

BOARD OF ZONING APPEALS DIVISION III

August 19, 2025

Case Number: 2025-DV3-025

Property Address: 980 South Kitley Avenue (approximate address)

Location: Warren Township, Council District #20

Petitioner: 980 Kitley LLC, by David Gilman

Current Zoning: I-4 / I-3

Request: Variance of Development Standards of the Consolidated Zoning and Subdivision Ordinance to provide for the construction of a freestanding building with a two-foot front yard setback from Kitley Avenue (60 feet required), without required landscaping and sidewalk installation.

Current Land Use: Industrial

Staff Recommendations: N/A

Staff Reviewer: Noah Stern, Senior Planner

PETITION HISTORY

- This petition was continued to the August 12, 2025 BZA Division III hearing due to insufficient notice.
- The petition is to be continued to the September 16, 2025 BZA Division III hearing to allow for additional time to review revised materials.