

June 13, 2017
City of Erie, Pennsylvania
ZONING HEARING BOARD
1:00 P.M.

The regular meeting of the Zoning Hearing Board will be held Tuesday, June 13, 2017 at **1:00 P.M.**, in Council Chambers, City of Erie Municipal Building, 626 State Street, Erie PA.

- A G E N D A -

THE FOLLOWING APPEALS WILL BE HEARD:

Appeal No. 12,157 by Janet Ferguson (Index#: 4039-209) concerning property located at 107 Plum Street in a WR district. The appellant is seeking a dimensional variance for a three story 29'x30' addition which includes garage doors facing the street. Per Section 205.23 of the Erie City Zoning Ordinance, garage doors facing the street must be a minimum of 20 feet from the street property line; 4 feet is proposed.

Appeal No. 12,158 by the Erie Civic Theatre Assoc. (Index#: 3004-212) concerning property located at 13, 15 West 10th Street in a C-3 district. The appellant is seeking a dimensional variance for 214 square feet of signage. Per Section 303.14 of the Erie City Zoning Ordinance, signs shall not exceed in square feet 2 times the lineal feet of frontage of the lot. The maximum square feet of signage for this lot is 106 square feet; a total of 214 square feet is proposed.

Appeal No. 12,159 by Multi-Cultural Community Resource Center (Index#: 2026-101) concerning property located at the SW corner of 9th & Ash Street in an R-2 district. The appellant is seeking a variance for a 20'x30' pavilion. Per Section 205.18 of the Erie City Zoning Ordinance, accessory buildings shall be located in the side or rear yard of the principal building; the proposed location is on a vacant lot without a principal building.

Appeal No. 12,160 by Moxie Three Real Estate Inc. (Index#: 3045-200) concerning property located at 901 West 12th Street in an M-2 district. The appellant is seeking a use variance for a retail business. Per Section 204.20 of the Erie City Zoning Ordinance, a retail business is not permitted in an M-2 district.

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Note: The regular meetings of the Zoning Hearing Board are located in Council Chambers, City of Erie Municipal Building, 626 State Street, Erie PA. Persons with a disability who wish to attend and require an auxiliary aid service or other accommodation to testify at the hearing should contact the City of Erie ADA Coordinator at (814) 870-1469 at least 48 hours in advance so that arrangements can be made.