

City of Wilkes-Barre Zoning Hearing Board
February 19, 2020 Agenda

Hayden White, Esq. Chairman
Edward J. DeMichele, Vice Chmn.
Leon S. Schuster
Rodney Kaiser, Esq.
Jerry J. Altavilla



William C. Harris
Director of Planning & Zoning /
Zoning Officer
Telephone (570) 208-4164
Fax: (570) 208-4187
wharris@wilkes-barre.pa.us

NOTICE OF PUBLIC HEARING
BEFORE THE CITY OF WILKES-BARRE
ZONING HEARING BOARD

A public hearing will be held in City Council Chambers, Fourth Floor, City Hall, 40 East Market Street, Wilkes-Barre, Pennsylvania, on Wednesday, February 19, 2020 at 4:30 p.m., Eastern Standard Time, relative to the following zoning appeal application:

- a) Continued Hearing: Phoenix Estates-Thomas J. Greco** for the property located at **189 East Market Street** within an R-2 zone for a change in nonconforming use from a building containing Brinks offices, bank vault, money services (3500 S.F.) and medical-professional offices (2200 S.F.) changed to a building containing medical-professional offices (2200 S.F.) and a sixteen (16) unit rooming house.
- b) Continued Hearing: Jeffrey Tire and Services II** for the property located within an R-1 zone at **840 Scott Street** for a special exception to change a nonconforming use from a vacant automobile repair garage into a business for retail sales of tires and minor repair services for automobiles. A variance to permit a 84% enlargement (30' x 40' x 11' x 14' addition) of a nonconforming structure from the allowable 25% percent limit of the floor area as it existed at the time the structure and use first became nonconforming. A variance to waive the side yard of a corner lot setback from the required 10 feet down to 4 feet to construct the proposed addition.
- c) Nueva Vida en Cristo** for the property located within an R-1 zone at **158 East Main Street** for a special exception to establish a church for 60 parishioners.
- e) Cloud 10 Car Wash** for the property located within a M-1 zone at **150 North Wilkes-Barre Blvd.** for a variance to waive the vertical clearance of a free-standing sign from the required 9 feet down to 0 feet as measured from the lowest edge or point of the sign to the highest ground elevation located beneath the sign.

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ALL INTERESTED PERSONS MAY APPEAR AT SUCH HEARING. CASES WILL NOT NECESSARILY BE CALLED IN THE ORDER LISTED ABOVE. DISABILITIES NOTICE: This Hearing is being held at a facility which is accessible to persons with disabilities. Please notify the Human Resources Office, if special accommodations are required. Such notification should be made within one (1) week prior to the date of this hearing. The Human Resources Office can be reached at (570) 208-4173 or by FAX at (570) 208-4124 or by e-mail at wilkes-barre.pa.us

**By Order of the Zoning Hearing Board of the City of Wilkes-Barre
William C. Harris, Director of Planning & Zoning/Zoning Officer**

THE CITY OF WILKES-BARRE IS AN EQUAL OPPORTUNITY/AFFIRMATIVE ACTION
EMPLOYER

George C. Brown, MAYOR