

June 21, 2018

Zoning Case: Z03-18

**Window Systems
Oak Hill Partners II, LLC
4519 Gibsonia Rd.
Gibsonia, PA 15044**

Attendees: Scott Woloszyk, Joseph Gizienski, George Hollibaugh

Absent Member(s): Sean Parkinson, Neil Tristani, James Smullen

Other Attendees: William Payne, Code Enforcement Officer
Patrick Cassetti, Solicitor

Variance: From requirements of Ordinance No. 394: Article V, Section 5.5.3

Property is zoned SU (Special Use District)

Case Z03-18: Represented by Drake Core and Douglas Core of Oakhill Partners.

Seeking a side yard variance to construct a 36 foot warehouse addition. Ordinance states that in a SU district a 50 foot side yard is required. Addition will be 23.7 feet from property line creating a 26.3 foot variance.

Drake Core explained that warehouse will not be heated. Warehouse is needed to store commercial windows for on-going projects. Addition will extend towards the business known as Mike's Truck Service who has no problem with the variance. Mr. Woloszyk asked if variance was not granted what effect would it have on business. Drake and Douglas Core explained that they are currently renting storage trailers. These trailers are situated in the parking lot and create an eyesore for the property.

Public comment:

- Michael Beacom : Owner of Mike's Truck Service, 4521 Gibsonia Road – Has no problem with the variance.

First motion by Mr. Gizienski and second motion by Mr. Hollibaugh to **GRANT the side yard variance of 26.3 feet at 4519 Gibsonia Road.**

Voting was unanimous.