



Date of Hearing: January 22, 2015
Time of Hearing: 9:00
Zone Case 2 of 2015

7310 Frankstown Ave

Zoning District: RM-M

Ward: 13

Council District: 9, Councilperson Rev. Ricky Burgess

Neighborhood: Homewood South

Applicant: Siyaglobal Foundation

Owner: Antar Corporation

Change of use of 4,000 sq. ft. from a sit down restaurant to restaurant/vocational training.

Special Exception: 921.02.A.4 change from a one nonconforming use to another is a Special Exception

Appearances

For Appellant:

Objectors:

Observers:

Past Cases & Decisions:

N/A

Notes:

Certificate of Occupancy 63758, dated 10/12/1992, permitted occupancy "Use of 4,000 sq. ft. as a sit down restaurant".

Time of Hearing: 9:40
Zone Case 7 of 2015

1515 Monterey St

Zoning District: R1A-VH

Ward: 25

Council District: 6, Councilperson Corey O'Connor

Neighborhood: Central Northside

Applicant: Sendall Robert A

Owner: Sebdal Robert A

Build new 27'x 21' detached garage and 19'x22' deck at rear of 2 ½ story single family dwelling.

Variance: 903.03.E.2 minimum 5ft interior side setback required and 0ft(garage) and 1ft(deck) requested

Variance: 912.04.B minimum 2ft rear setback required and 0ft(deck) requested

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:

ZBA 335 of 1996, variance granted for the erection of a 25'x60' one story, six car detached garage in the rear yard of an existing 3 story, two family dwelling.

ZBA 126A and 126B of 2009, applicant's request to erect one new 20'x24' one story, 2car garage, and one 27.25' x 34.5' one story, 2car garage (expanding footprint of existing garage) to include 4.5' x 19' garage door tip-out; both in rear of existing 2 ½ story single family dwelling was granted subject to the conditions that the multiple lots of the subject property are to be consolidated.

Notes:

Certificate of Occupancy 25212, dated 2/2/1972, permitted occupancy "Grocery store on 1st floor, 1 family dwelling on 2nd floor".

Date of Hearing: January 22, 2015
(continued from December 4, 2014)
Time of Hearing: 9:50
Zone Case 285 of 2014

5250 Liberty Ave

Zoning District: UNC
Ward: 8
Council District: 7, Councilperson Deborah Gross
Neighborhood: Bloomfield
Owner: Morrow Park City Apt LLC
Applicant: Shawn Zimny

New 129.5 sq. ft. projecting business ID LED sign (sign2), 31.32 sq. ft. canopy sign (sign 3) and 58sq. ft. wall mounted sign (alternatively Neighborhood Gateway sign 1) for Morrow Park City Apartments.

Variance: 919.03.R review under 919.03.R(sign 1)

Variance: 919.03.M.8(d)(ii) shall not exceed 9sq. ft. in face area and 129.5 sq. ft. requested (sign 2)

Variance: 919.03.M 5(c) canopy sign shall not exceed 8" in height and 1'2" proposed(sign 3)

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:

ZBA 149 of 2013, new six story structure to be used as multi-unit residential (215 units) with 181 integral parking stalls and 71 bicycle spaces.

Notes:

Commercial building permit 14-B-00444, occupancy is for use of 6story structure as multi-unit residential with 213 units and 178 integral parking spaces and 73 bicycle spaces (Morrow Park Apartments).

Date of Hearing: January 22, 2015
Time of Hearing: 10:00
Zone Case 1 of 2015

5223 Beeler St

Zoning District: R1D-L

Ward: 14

Council District: 8 ,Councilperson Daniel Gilman

Neighborhood: Squirrel Hill North

Applicant: Vansickle Rodney J & Mary A

Owner: Vansickle Rodney J & Mary A

Use of existing single family dwelling for a group of four unrelated persons.

Variance: 926-6.76(b) not permitted more than 3 unrelated people living together in a single family dwelling

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:

N/A

Notes:

Certificate of Occupancy 34171, dated 7/25/1978, permitted occupancy "2 1/2 story one family dwelling and a two car detached garage."

Date of Hearing: January 22, 2015

Time of Hearing: 10:10

Zone Case 9 of 2015

Suismon St (parcels 24-J-76, 78,73,75,82, 24-N-3)

Zoning District: R1A-VH

Ward: 23

Council District: 1, Councilperson Darlene Harris

Neighborhood: East Allegheny

Applicant: October Development

Owner: October Development

Seven new one story attached garages at rear of existing single family attached dwellings.

Variance: 903.03.E.2

minimum 5ft interior side setback required and 0ft requested

Appearances

For Appellant:

Objectors:

Observers:

Past Cases and Decisions:

ZBA 99of 2012, six new 3 story single family attached dwellings and one detached dwelling each with a one car parking pad at rear, Approved

Notes:

N/A
