



**Borough of Ben Avon Heights**

**Tuesday, August 27<sup>th</sup>, 2024– Working Meeting**

A quorum is in attendance

**Present:**

Council Members: Berardi, Dawley, Morris (arrived at 7:06pm), Stiller

Mayor:

Secretary: DiNuzzo

Residents:

**Call to Order:** Mr. Stiller call the meeting to order at 7pm

**1. Public Comment:** *There was no public present to comment.*

**2. Approval of July Meeting Minutes:** *The minutes will be tabled and approved at the September meeting.*

**3. Zoning Ordinance:**

- a. **Discussion and edits:** Mr. Stiller noted that they reached out to the solicitor on story. They suggested removing mezzanine from the definition. Discussion began on page 25. Mr. Morris will look more into sight triangles/lines for the next meeting. Discussion took place on the front yard and building front. Mr. Morris noted we have some unique properties in the Borough; some of these properties have their front doors offset from the main structure like the garage, pushing their front yard into the side yard. He wanted to push back the building frontage to be the front most wall of the building where the principal entry is located. He believes this will fit better with the side yard setbacks. Some questions were raised on the zoning permit, they agreed they would like to make this clearer, and will reach out to the solicitor for guidance. Council finished the definitions and began reviewing the document page by page. Mr. Stiller noted he added the table back in. Discussion took place on setbacks. Mr. Stiller will look at past notes and what other Boroughs have written for their setbacks. Will discuss his findings at the next meeting. Council removed mixed uses. Council completed section 310.

Meeting adjourned at 8:56 pm