Planning Commission Meeting
Tuesday, September 30, 2025
Public Meeting - 6:30 P.M.

CALL MEETING TO ORDER

ROLL CALL

Paige Bevan, Keith Conover, Mel Cook, Emily Moldovan

PUBLIC COMMENT ON PLANS

1. Lot Line Revision Plan

a. **421 Dawson Avenue, Carnegie, PA 15106** (66-J-244)
b. **537 Ridge Avenue, Carnegie, PA 15106** (66-J-250)
   A. **R2 — Residential District**
1. **Sean Steding Sr.** — (Property Owner/Applicant)
   A. **421 Dawson Avenue, Carnegie, PA 15106**
2. **Patricia Racz** — (Property Owner)
   A. **537 Ridge Avenue, Carnegie, PA 15106**
   a. **Proposed Use**
      i. **Current Use**
         1. Single-family Residential
      ii. **Proposed Use**
         1. Single-family Residential

Sean Steding purchased home at 421 Dawson Avenue around ten years ago and planned to acquire the additional land to expand his off-street parking. He currently has an agreement with the owner of 537 Ridge to acquire the land and is at the Planning Commission to formalize the lot line revision.

MOTION by Planning Commission Member Emily Moldovan to recommend approval of the lot line revision plan to Council contingent on the review and approval from the Borough's engineer and the Allegheny County Department of Economic Development. Seconded by Planning Commission Member Paige Bevan. All in favor. Motion passes.

2. **Carnegie Borough Comprehensive Plan Discussion (Continued)**

Planning Commission Member Conover discussed flooding issues in Carnegie, specifically along Campbells Run Road. Addressing both a communications plan and an evacuation plan are important in the discussion on flooding and resident safety. There should be multiple locations in the Borough where residents can safely take shelter in the event of an emergency, such as Carnegie Park, which will need sidewalks to ensure accessibility.

3. **Carnegie Borough Zoning Ordinance (Continued)**

4. **August 2025 Minutes (8/26/2025)**

MOTION by Planning Commission Member Paige Bevan to approve the August 2025 minutes. Seconded by Planning Commission Member Mel Cook. All in favor. Motion passes.

PUBLIC COMMENT

ADJOURNMENT

MOTION to adjourn by Planning Commission Member Emily Moldovan. Seconded by Planning Commission Member Paige Bevan. All in favor. Motion passes.