

The Borough of Sewickley

Pennsylvania

INCORPORATED 1853

ZONING/BUILDING CODE OFFICER

601 THORN STREET • P.O. BOX 428 • MUNICIPAL BUILDING • SEWICKLEY, PA 15143-0428

e-mail: jmotznik@sewickleyborough.org

ZONING HEARING BOARD

MEETING AGENDA

MARCH 7, 2023, 7:00 PM

CALL TO ORDER:

ROLL CALL:

PENDING CASE(S): NONE

NEW CASE(S):

Case 23-03-Request by Linda Wellner for relief from Zoning Ordinance Chapter §330 for the construction of an attached garage located in the front & side yards at 514 Pryor Way, located in the R-1A zoning district for the following variance(s).

Case 23-03 – WITHDRAWN. Application of Linda Wellner for variances for 514 Prior Way has been withdrawn, and there will be no hearing on this case.

Case 23-04-Request by Mark Wrigley for relief from Zoning Ordinance Chapter §330 for the construction of a 6' solid vinyl fence in the side yard at 322 centennial Ave, located in the R-1A zoning district for the following variance(s)

§330-604- Percentage of minimum Transparency

- 5% required- 0% proposed

Case 23-05-request by Elias Pappan for relief from Zoning Ordinance Chapter §330 for a Professional Office/Art center located on the 1st floor at 414 Beaver Street, located in the C-1 zoning district & the Village Overlay For the following variance(s)

§330-803 (v)- Nonresidential conditional use provisions

- Use variance

No professional office shall be located in a building's basement, first- and/or ground-floor levels when situated within the Village Overlay

§330-1001- Parking ratios

- 7 (5 for professional office & 2 for art center) total off street parking spaces required- 0 proposed

§330-1004- Loading in the C-1 & Village Overlay districts

- 1 off street loading space required (art center) - 0 proposed

The Borough of Sewickley

Pennsylvania

INCORPORATED 1853

ZONING/BUILDING CODE OFFICER

601 THORN STREET • P.O. BOX 428 • MUNICIPAL BUILDING • SEWICKLEY, PA 15143-0428

e-mail: jmotznik@sewickleyborough.org

OLD BUSINESS:

NEW BUSINESS:

- Request for Advisory Opinion from State Ethics Commission

ADJOURNMENT: