

**ZONING HEARING BOARD MEETING**  
**September 15, 2014 MINUTES**

**Members Present:**  
P. Andrew Diamond  
Charles Hawkins  
Allan Tedesco  
Vincent Plocido

**Township Staff Present:**  
Ron Henshaw, Director Community Development

**Members Absent:** Glenn Geisel

**Court Stenographer:** Jill Josey

Mr. Diamond called the meeting to order at 7:36 p.m.

Roll call was taken and it was noted that all members were present except Mr. Geisel, who was excused.

**New Business:**

**AP #13690** - An appeal on behalf of Pittsburgh Sign and Lighting LLC. The request is for a variance from the provisions of Chapter 27, Zoning, Part 6 (Signs), Section 605.5.B(1)(b)3 (Shopping Center Signs) (Building signs) located at 1717, Suite A, Route 228, Cranberry Township, PA 16066 (Map & parcel no. 130.4F44.19).

All parties to be involved in the hearing were sworn in by the stenographer. Mr. Diamond verified the application was received and in good order with staff and then read the application into the record.

Testimony was given by the applicant, Mr. Sepe for Pittsburgh Sign and Lighting LLC. Mr. Sepe explained the request to allow a second building mounted sign to be allowed to face the same direction as the main building mounted sign.

The Board asked questions of the applicant and Mr. Henshaw.

Further discussion ensued among all participants.

Motion by Mr. Tedesco to approve the variance request, seconded by Mr. Hawkins.

Member	YES	NO	ABSTAIN	RECUSE
Andrew Diamond	X			
Allan Tedesco	X			
Charles Hawkins	X			
Vincent Plocido	X			

**AP #13894** - An appeal on behalf of Michael & Amy Drevna. The request is for a variance from the provisions of Chapter 27, Zoning, Part 4 (District Regulations), Section 403.6.D(2) (Minimum Yard Requirements for Principal Structure, Side Yard) located at 110 Mirage Drive, Cranberry Township, PA 16066 (Map & parcel no. 130.S19.F106).

All parties to be involved in the hearing were sworn in by the stenographer. Mr. Diamond verified the application was received and in good order with staff and then read the application into the record.

Testimony was given by the applicants, Mr. and Mrs. Drevna. Mr. Drevna explained the need for the variance request.

The Board asked questions of the applicant and Mr. Henshaw.

Further discussion ensued among all participants.

Motion by Mr. Hawkins to approve the request for variance based upon the testimony presented. Seconded by Mr. Tedesco. The vote was unanimous and the appeal was granted.

Member	YES	NO	ABSTAIN	RECUSE
Andrew Diamond	X			
Allan Tedesco	X			
Charles Hawkins	X			
Vincent Plocido	X			

**Minutes:**

Motion by Mr. Tedesco to approve the August 18, 2014 minutes, seconded by Mr. Hawkins. Motion passed.

Member	YES	NO	ABSTAIN	RECUSE
Andrew Diamond	X			
Allan Tedesco	X			
Charles Hawkins	X			
Vincent Plocido			X	

**Adjournment:**

Motion to adjourn by Mr. Plocido, seconded by Mr. Hawkins. Motion passed.

Member	YES	NO	ABSTAIN	RECUSE
Andrew Diamond	X			
Allan Tedesco	X			
Charles Hawkins	X			
Vincent Plocido	X			

Meeting adjourned at 8:25 p.m.

Respectfully Submitted,

Ronald Henshaw, Director  
Community Development