

BOROUGH OF SCOTTDALE



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Office Use Only	
Appeal No.:	_____
Filing Date:	_____

Notice of Appeal to the Zoning Hearing Board of the Borough of Scottdale

The appellant: _____
Name: _____ Phone _____

hereby requests a hearing by the Zoning Hearing Board of the Borough of Scottdale concerning the following:

1. Basis for Relief Requested (Circle one - See Instructions)
 - a. Substantive challenges to the validity of any Land Use Ordinance.
 - b. Challenges to the validity of a Land Use Ordinance raising procedural questions.
 - c. Appeals from the determination of the Zoning Officer.
 - d. Appeals from a determination by the Borough Engineer or the Zoning officer with reference to the administration of any Flood Plain or Flood Hazard Ordinance.
 - e. Application for variances.
 - f. Applications for special exemptions.
 - g. Appeals from the determination of any office or agency charged with the administration of any transfers of developmental rights or performance density provision.
 - h. Appeals from the Zoning Officer's determination under Section 916.2 of the MPC, 52 P.S., 10916.2.
 - i. Appeal from the determination of the zoning officer or Borough Engineer in the enforcement of any Land Use Ordinance or provision with reference to sedimentation or erosion control and storm water management.
 - j. Code Hearing Board matters.

2. The application is related to: (Circle one or more)

- a. Use of real estate
- b. Lot Area and Area Requirements
- c. Parking and Loading
- d. Signs
- e. Non-conforming Use
- f. Existing Building
- g. Proposed Building

3. Describe Real Estate Affected: (Use extra sheets for the following Question if necessary)

a. Location: _____

b. Lot Size: _____

c. Present Zoning Classification: _____

d. Present Land Use: _____

4. If this appeal is the result of a previous action by an official of the Borough of Scottdale, please complete the following:

a. Describe the alleged error or objection of the Zoning Officer or building Inspector:

b. Date of any previous decision, if any. Briefly note the decision:

If the basis of the Appeal is a written determination by an official of the Borough of Scottdale, a copy of the written determination must be attached to this appeal.

5. Describe the action that the Appellant requests the Zoning Hearing Board to take with respect to the appeal:

6. Please list the Article and section of the Zoning Ordinance of the Borough of Scottsdale which the Petitioner claims to be applicable to this hearing request:

7. Give Appellant interest in real estate involved in the above hearing (Circle One)

- a. Owner
- b. Agent
- c. Lessee
- d. Other (Describe) _____

8. Under penalties of perjury, I hereby certify that all of the above statements and the statements contained in any papers or plans submitted herewith are true to the best of my knowledge, information, and belief.

Signature

Date

INSTRUCTIONS

General

1. The fee for a hearing of an appeal by the Zoning Hearing Board is \$450.00 plus advertising costs.
2. A copy of the affected real estate plan showing location, lot size, building size, set back, and exact location of building shall be submitted to the Zoning Hearing Board along with the application. The plot plan does not necessarily have to be drawn by an engineer or surveyor but should be a scale drawing with essential dimensions and measurements.
3. Copies of the Pennsylvania Municipalities Planning Code and of the Borough of Scottdale ordinance No. 461A-85 (known as "the 1985 Zoning Ordinance Amendment of the Borough of Scottdale") are available for review in the Scottdale Borough Manager's office. These should be used as a guide for request and in preparation for the appeal hearing.

Item 1

The subsections listed in Item 1 of the Application refer to sections of the 1985 Zoning Ordinance of the Borough of Scottdale, Chapter 27, Section 605.1. These sections form the basis of jurisdiction of the Zoning Hearing Board and unless the Zoning Hearing Board has jurisdiction of the matter, it will not hear the appeal. If the matter to be brought before the Board is a Variance, notice is directed to the provisions of Chapter 27, Section 607 relating to the standards to be applied by the Board in granting a Variance. Prior to the hearing, the applicant should thoroughly review the provisions and be prepared to address the requirements imposed by the Ordinance and the Pennsylvania Municipal Planning Code.

Item 2-7

As to Items 2 through 7, the applicant should fill out the form as completely as possible using additional sheets, if necessary. Upon completion of the Notice of Appeal, the applicant should file Pages 1,2, and 3 along with the required plot plan together with the appropriate fee with the Borough Manager. Unless the Notice of Appeal is complete, the appeal will not be deemed to be filed.