

**MUNICIPALITY OF
MONROEVILLE
ZONING HEARING BOARD
PUBLIC NOTICE**

TAKE NOTICE that the Zoning Hearing Board of the Municipality of Monroeville has scheduled their monthly meeting for Wednesday, March 6, 2024, at or about 7:30 p.m., in Council Chambers in the Monroeville Municipal Building, 2700 Monroeville Boulevard, Monroeville, Pennsylvania. At this time and place, the Zoning Hearing Board will hear the following requests, as well as those that may have been continued from previous meetings.

A. NEW BUSINESS

1. 24-2-A

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Applicant requests a Use Variance from section 1211 Special Exceptions of the Monroeville Zoning Ordinance, No. 2779 to operate a Bed and Breakfast. The property is located at 3986 Hazelwood Drive (Tax Parcel: 743-P-204), in the R-2, Single/Multi-Family Residential Zoning District.

2. 24-3-A

Chick-fil-A, Inc.

Applicant requests a Variance from section 811.G.(1)(c) Off-Street Parking Landscaping of the Monroeville Zoning Ordinance, No. 2779 to reduce the required square footage of certain "End Cap" parking islands. The property is located at 4040 William Penn Highway (Tax Parcel: 743-M-275), in the BLVD, Boulevard Zoning District

3. 24-4-A

Chick-fil-A, Inc.

Applicant requests a Variance from section 811.G.(1)(a)(ii) Off-Street Parking Landscaping of the Monroeville Zoning Ordinance, No. 2779 to reduce the required number of trees along the front of the property from the required 9 trees to 4 trees. The property is located at 4040 William Penn Highway (Tax Parcel: 743-M-275), in the BLVD, Boulevard Zoning District.

4. 24-5-A

Chick-fil-A, Inc.

Applicant requests a Variance from section 811.G.(1)(b) Off-Street Parking Landscaping of the Monroeville Zoning Ordinance, No. 2779 to eliminate one required parking island and reduce the required square footage of certain parking islands. The property is located at 4040 William Penn Highway (Tax Parcel: 743-M-275), in the BLVD, Boulevard Zoning District. In addition, a work session is scheduled for Wednesday, March 6, 2024, to be held prior to the regular Zoning Hearing Board Meeting, at or about 7:00 p.m., in the Council Caucus Room, Monroeville Municipal Building, 2700 Monroeville Boulevard, Monroeville, Pennsylvania 15146.

Paul H. Whealdon III, RLA,
AICP
Community Planner and
Zoning Officer