

MT. LEBANON, PENNSYLVANIA

The Zoning Hearing Board of Mt. Lebanon, Pennsylvania will hold a public hearing in the Commission Chambers of the Mt. Lebanon Municipal Building, 710 Washington Road on Thursday evening, April 5, 2012 at 7:30 p.m., (prevailing time).

APPEAL NO. 1680

OWNER: Adam Steinberger
234 Magnolia Place
Pittsburgh, PA 15228

APPELLANT: Adam Steinberger
234 Magnolia Place
Pittsburgh, PA 15228

LOCATION: 234 Magnolia Place
Pittsburgh, PA 15228

The appellant is requesting a variance as provide for in Ordinance No. 2636, Chapter XX, for the following Zoning Code sections: § 203.5.3 Yard Requirements § 203.5.3.1.2 Side Yard § 203.5.3.1.2.1 Principal Use or Structure - two (2) Side Yards, totaling fifteen (15) feet, but in no case shall any Side Yard be less than five (5) feet § 203.5.3.1.2.2 Accessory Use or Structure – five (5) feet §1305 Unenclosed Porch Exceptions An unenclosed porch, not more than one (1) *Story* or fourteen (14) feet in height, may be erected in the required *Front and Rear Yard* of properties situated in the R-1, R-2 and R-3 Districts, provided that it shall not extend more than ten (10) feet into a required *Front or Rear Yard*, or extend into the required *Side Yard*.

The appellant is requesting this variance for the proposed construction of a 16 X 22' deck at the rear of the dwelling. This proposed construction will encroach 4 feet into a required side yard.

The property is zoned R-2 Single-Family Residential District.

The application for this request was received by the Chief Inspector and it was determined that the matter should properly come before the Zoning Hearing Board. Ordinance No. 2636, Chapter XX, Part 12, section 1201, empowers the Zoning Hearing Board to act in this appeal.

MT. LEBANON, PENNSYLVANIA
ZONING HEARING BOARD

Jb/1no1680

Thomas Dempsey
Chairman