

SUMMIT TOWNSHIP ZONING HEARING BOARD

Regular Business Meeting

Tuesday, March 26, 2019

The Summit Township Zoning Hearing Board Regular Business Meeting, as advertised, was called to order by Chairman Duane Hudak at 7:00 p.m. Also, present at the meeting was Board Members Robert Stewart and Joseph Welch, Solicitor Edward Betza, Zoning Assistant Tamara Cass, Stenographer Cecelia Muhanna and eight (8) interested persons.

ROLL CALL

Motion by Robert Stewart, seconded by Joseph Welch to approve the February 26, 2019 regular business meeting minutes as presented.

APPROVAL OF MINUTES

Vote: 2/0/1

Member Hudak abstained as he was not in attendance of the February meeting.

Those offering testimony were sworn in by Chairman Duane Hudak.

AFFIRMATION

Following discussion, as taken in transcript by Stenographer Muhanna, motion was made by Robert Stewart, seconded by Joseph Welch, to deny the variance requests to Summit Township Zoning Ordinance, Section 312.9, Section 400.22 (b), and Section 400.22 (c) as requested by Ark Hospitality, LLC, 8040 Perry Highway, Parcel ID No. 40-012-066.0-007.01, B-1 (Business). Thereby, denying their petitions to create a parcel without frontage on a public right-of-way, to have a high rise sign advertise the name of a business not located on the same premises as the sign structure, and to have a high rise sign structure located on a different premise than the advertising business.

ARK HOSPITALITY, LLC
VARIANCE

- Zoning Ord.
Section 312.9
Required Frontage
DENIED

VARIANCE

- Zoning Ord.
Section 400.22 (b)
High Rise Signs
DENIED

VARIANCE

- Zoning Ord.
Section 400.22 (c)
High Rise Signs
DENIED

Vote: 3/0

Following discussion, as taken in transcript by Stenographer Muhanna, motion was made by Robert Stewart, seconded by Joseph Welch, to grant the variance request to Summit Township Zoning Ordinance, Table 312.01, requested by David & Tracie Lossie, 983 Weber Lane, Parcel ID No. 40-007-019.0-050.00, R-2 (Residential) District. Thereby, granting their petition for a variance to accommodate their proposed addition to their existing detached garage by reducing the required side yard setback from the required 10 feet to 7 feet and 10 inches (94 inches), a variance of 2 feet and 2 inches (26 inches).

DAVID & TRACIE LOSSIE
VARIANCE

- Zoning Ord.
Table 312.01 (R-2)
Side Yard Setback
GRANTED

Vote: 3/0

The meeting was adjourned at 7:50 P.M.

ADJOURNMENT

Respectfully submitted,



Joseph Welch
Secretary

**SUMMIT TOWNSHIP
ZONING HEARING BOARD**

Regular Business Meeting

Tuesday, March 26, 2019

7:00 p.m.

AGENDA

1. CALL TO ORDER

**2. APPROVAL OF MINUTES –
(02/26/2019) Regular Business Meeting**

3. ARK HOSPITALITY, LLC

8040 Perry Highway, Parcel ID No. 40-012-066.0-007.01, B-1 (Business) District

- **Variance to Zoning Ordinance, Section 312.09** – Regarding the required minimum frontage along a public street right-of-way for each lot.
- **Variance to Zoning Ordinance, Section 400.22 (b)** – Regarding the requirement for high rise signs to only contain the name, symbol, and nature of the business or services provided on the premises.
- **Variance to Zoning Ordinance, Section 400.22 (c)** – Regarding the requirement for high rise sign structures to be completely on the premises of the advertising business.

4. DAVID AND TRACIE LOSSIE

983 Weber Lane, Parcel ID No. 40-007-019.0-050.00, R-2 (Residential) District

- **Variance to Zoning Ordinance, Table 312.01**- Regarding the required side yard setback for accessory structures in the R-2 District

5. ADJOURNMENT

SUMMIT TOWNSHIP ZONING HEARING BOARD

Tuesday, March 26, 2019

Do you want to be notified when written decision is available (circle one)

For which case are you attending?

Name	Address (including zip)	Phone #	are you attending?	Do you want to be notified when written decision is available (circle one)
JIM WELKA	3200 W. 32 St, Erie 16506	833-3900	ARK	<input checked="" type="radio"/> Yes or No
Purbir Singh	8040 Perry Hwy 6-508A	7064162449	ARK	<input checked="" type="radio"/> Yes or No
Charal Ravi	8040 Perry Hwy Case PA	706-416-0696	ARK	<input checked="" type="radio"/> Yes or No
Gordon R. Schmidt	1053 Weber Lane	868-7491	#4	<input checked="" type="radio"/> Yes or No
David Lossie	983 Weber Lane	602-33755	#4	<input checked="" type="radio"/> Yes or No
Trace Lossie	983 Weber Lane	914-211-4492	#4	<input checked="" type="radio"/> Yes or No
Jim Siegar	3095 Highland Rd	514-434-2606	#4	<input checked="" type="radio"/> Yes or No
TERRY K. FULLER	1001 Weber Lane	886-5123	#4	<input checked="" type="radio"/> Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No
				Yes or No