



**Division of Development Administration and Review**

City of Pittsburgh, Department of City Planning

200 Ross Street, Third Floor

Pittsburgh, Pennsylvania 15219

**ZONING BOARD OF ADJUSTMENT**

**HEARING AGENDA**

**October 20, 2011**

**Date of Hearing:** October 20, 2011

**Time of Hearing:** 9:00

**Zone Case 197 of 2011**

159 Almond Way

**Zoning District:** R1A-VH

**Ward:** 6

**Council District:** 7, Councilperson Patrick Dowd

**Neighborhood:** Lawrenceville

**Applicant:** Jim Scott

**Owner:** Joe Edelstein

Use of 4 off-site parking stalls for 162-164 Almond Way

**Special Exception:** 914.07.G.2(a)(1)      Off-site parking is a special exception

**Variance:** 903.03.E.2      Rear setback of 15' required & 1.5' requested

**Variance:** 903.03.E.2      interior side yard setback of 5' required & 0' requested

**Past Cases & Decisions:**

N/A

**Notes:**

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Appearances  
For Appellant:

Objectors:

Observers:

**Date of Hearing:** October 20, 2011

**Time of Hearing:** 9:10

**Zone Case 198 of 2011**

648 Mayville Avenue

**Zoning District:** R1D-M

**Ward:** 19

**Council District:** 4, Councilperson Natalia Rudiak

**Neighborhood:** Brookline

**Applicant/Owner:** Sal Noto III

8.5' x 19' parking pad in the front of an existing two story single family dwelling

**Variance:** 903.03.B.2

30 ft front yard setback required and 4' requested

Appearances  
For Appellant:

Objectors:

Observers:

**Past Cases & Decisions:**

**Notes:**

**Date of Hearing:** October 13, 2011

**Time of Hearing:** 9:20

**Zone Case 199A of 2011**

325 McKee Place

**Zoning District:** RM-H

**Ward:** 4

**Council District:** 6, Councilperson R. Daniel Lavelle

**Neighborhood:** South Oakland

**Applicant/Owner:** Dominick C. Sciulli

Use of 12' x 24' parking stall accessory to 1-family dwelling;

**Variance:** 903.03.D.2

25' front setback required,  
0' requested

Appearances

For Appellant:

Objectors:

Observers:

**Past Cases & Decisions:**

**Notes:**

**Date of Hearing:** October 13, 2011

**Time of Hearing:** 9:20

**Zone Case 199B of 2011**

7001-03-05 Kelly Street

**Zoning District:** R3-M

**Ward:** 13

**Council District:** 9, Councilperson Rev. Ricky Burgess

**Neighborhood:** Homewood

**Owner/Applicant:** Ken Cuccaro

Change from one non-conforming use to another, interior storage of Plumbing Equipment

**Variance:** 921.02.A.4

Change from one non-conforming use to another

Appearances

For Appellant:

Objectors:

Observers:

**Past Cases & Decisions:**  
N/A

**Notes:**  
N/A

<p><b>Date of Hearing:</b> October 20, 2011 <i>Continued from October 6, 2011</i></p> <p><b>Time of Hearing:</b> 9:50</p> <p><b>Zone Case 195 of 2011</b>  430 &amp; 434 Shady Ave  <b>Zoning District:</b> RM-H  <b>Ward:</b> 7  <b>Council District:</b> 8, Councilperson Bill Peduto  <b>Neighborhood:</b> Shadyside  <b>Applicant/Owner:</b> Rocco &amp; Vincenza DiDomenico</p> <p>New 4-Story, 28-Unit Apartment Building at 430 Shady with 20 parking spaces. Adjust lot line for 434 Shady, existing multi-unit residential building with 16 parking spaces.</p> <p><b>Variance:</b> 903.03.D.2                      Minimum lot size per unit 750 sq ft, 397 sq ft requested for 430 Shady</p> <p><b>Variance:</b> 903.03.D.2                      Interior side yard setbacks for 430 and 434 Shady of 10 feet required. 5' and 4' 8" provided.</p> <p><b>Variance:</b> 903.03.D.2                      Lot area for 434 Shady 9,887 sq ft requested and 18,000 sq ft required</p>	<p><b>Past Cases &amp; Decisions:</b> Continued from October 6, 2011</p> <p><b>Notes:</b> N/A</p>
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<p><u>Appearances</u> For Appellant:</p>	
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<p>Objectors:</p>	
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<p>Observers:</p>	
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