

ZONING HEARING BOARD MEETING
August 15, 2011 MINUTES

Members Present:

P. Andrew Diamond
Allan Tedesco
Mark Veon
Glenn Geisel
Charles Hawkins
Phil Lope, Esq.

Township Staff Present:

Ronald Henshaw, Director Community Dev.
John K. Trant Jr., Chief Strategic Planning Officer
Neva Stanger, Esq.

Court Stenographer:

Leaette Cavalier

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

Roll call was taken and it was determined all members were present.

Old Business:

None

New Business:

Mr. Diamond began by stating the reason for the hearing. The Board then went into Executive Session at 7:40 pm. The meeting reconvened at 7:51 pm.

Mr. Diamond began with reading each of the applications into the record.

- a. **AP # 31393** - An appeal on behalf of Shirley & Jim Mahr. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1142 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.4F110.43-1B).
- b. **AP # 31394** - An appeal on behalf of Daryl & Cynthia Peterson. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1 Rolling Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.AB3).
- c. **AP # 31395** - An appeal on behalf of Mitchell & Beverly Evanitsky. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 2 Rolling Road, Cranberry Township, PA 16066 (Map & parcel no. 130.4F110.43-1A).
- d. **AP # 31396** - An appeal on behalf of Keith & Leslie Deily. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1150 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.AB2).
- e. **AP # 31397** - An appeal on behalf of Charles & Barbara Campbell. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1152 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.H).
- f. **AP # 31398** - An appeal on behalf of Emily Resko. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section

506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1166 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.E).

- g. AP # 31399** - An appeal on behalf of Mercedes Oliver. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1168 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.K115).
- h. AP # 31400** - An appeal on behalf of Hildegard Dobler. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 100 LaPorte Drive, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.K116).
- i. AP # 31401** - An appeal on behalf of Michael & Jean Safreed. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) located at 1172 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.K117).
- j. AP # 31402** - An appeal on behalf of William & Margaret Schnarrenberger. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1174 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.K118).
- k. AP # 31403** - An appeal on behalf of Jean & Adrienne Parenteau. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1176 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.K119).
- l. AP # 31404** - An appeal on behalf of Mary Grosskopf. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1178 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.D).
- m. AP # 31405** - An appeal on behalf of Vilma & Daniel Page. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1184 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.S7.B).
- n. AP # 31406** - An appeal on behalf of Mark C. Honess. The request is for a challenge to the validity of the Zoning Ordinance, Chapter 27, Zoning, Part 3 (Establishment of Districts, Map and General Regulations), Section 27-303 (Township Zoning District Map) and Chapter 27, Zoning, Part 5, (Overlay Districts), Section 506, 11.H (TND –Traditional Neighborhood Development (TND) Corridor Overlay District) located at 1188 Freedom Road, Cranberry Township, PA 16066 (Map & parcel no. 130.4F110.45).

Mr. Diamond stated that the cases would be heard in sequential order. The applicants that were present requested a continuance of their cases to the following month.

The Board went into Executive Session at 8:50 pm. The meeting reconvened at 8:56 pm.

Mr. Diamond stated that the Cases would be continued to September 19, 2011 at 7:30 pm. Any applicant who chooses to consolidate their cases must send a letter to the Board by September 14, 2011. Motion by Mr. Geisel, seconded

by Mr. Hawkins. Motion passed.

Minutes:

The Minutes of April 18, 2011, May 16, 2011, June 13, 2011 and July 25, 2011 were reviewed. Motion by Mr. Geisel to approve all of the minutes, seconded by Mr. Veon. Motion passed.

Adjournment:

Motion to adjourn by Mr. Hawkins, seconded by Mr. Veon. Vote was unanimous.
Meeting adjourned at 9:06 p.m.

Respectfully Submitted,

Ronald Henshaw, Director
Community Development