

August 13, 2013
City of Erie, Pennsylvania
ZONING HEARING BOARD
1:00 P.M.

The regular meeting of the Zoning Hearing Board will be held Tuesday, August 13, 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. 12,046 by Colleen McCarthy (4005-228) concerning property located at 150 West 5th Street in a C-3 district. The appellant is seeking a use variance to convert this property from a multifamily dwelling and professional service to a single family dwelling and professional service. Per Section 204.17 of the Erie City Zoning Ordinance, a single family dwelling is not a permitted use in the C-3 district.

Appeal No. 12,047 by Vincent and Joanne Martin (3026-207) concerning property they own located at 1602 Walnut Street in an R-2 district. The appellant is seeking to continue using the property as a multifamily dwelling by seeking a nonconforming change of use to convert this property from a commercial use and two family dwelling to a seven unit multifamily dwelling. Per Section 301.20 of the Erie City Zoning Ordinance, a nonconforming change of use shall be referred to the Zoning Hearing Board.

Appeal No. 12,048 by Nick Marinelli (5049-233) concerning property he owns located at 1061-63 East 26th Street in an RLB district. The appellant is seeking a dimensional variance to convert the nonconforming five unit multifamily dwelling to a six unit multifamily dwelling. Per Section 205 of the Erie City Zoning Ordinance, a six unit multifamily dwelling requires 9,000 square feet of lot area. The lot is 3,750 square feet.

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