**MINUTES**

**FOX CHAPEL PLANNING COMMISSION MEETING HELD AUGUST 17, 2020**

PRESENT: Harrison S. Lauer, Chairman; Nannette Bennett, Wesley W. Posvar, James Royston, Jeffrey Todd, Members; Paul R. Bell, Zoning Officer; A. Bruce Bowden, Borough Solicitor; Shawn M. Peterson, Borough Secretary

ALSO

PRESENT: Frank and Diane Rath, Paul Michael Pohl, Residents; Andrew C. Bennett, Betsy Monroe, Mandy Steele, Thomas Karet, Jay S. Troutman, Councilmembers; 11 Residents

Mr. Lauer called the meeting to order at 5:30 PM.

The minutes of July 20, 2020, meeting were approved as submitted.

Rath Pohl Plan of Lots – 400 & 402 Fairview Road – Lot Line Revision

The proposed lot-line revision for 400 & 402 Fairview Road will reduce 402 Fairview Road from 3.6586 acres to 3.1007 acres and increase 400 Fairview Road from 2.9993 acres to 3.5572 acres. Preliminary and Final Approval is sought. The proposed Rath Pohl Plan of Lots Lot Line Revision Plan will meet the requirements of the Borough’s Zoning Ordinance and Subdivision Ordinance with adjustments to the side yard setbacks for 400 Fairview Road.

The proposed lot line change was reviewed by LSSE and sent to the Allegheny County Economic Development, Planning Division for review and comment as required. Mr. Lauer asked the homeowners what the purpose was for the lot-line revision. Both Mr. and Mrs. Rath and Mr. Pohl said that there is a panhandle on the Pohls’ residence that the Raths will maintain, making the two lots trapezoidal-shaped. Mr. Lauer also stated that his drawings did not include the side yard setbacks. A representative from Hampton Technical Associates was not in attendance. Mr. Lauer advised the Raths, and Mr. Pohl that there is ample space for the setback, but the Planning Commission would like to see a Plan with the inclusion of the side yard setbacks.

Following review, it was moved by Mr. Lauer that the Planning Commission recommends to Council that the Rath Pohl Plan of Lots, Lot Line Revision be granted Preliminary and Final Approval contingent upon receipt of revised drawings reflecting the sideyard setbacks that comply with the Borough Ordinance and subject to compliance with any recommendations from the Allegheny County Economic Development, Planning Division. The motion was seconded by Mr. Royston and passed by a unanimous vote.

There being no other business to come before the Board, the meeting was adjourned at

5:48 PM.

SHAWN M. PETERSON

Borough Secretary