

MUNICIPALITY OF MONROEVILLE
ZONING HEARING BOARD

April 6, 2022

7:30 PM

AGENDA

James Rosipal, Chairman
Gary Grysiak, Vice Chairman
Larry D'Agostino, Secretary
Michael Gaydos
Heather Wilkins

Bruce E. Dice & Associates, P.C., Solicitor
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 2, 2022

A. NEW BUSINESS

1. 22-6-A
Tynishia Powell

Applicant requests a Special Exception from Table 201 A of the Monroeville Zoning Ordinance, No. 1443, as amended, to operate a "Home Bakery" business from a single family residence. The property is located at 421 Franklin Heights Drive (Tax Parcel: 854-N-058), in the R-2, One-Family Residential Zoning District.

2. 22-7-A
KDP William Penn, LLC

Applicant requests a Variance from Section 207.8 of the Monroeville Zoning Ordinance, No. 1443, as amended, to permit parking that will encroach into the required 10' Front Yard Setback; the 15' Side Yard Setback and from Table 308 Off Street Parking Requirements to reduce the number of parking spaces from the required 256 to 237 (19 spaces). The property address is 3985 William Penn Highway (Tax Parcel: 743-G-70), in the "C-2" Business Commercial Zoning District.

3. 22-8-A
Robert Guiliani

Applicant requests a Variance from section 210 Fences of the Monroeville Zoning Ordinance, No. 1443, as amended, to construct a 6' tall, solid fence in the front yard of the property that faces Saunders Station Road. The property address is 100 Red Gate Drive (Tax Parcel: 979-K-087), in the "R-2" Single Family Residential Zoning District.

CONTINUED ON OTHER SIDE

In addition, a work session is scheduled for Wednesday, April 6, 2022, 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, 2700 Monroeville Boulevard, Monroeville, Pennsylvania 15146.

ADJOURNMENT