

**ZONING HEARING BOARD**  
**MT. LEBANON, PENNSYLVANIA**

**ZONING HEARING NOTICE TO PROPERTY OWNERS & INTERESTED PERSONS**

Mt. Lebanon, Pennsylvania wishes to advise that the Zoning Hearing Board will conduct a public hearing in the Commission Chambers of the Mt. Lebanon Municipal Building, 710 Washington Road, on Thursday evening July 26, 2012 at 7:30 p.m. (prevailing time).

The following appeal is listed for hearing at which time - as a property owner within 200 feet of the property in question or an interested person - you are invited to submit your view on the matter in person, by writing, or by representatives.

**APPEAL NO. 1685**

**OWNER:** Greenlawn Associates LLC.  
c/o Hanna Holdings Inc.  
119 Gamma Drive  
Pittsburgh, PA 15238

**APPELLANT:** Stephen Casey  
Stephen Casey Architects  
40 24th Street  
Pittsburgh, PA 15222

**LOCATION:** 701 Washington Road  
Pittsburgh, PA 15228

The appellant is requesting a variance as provide for in Ordinance No. 2636, Chapter XX, for the following Zoning Code sections: §704.5 Prohibited Materials. §704.5.1 Concrete finishes or pre-cast concrete panels (tilt wall) that are not exposed aggregate, hammered, embossed, imprinted, sandblasted or covered with a cement-based acrylic coating shall not be used as exterior Building materials and shall be prohibited on all exterior walls. §704.5.2 Metal panels with a depth of less than one (1) inch or a thickness less than U.S. Standard twenty-six (26) gauge shall not be used as exterior Building materials and shall be prohibited on all exterior walls. §704.5.3 In the C-1 and CBD Districts no unpainted masonry or brick materials may be painted if originally designed to be unpainted. This shall not include cement block construction. §704.5.4 In any District, mirrored glass with a reflectance greater than forty percent (40%) shall be prohibited from covering more than forty percent (40%) of the exterior walls of any Building.

The appellant is requesting these variances for the reconstruction of a commercial building that has multiple building materials and has been painted in the past.

The property is zoned CBD Commercial 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.