

CONDITIONAL USE APPROVAL

Instructions and General Information

Under the provisions of Ordinance 2420, the Penn Hills Zoning Ordinance, certain land uses (and building permits to construct such uses) can only be permitted after a conditional use approval has been obtained from the Mayor and Council. Ordinance 2420 lists all land uses that are conditional uses in each zoning district.

Steps for obtaining conditional use approval:

1. Advisory meeting with the Department of Planning and Economic Development.
2. A complete application consisting of the following:
 - a. Completed application form (provided by the Municipality).
 - b. Application fee \$600.00 – non refundable.
 - c. Twelve (12) copies of drawings and materials such as site plans, landscaping plans, architectural plans, etc., necessary to review adequately the proposed uses and their potential effect on adjacent properties.
3. Legal advertising/public notice (by the Municipality).
4. Planning Commission public hearing---Commission makes recommendation to the Mayor and Council.
5. Legal advertising and public notice (by the Municipality).
6. Municipal Council public hearing and decision.

For Additional Information Contact: 412-342-1174