

CALL TO ORDER: Cris Lowstuter at 6:03 p.m.

PRESENT: Cris Lowstuter – Chair of the Board, John Cramer – Board Member, Leonard Galante – Board Member

ALSO PRESENT: Matt Schmizzi - Solicitor, Faye Lehman – Court Recorder, Ed Antonacci – City Engineer, Benjamin Walker – Board Secretary

ABSENT WITH CAUSE: Patty Caralli – Board Member, Mike Cafasso – Board Member, Bill Whetzel – Zoning Officer

AGENDA: A motion was made by Leonard Galante and seconded by John Cramer to accept the November 16, 2021 Agenda as presented.

All present were in favor.

MINUTES: Motion was made by Leonard Galante and seconded by John Cramer to table approval of meeting minutes.

All present were in favor.

CITIZENS: None

COMMUNICATIONS: None

OLD BUSINESS: None

NEW BUSINESS:

Advertised October 28, 2020 and November 2, 2020 - site posted October 28, 2020

1. **Appeal #20-03:** Erica Culp, 505 Welty Avenue, Jeannette, PA 15644 is requesting a variance to Zoning Ordinance 17-07, Article 7, Section 2 for permission to construct a driveway in the front of 505 Welty Avenue, Jeannette, PA 15644, TAX MAP No. 14-03-04-O-181.

This property is located in a Traditional Neighborhood District according to the Zoning Map as part of the Zoning Ordinance. Some of the driveway is to be constructed in the front of the home, which is in violation of Zoning Ordinance 17-07, Article 7, Section 2, which pertains to driveway locations in the City of Jeannette. The driveway is intended for parking use and for equipment access to construct an addition to the existing structure on the property.

Michael Culp, Erica Culp's husband presented his case and presented photographs and explained future plans to add an addition to the rear of the property, which is inaccessible without a useable driveway. He explained that the addition to the structure was necessary for his growing family's needs, and may be important for handicap accessibility.

City Engineer, Ed Antonacci explained that a seepage pit for drainage into the street would be necessary along with a new concrete curb.

Mr. Culp clarified that they hoped to use asphalt for the construction of this driveway.

MOTION TO GRANT THE APPLICANT A VARIANCE TO ZONING ORDINANCE 17-07 ARTICLE 7 SECTION 2 TO CONSTRUCT THE INTENDED DRIVEWAY CONTINGENT UPON THE APPLICANT CONSTRUCTING THE DRIVEWAY TO 22 FEET IN COMPLIANCE WITH ALL APPLICABLE ORDINANCE AND REGULATIONS INCLUDING, BUT NOT LIMITED TO THE CITY OF JEANNETTE AND PENN DOT; AND FURTEHR CONTINGENT ON THE APPLICANT COMPLYING WITH THE RECOMMENDATIONS OF A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF PENNSYLVANIA AND THAT ALL WORK SHALL BE COMPLETED WITHIN SIXTY DAYS FROM THE DATE OF THIS DECISION.

A motion was made by Leonard Galante and seconded by John Cramer.
All present were in favor.

ADJOURNMENT: