

MUNICIPALITY OF MONROEVILLE
ZONING HEARING BOARD

April 5, 2017
7:30 PM

AGENDA

Robert Stevenson, Chairman
Richard Tieren, Vice-Chairman
James Rosipal, Secretary
Gary Grysiak, Alternate

Bruce E. Dice & Associates, P.C., Solicitor
Paul Caliar, Council Liaison
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 March 1, 2017

A. NEW BUSINESS

1. 17-3-A
Michael and June Lamb

Applicant requests a Variance from Table 201 A. Minimum Rear Yard and Section 207.3(d) of the Monroeville Zoning Ordinance, No. 1443, as amended, to construct a deck on the rear of the residence into the minimum 40 ft. rear yard and permit a deck encroachment into the rear yard of more than twelve feet. The property is located at 100 Kelvington Drive, in the R-2, Single Family Zoning District.

2. 17-4-A
Grace Reformed Presbyterian

Applicant requests a certificate of non-conformity in regard to Section 301.2, of the Monroeville Zoning Ordinance, No. 1443, as amended, allowing for the continued operation of an apartment rental in the building. The property is located at 398 Hochberg Road in the "R-2" Single Family Residential Zoning District.

3. 17-5-A
Monroeville Chrysler Dodge /
FM & H Associates, LLC

Applicant requests a Variance from Table 201 C. Minimum Front Yard, of the Monroeville Zoning Ordinance, No. 1443, as amended, to permit parking spaces to encroach into the minimum 10 ft. side yard. The property is located at 3651 William Penn Highway, in the C-2, Business Commercial Zoning District.

4. 17-6-A
Monroeville Chrysler Dodge /
FM & H Associates, LLC

Applicant requests a Variance from Section 308.2 of the Monroeville Zoning Ordinance, No. 1443, as amended, to eliminate the requirement of line stripping of parking spaces. The property is located at 3651 William Penn Highway, in the C-2, Business Commercial Zoning District.

5. 17-7-A
Monroeville Chrysler Dodge /
FM & H Associates, LLC

Applicant requests a Variance from Section 308.3 of the Monroeville Zoning Ordinance, No. 1443, as amended, to permit a gravel parking lot instead of asphalt. The property is located at 3651 William Penn Highway, in the C-2, Business Commercial Zoning District.

6. 17-8-A
Monroeville Chrysler Dodge /
FM & H Associates, LLC

Applicant requests a Variance from Section 306.5(d) of the Monroeville Zoning Ordinance, No. 1443, as amended, to reduce the requirement of 0.5 foot candles throughout the site for site lighting of parking lots. The property is located at 3651 William Penn Highway, in the C-2, Business Commercial Zoning District.

7. 17-9-A
Monroeville Chrysler Dodge /
FM & H Associates, LLC

Applicant requests a Variance from Section 306.5(c) of the Monroeville Zoning Ordinance, No. 1443, as amended, to eliminate the requirement of landscaping for site developments. The property is located at 3651 William Penn Highway, in the C-2, Business Commercial Zoning District.

8. 17-10-A
Monroeville Chrysler Dodge /
FM & H Associates, LLC

Applicant requests a Variance from Section 306.5(a) of the Monroeville Zoning Ordinance, No. 1443, as amended, to eliminate the requirement of screening a commercial site development which is contiguous to a residential district. The property is located at 3651 William Penn Highway, in the C-2, Business Commercial Zoning District.

In addition, a work session is scheduled for Wednesday, April 5, 2017, to be held prior to the regular Zoning Hearing Board Meeting, at or about 7:00 p.m., in the Council Caucus Room, Monroeville Municipal Building, and 2700 Monroeville Boulevard, Monroeville, Pennsylvania 15146.

ADJOURNMENT