1244-C-287 and are owned by James A. & Janet Rutter.

B. NEW BUSINESS

1. 17-2-SUB
Unisource Properties, LP

Applicant is requesting Final Subdivision approval of tax parcel 855-F-355 to create two (2) proposed lots labelled "1-A" and "1-B". Lot 1-A consists of 0.4384 acres and Lot 1-B consists of 0.2887 acres. The property is located at 501 Beatty Road in the R-2, Single Family Residential Zoning District.

2. 17-1-C
Zokaites Properties, LP

Applicant is requesting Conditional Use approval for a cut and fill operation totaling approximately 147,000 cubic yards of earth. The property is located at 3985 William Penn Highway in the C-2, Business Commercial Zoning District.

The Applicant has requested tabling and waives all time limits.

ADJOURNMENT