Date of Hearing: October 11, 2018  
Time of Hearing: 9:00
Zone Case 235 of 2018

3808 Howley St

Zoning District: R1A-H
Ward: 6
Council District: 7, Councilperson Deborah Gross
Neighborhood: Lower Lawrenceville
Applicant: Paranick Adam J
Owner: Paranick Adam J

20’x20’ rear parking pad.

Variance: 903.03.D.2 minimum 5ft interior side setback required and 0ft requested

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

Appearances
For Appellant:

Objectors:

Observers:
Date of Hearing: October 11, 2018
Time of Hearing: 9:10
Zone Case 249 of 2018

7-9 Nusser St

Zoning District: H
Ward: 17
Council District: 3, Councilperson Bruce Kraus
Neighborhood: South Side Slops
Applicant: Keilan Walls
Owner: Blue Dog Enterprises

New construction of two single unit attached dwellings.

Variance: 905.02.C maximum disturbance area is 50% of total lot area; 55% requested

Variance: 905.02.C maximum permitted height is 40', 41' requested

Special Exception: 911.02 single unit attached residential is a Special Exception in the H zone

Variance : 911.04.A.69 primary structure must be located on buildable land defined as contiguous area of the lot less than 30% in existing slope; 100% of primary structures proposed in existing slope

Administrator’s Exception: 925.01.C.2 single unit dwelling may be permitted on an existing lot under the 3,200 SF minimum lot size as an Administrator’s Exception

Appearances
For Appellant:

Objectors:

Observers:

Past Cases and Decisions:
N/A

Notes:
N/A
**Date of Hearing:** October 11, 2018  
**Time of Hearing:** 9:20  
**Zone Case 254 of 2018**  
5146-48 Keystone St  
**Zoning District:** R1A-VH  
**Ward:** 10  
**Council District:** 7, Councilperson Deborah Gross  
**Neighborhood:** Upper Lawrenceville  
**Owner:** Burkhart Bridgett A  
**Applicant:** Jack Williams  

Lot subdivision, construct 3 new three story single family attached dwellings with rooftop decks.

<table>
<thead>
<tr>
<th>Variance</th>
<th>Description</th>
</tr>
</thead>
</table>
| 903.03.E.2 | minimum 1,200 sq. ft. lot size permitted and 1,078 sq. ft. and 926 sq. ft. requested  
minimum 5ft front setback required and 0ft requested for rooftop decks and unit 3  
minimum 15ft rear setback required and 12’3” requested for units 2,3  
minimum 5ft interior side setback required and 0ft requested (rooftop decks) |
| 925.06.C | minimum 3ft interior side setback required and 0ft requested for dwellings |
| 914.02 | one parking space required and 0 proposed for unit 1 |
| 926-10.129 | shall have at least one frontage upon a street |

**Appearances**

**For Appellant:**

**Objectors:**

**Observers:**

**Past Cases & Decisions:**

N/A

**Notes:**

N/A
Date of Hearing: October 11, 2018
Time of Hearing: 9:40
Zone Case 241 of 2018

30 (29) Childs St

Zoning District: R1A-H
Ward: 4
Council District: 3, Councilperson Bruce Kraus
Neighborhood: South Oakland
Applicant: Jason Roth Architect
Owner: Kossis Blair H & Andrea

Addition to existing single family home.

Variance: 903.03.E.2    rear setback 15ft required, proposed
11’6” to house and 5’4” for deck

Appearances
For Appellant:

Objectors:

Observers:
Date of Hearing: October 11, 2018
Time of Hearing: 9:50
Zone Case 250 of 2018

3128 Allendale St(42-P-42-1)

Zoning District: R2-M
Ward: 20
Council District: 2, Councilperson Theresa Kail-Smith
Neighborhood: Sheraden
Applicant: Benjamin Levenger
Owner: Associated Master Plumbers

New 121 stall parking lot for existing vocational school.

Variance: 912.04.A  minimum front setback for accessory parking is 30’, 4’6” requested

Variance: 912.04.C  minimum exterior side setback for accessory parking is 30’, 14’ requested

Appearances
For Appellant:

Objectors:

Observers:
Date of Hearing: October 11, 2018
Time of Hearing: 10:00
Zone Case 252 of 2018

5898 Wilkins Ave

Zoning District: R1D-VL
Ward: 14
Council District: 8, Councilperson Erika Strassburger
Neighborhood: Squirrel Hill
Owner: Congregation EZ Hayim Tree of Life
Applicant: New Light Congregation

New 10.08 sq. ft. ground mounted identification sign.

Variance: 919.03.N.2 limited to one sign for each primary entrance

Past Cases and Decisions:
ZBA 152 of 2018, applicant’s request for new 10.08 sq. ft. ground mounted identification sign was denied.

Notes:
N/A
Date of Hearing: October 11, 2018
Time of Hearing: 10:10
Zone Case 243 of 2018

364 Lamarino St

Zoning District: R1D-H
Ward: 19
Council District: 4, Councilperson Anthony Coghill
Neighborhood: Brookline
Applicant: Kail Christopher
Owner: Kail Christopher

Continued use of structure as two family dwelling.

Variance/Review: 911.02 use of structure as two family dwelling

Past Cases and Decisions: N/A

Notes:
Certificate of occupancy 24246, dated 1/20/1971, permitted occupancy “One and two story one family dwelling”.
**Date of Hearing:** October 11, 2018  
**Time of Hearing:** 10:20  
**Zone Case 244 of 2018**

5490 Maynard St

**Zoning District:** R1D-L  
**Ward:** 14  
**Council District:** 8, Councilperson Erika Strassburger  
**Neighborhood:** Squirrel Hill North  
**Applicant:** Kessler Jack  
**Owner:** Kessler Jack

20’x26’ two story front addition.

**Variance:** 903.03.B.2  
minimum 30ft front setback required and 10ft requested

**Past Cases & Decisions:**  
N/A

**Notes:**  
N/A

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**Appearances**

For Appellant:

Objectors:

Observers:
Date of Hearing: October 11, 2018
Time of Hearing: 10:30
Zone Case 247 of 2018

4000 Butler St

Zoning District: LNC
Ward: 9
Council District: 7, Councilperson Deborah Gross
Neighborhood: Lawrenceville
Applicant: Carik Sign Installation Services LLC
Owner: Mcshane Nadeen J

LED pricing panel for a gas station.

Variance: 919.03.O.3 electronic non-adverting signs are not permitted in LNC zone

Appearances
For Appellant:

Objectors:

Observers:
<table>
<thead>
<tr>
<th>Date of Hearing:</th>
<th>October 11, 2018</th>
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<tbody>
<tr>
<td>Time of Hearing:</td>
<td>10:40</td>
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<td>Zone Case: 225 of 2018</td>
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<td>Council District:</td>
<td>6, Councilperson R Daniel Lavelle</td>
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<td>Neighborhood:</td>
<td>Central Northside</td>
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<tr>
<td>Owner:</td>
<td>Spencer Brad</td>
</tr>
<tr>
<td>Applicant:</td>
<td>Nathan Hart</td>
</tr>
</tbody>
</table>

New 3 story single family attached dwellings with integral parking, rear decks, and rooftop decks.

**Protest Appeal:** City Council Resolution 2013-1647
Appeal of the Zoning's Administrator's denial of demolition permit. Denial based on City Council Resolution 2013-1647 enacting a moratorium on demolitions in the Mexican War Streets expansion National Register Nomination of 2008

**Variance:** 903.03.E.2
minimum 5ft interior side setback required and 0ft requested for accessories

**Variance:** 925.06.C
minimum 3ft interior side setback required and 0ft requested for dwellings

**Appearances**
**For Appellant:**

**Objectors:**

**Observers:**

**Past Cases & Decisions:**
N/A

**Notes:**
N/A