



TOWNSHIP OF NORTH FAYETTE ZONING HEARING BOARD SPECIAL MEETING

7:00 P. M. - Monday, September 18, 2023
North Fayette Township Municipal Building

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

- Brant Miller, Chairman
- Dan Patterson, Vice Chairman
- John Scott, Member
- Chip McCarthy, Alternate Member
- Anthony Cosgrove, Esq., Solicitor
- Debbie Midgley, Recording Secretary

4. ADMINISTRATIVE

1. Call for a motion to approve the minutes from the May 24, 2023 meeting.
2. Prior to this meeting, the Board held an executive session to receive advice of the Solicitor.
3. Notice of tonight's hearing was advertised, and the subject properties posted pursuant to the requirements of the Pennsylvania Municipalities Planning Code.
4. Court reporter to swear in witnesses and any members of the public wishing to comment during tonight's public hearings

5. PUBLIC COMMENT (on agenda action items only, excluding public hearing(s))

6. OLD BUSINESS

7. NEW BUSINESS

7.1. Application ZHBA-2023-3 - Oakdale Properties Variance Application

7.1.i. Open Public Hearing

7.1.ii. Summary:

An application filed by Oakdale Properties, LP, requesting a variance from the landscape plan requirements under Section 27-307(B)(6) of Chapter 27 of the North Fayette Township Code of Ordinances, Zoning, as amended, regarding a tree survey for a proposed residential development on property located at One Prion Drive & Whittengale Road in the R-2 Suburban Residential Zoning District currently designated as Allegheny County Parcel ID Nos. 586-L-1 and 493-N-2.

Documents:

[SYCAMORE RIDGE COVER LTR 7-26-23.PDF](#)

[PRION ZHB APP.PDF](#)

[7-25-23 ZHB SYCAMORE RIDGE.PDF](#)

7.1.ii.1. Board Exhibits

The Exhibits as enumerated on the Exhibit List prepared by the Board Solicitor are hereby entered into the Record of this hearing. The court reporter will insert those exhibits into the transcript as if the Exhibit List was read into the Record.

7.1.ii.1.1. Applicant's Case

7.1.ii.1.2. Township's Case

7.1.ii.1.3. Public Comment

7.1.ii.1.4. Executive Session (if necessary)

7.1.ii.1.5. Call for a motion to [Close or Continue] the Public Hearing

7.1.ii.1.6. Call for a motion to [Table or Act] on the Application

8. PUBLIC COMMENT

9. ADJOURNMENT [Chair can adjourn meeting at end of the agenda without motion]