



City of Pittsburgh, Department of City Planning
200 Ross Street, Third Floor
Pittsburgh, Pennsylvania 15219

Division of Zoning and Development Review

ZONING BOARD OF ADJUSTMENT

HEARING AGENDA

July 23, 2020

Board meetings will be hosted on Zoom and streamed on YouTube Live on the [Pittsburgh City Planning YouTube](#) page. To join the Zoom webinar, use the link: <https://us02web.zoom.us/j/85171125255> or call 301-715-8592 with Webinar ID: 851 7112 5255. If you are not planning to testify, please watch the YouTube Live stream to allow those testifying to be able to join the meeting.

Information about each agenda item is available on the [Virtual Zoning Board of Adjustment](#) page. To provide public comment, you can:

- Join the virtual meeting and use raise hand function to request to speak.
- Call into the meeting on your phone and use the raise hand function to request to speak by pressing *9. If you wish to provide testimony this way, please register in advance by emailing zoningboard@pittsburghpa.gov to ensure that you are provided time to speak.

Zoning Board of Adjustment notices are online at <https://pittsburghpa.gov/dcp/notices>.

Date of Hearing: July 23, 2020
Time of Hearing: 9:00
Zone Case 106 of 2020

200 Amber St

Zoning District: R3-M
Ward: 8
Council District: 9, Councilperson Rev Ricky Burgess
Neighborhood: East Liberty
Applicant: Kevin Kunak
Owner: 200 Amber Street LLC
DCP-ZDR-2020-04044

Interior renovation and change of use to multi unit residential.

Variance: 903.03.C.2 lot size per unit 1,800 sq. ft. required
and 726sq. ft. requested

Special Exception: 921.02.A.4 change in use from one non-
conforming use to another

Special Exception: 914.07.G.2.a off-site parking

Appearances
For Appellant:

Objectors:

Observers:

Past Cases & Decisions:
N/A

Notes:
N/A

Date of Hearing: July 23, 2020
Time of Hearing: 9:10
Zone Case 67 of 2020

5161 Stanton Ave

Zoning District: R1A-VH
Ward: 10
Council District: 7, Councilperson Deborah Gross
Neighborhood: Upper Lawrenceville
Owner: Ban Christopher M & Lillios Elizabeth Naomi
Applicant: Rob Dower
DCP-ZDR-2020-01195

Construction of new carport over existing parking pad attached to single-unit attached dwelling. Construction of new wooden privacy fence less than 6' in height along interior side lot line.

Variance: 903.03.E.2 minimum 5ft interior side setback required, and 0.8ft proposed for carport

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:

N/A

Notes:

N/A

Date of Hearing: July 23, 2020
Time of Hearing: 9:20
Zone Case 107 of 2020

2930 Devlin St

Zoning District: R2-L
Ward: 16
Council District: 3, Councilperson Bruce Kraus
Neighborhood: Arlington
Owner: Buda Andrew & Casale Samantha
Applicant: Buda Andrew
DCP-ZDR-2020-02491

6ft high privacy fence.

Variance: 903.03.B.2 minimum 30ft front setback required
and 0ft requested

Appearances
For Appellant:

Objectors:

Observers:

Past Cases & Decisions:

N/A

Notes:

N/A

Date of Hearing: July 23, 2020
Time of Hearing: 9:30
Zone Case 109 of 2020

5924 Elgin St

Zoning District: R1D-M
Ward: 11
Council District: 7, Councilperson Deborah Gross
Neighborhood: Highland Park
Owner: Jerzyk Christina M
Applicant: Justin Knecht
DCP-ZDR-2020-01874

New construction of enclosed porch on exterior side of existing two-story attached dwelling.

Variance: 903.03.C.2 the required exterior side setback in the R1D-M zoning district is 30'. The enclosed porch is proposed to be constructed to the exterior side lot line (a 0' setback) and beyond, into the public right-of-way.

the required front setback in the R1D-M zoning district is 30', the enclosed porch has 17ft setback

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:

N/A

Notes:

N/A

Date of Hearing: July 23, 2020
Time of Hearing: 9:40
Zone Case 108 of 2020

2003 Woodward Ave

Zoning District: R1D-H
Ward: 19
Council District: 4, Councilperson Anthony Coghill
Neighborhood: Brookline
Owner: Benjamin Suchko
Applicant: Benjamin Suchko
DCP-ZDR-2020-03930

Replace existing fence around property.

Variance: 925.06.A.2 maximum height in exterior side yard
4ft permitted, and 6ft requested

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:
N/A

Notes:
N/A

Date of Hearing: July 23, 2020
Time of Hearing: 9:50
Zone Case 103 of 2020

157 36th St

Zoning District: R1A-VH
Ward: 6
Council District: 7, Councilperson Deborah Gross
Neighborhood: Lower Lawrenceville
Applicant: John Edward Porter
Owner: Longshore Adam
DCP-ZDR-2019-07287

New construction of single family dwelling.

Variance: 903.03.E.2 maximum height 40ft/3 story permitted , 4 stories proposed

minimum 5ft exterior side setback permitted and 0ft requested

minimum 5ft interior side setback permitted and 0ft requested

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:
N/A

Notes:

N/A

Date of Hearing: July 23 2020
Time of Hearing: 10:00
Zone Case 145 of 2020

7449 Frankstown Ave

Zoning District: RM-M
Ward: 13
Council District: 9, Councilperson Rev Ricky Burgess
Neighborhood: Homewood North
Owner: Esperanza Homewood LLC
Applicant: Ryan England
DCP-ZDR-2020-00675

Combine two buildings to create a 15unit multi family building.

Special Exception: 916.02.A residential compatibility interior side setback 15ft, 3ft requested for parking space

dumpster side yard setback 30ft required, 20ft requested

Variance: 903.03.C 1,800sf per unit required and 546sf per unit requested

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:
N/A

Notes:

N/A

Date of Hearing: July 23,2020
(continued from July 2,2020)
Time of Hearing: 10:10
Zone Case 125 of 2020

242 Bigham St

Zoning District: R1D-H
Ward: 19
Council District: 2,Councilperson Theresa Kail-Smith
Neighborhood: Mount Washington
Owner: DiNatale Lorraine E & Mark
Applicant: Mark DiNatale
DCP-ZDR-2020-05119

New construction of pool and 6ft privacy fence.

Variance: 925.06.A.2 fences within exterior setback must be no taller than 4' and open, 6' privacy fence requested (request heard at July 2,2020 ZBA hearing)

Variance: 903.03.D.1 minimum interior side setback is 5'; 2' requested

minimum exterior side setback is 15'; 3' requested

Variance: 912.04.B minimum rear setback for accessory structures is 5', 3' requested

Appearances
For Appellant:

Objectors:

Observers:

Past Cases & Decisions:

N/A

Notes:

N/A

