

**ZONING HEARING BOARD MEETING
MINUTES
*April 23, 2008***

The Meeting of the Zoning Hearing Board of the Township of Upper St. Clair, duly advertised and posted in accordance with law, was called to order by the Chairman at 8:00 PM, Wednesday, April 23, 2008 in the Board of Commissioners Meeting Room, Township Municipal Building, 1820 McLaughlin Run Road, Upper St. Clair, PA 15241.

PRESENT

BOARD MEMBERS

David E. Tungate , Chairman

TOWNSHIP STAFF

Mr. Randy Hindman , Chief Inspector

TOWNSHIP ATTORNEY

Charles P. McCullough , Township Attorney

RECORDING SECRETARY

Carla Esselstyn

ABSENT

BOARD MEMBERS

Robert L. Allman, II

Dwight D. Ferguson

PUBLIC Approximately 8 people attended.

ELECTION OF CHAIRMAN, VICE CHAIRMAN, HEARING OFFICERS AND SECRETARY

Due to the fact that only one member of the Board was present; the Election of Officers was continued to the next meeting of the Zoning Hearing Board.

CONSIDERATION OF THE MINUTES FROM THE JUNE 27, 2007 MEETING

Approval of the June 27, 2007 meeting minutes was continued to the May 28, 2008 Zoning Hearing Board Meeting.

ADMINISTRATION OF OATH OF TRUTH

The Chairman explained the procedure for the Hearing and administered the oath of truth to all those wishing to testify.

ZONING HEARING BOARD MEETING MINUTES

April 23, 2008

2.

NEW BUSINESS

ZHB08-0001 - 1757 MOYNELLE DRIVE, DANNY P. CERRONE, JR.

Since there was not a quorum for this meeting, the Chairman, acted as a Hearing Officer to make a record of the Hearing.

This was an appeal for a variance for the placement of a 10'6" by 11'6" addition to the rear of a single family dwelling. The property is zoned R-1, Single Family Residential District.

Danny P. Cerrone, Jr. was present to represent Norman and Rona Pookman.

Mr. Hindman entered Applicant Exhibits #1-4 and Township Exhibits #1-3 into the record. He also entered his April 23, 2008 memo to the Zoning Hearing Board into the record as Township Exhibit No. 4.

Mr. Cerrone amended the application to reflect a request for a 7 foot variance, instead of a 6 foot variance as noted, into the rear of the property, leaving a 43 foot rear yard setback. He also entered his *Narrative and Exhibits in Support of Application* with exhibit numbers 1 through 11.

Applicant exhibit number 12, drawing/floor plan of the addition, was also entered.

Mr. Tungate admitted all exhibits.

Mr. Cerrone stated that the basis for the request is to assist Mr. Pookman with his struggles with Parkinson's disease. The proposed addition would contain a shower and laundry facilities. This would assist the family in living on one level. The present dining room would become the master bedroom, and there is presently a toilet and sink on the main level.

John Kauper, the Pookman's architect and friend, gave testimony that the westerly, or left, side of the house is the best location for the proposed addition. The right side of the house would require excavation of the hillside, thereby increasing the cost of the project.

Mr. and Mrs. Pookman testified that they would like to continue to live in their neighborhood of 38 years, but without the proposed addition, they would probably need to leave and make other arrangements.

William Poelott and Denise Nauman, neighbors of the Pookmans and Sandi Quinn, their daughter, also testified in favor of the proposed addition.

With no further testimony to be added, the Chairman closed the record.

OTHER BUSINESS

ADOPTION OF 2008 CALENDAR OF MEETING DATES AND FILING DEADLINES

The 2008 Calendar of Meeting Dates and Filing Deadlines was not approved at this meeting. It will be placed on the agenda for the May Meeting.

ADJOURNMENT

There being no further business, the meeting was adjourned at 9:15 PM.

Carla Esselstyn
Recording Secretary
April 23, 2008