

**AGENDA
MT LEBANON ZONING HEARING BOARD
THURSDAY SEPTEMBER 7, 2023 7 p.m.**

MEETING LOCATION: Mt Lebanon Municipal Building, 710 Washington Rd, Pittsburgh, PA 15228 Commission Chambers

ZOOMLINK: <https://us02web.zoom.us/j/81552103789>

MEETING RECORDED: Yes

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, Zoom, by representatives or emailing **before noon on Thursday September 7, 2023** to the Chief Inspector/Zoning Officer, Rodney Sarver at rsarver@mtlebanon.org. If you have any questions regarding the following case, please feel free to contact the Inspections Office (412-343-3468), and we can assist you.

APPEAL NO. 1857

OWNER: Kathryn Barr, 356 Hazel Drive, Pittsburgh, PA 15228

APPELLANT: Kathryn Barr, 356 Hazel Drive, Pittsburgh, PA 15228

LOCATION: 356 Hazel Drive, Pittsburgh, PA 15228

The applicant is seeking a variance to remove an existing detached garage in the front yard, with a terrace above, and not replace it with another garage or parking area. The Zoning Ordinance prohibits the removal of an existing garage without providing another enclosed parking space in a garage. The appellant is requesting a variance to Ordinance No. 2636, Chapter XX.

Zoom participants: If you wish to comment during public comment agenda items, use the raise hand function. During the public comment agenda item, the chair will recognize you. When recognized, be sure to un-mute your line and announce your name and address for the record. Please Note, if you plan on testifying or offering evidence for or against said case, it is advised to attend in person.

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ZONING HEARING NOTICE TO PROPERTY OWNERS & INTERESTED PERSONS

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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.

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OWNER: Kathryn Barr, 356 Hazel Drive, Pittsburgh, PA 15228

APPELLANT: Kathryn Barr, 356 Hazel Drive, Pittsburgh, PA 15228

LOCATION 356 Hazel Drive, Pittsburgh, PA 15228

The applicant is seeking a variance to remove an existing detached garage in the front yard, with a terrace above, and not replace it with another garage or parking area. The Zoning Ordinance prohibits the removal of an existing garage without providing another enclosed parking space in a garage. The appellant is requesting a variance to Ordinance No. 2636, Chapter XX, and the following sections:

§817 Off-Street Parking.

817.9 Parking Area, Driveway and Turnaround Standards. The following shall apply to all Parking Areas, Driveways and Turnarounds in all districts:

817.9.10 For proposed Dwellings and existing Dwellings which have or have had Garages, all Driveways and Parking Spaces shall conform to the following additional specifications:

817.9.10.2 A required Garage shall not be removed, converted to another use, or replaced with a Parking Area until an enclosed Parking Space in a Garage is provided.

The property is zoned R-2 Single Family Residential District

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