

May 14, 2013
City of Erie, Pennsylvania
ZONING HEARING BOARD
1:00 P.M.

The regular meeting of the Zoning Hearing Board will be held Tuesday, May 14, 2013 at **1:00 P.M.**, in City Council Chambers, Municipal Building, 626 State Street.

- A G E N D A -

THE FOLLOWING APPEALS WILL BE HEARD:

Appeal No. 12,036 by Robert Nolan (5392-300) concerning property located at 3626 Pine Avenue in a C-1 district. The appellant is seeking a nonconforming change of use from used car sales to a service garage. Per Section 301.20 of the Erie City Zoning Ordinance, a change of nonconforming use shall be referred to the Zoning Hearing Board.

Appeal No. 12,037 by Greater Erie Area Habitat for Humanity (5112-200.01) concerning property located on Camphausen Avenue in an R-1A district. The appellant is seeking a dimensional variance for a proposed a single family dwelling at this location. Per Section 205 of the Erie City Zoning Ordinance, a single family dwelling in the R-1A district requires a 6,000 square foot lot. The available lot size is 5,238.55 square feet.

Appeal No. 12,038 by Taco Bell (2007-110) concerning property located at 1121 French Street in a C-2 district. The appellant is appealing the zoning office's decision regarding screening requirements as outline in Section 307. Per Section 307 of the Erie City Zoning Ordinance, for every new commercial development hereinafter established in the City of Erie, one tree is to be planted along all street frontages of the property for every 30 feet of frontage.

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