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, April 2, 2025, 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. 25-4-A

300 Seco Road Partners, LLC. Applicant requests a variance from Article III District Regulations, Section 309.F Industrial Zoning Districts of the Monroeville Zoning Ordinance, No. 2779 to install a 5,000 square feet accessory structure that will exceed the maximum allowable square footage of 500 square feet by 4,500 square feet. The property is located at 300 Seco Road (Tax Parcel: 855-G-156), in the M-1, Planned Industrial Zoning District.

2. 25-5-A

Carlos Scott

Applicant requests a dimensional variance from Article III District Regulations, Section 306 Residential Zoning Districts Lot and Yard Requirements; Table 301 Lot and Dimensional Requirements of the Monroeville Zoning Ordinance, No. 2779 to build a house that will encroach into the required 30' front yard setback by 22'. The property is a vacant, corner lot located along Orchard Street (Tax Parcel: 746-A-134) with 3 front yards, in the R-2, Single/Multi-Family Zoning District. The area of the proposed encroachment faces an un-opened right of way (paper street). In addition, a work session is scheduled for Wednesday, April 2, 2025, 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