SEWICKLEY HILLS BOROUGH
August 18, 2026 Planning Commission
Meeting Minutes

CALL TO ORDER: Mr. Klixbull called the meeting to order at 7:30 p.m. with the Pledge of Allegiance at the Sewickley Hills Borough Municipal/Recreational Building, located at 349 Magee Road, Sewickley, PA 15143-9117.

PRESENT: Tom Klixbull, Craig Rowland, Kevin Miko, Cindy Phillips, Don Fogel, Bailey Gilchrist, Diana Steele

ABSENT:

CITIZENS ATTENDED: Joe Hajnas, Michael Ott, David Dombrowski, Casey Schmidt, Mr. & Mrs. Gregorich

MINUTE APPROVAL: Mr. Klixbull asks if all members have had the opportunity to review the minutes from June 16, 2026 and asks for a motion to approve.

MOTION: **A motion is made to approve the meeting minutes as amended, from July 21, 2026 by Mr. Rowland, seconded by Mr. Miko; motion passes with all in favor.**

ITEMS DISCUSSED: Mr. Klixbull states that Mr. Michael Ott is present to request the zoning in the C-I District to allow Multi-family or single-family as a conditional/permitted use.

Mr. Ott states he brought his formal request for these changes to the PC on June 16, 2026, he added information with recommendations to change the wording on June 26, 2026. He stated that there are more strict provisions than the other PRD conditional provisions use.

Mr. Klixbull recommends a proposed amendment to the C-I District to include multi-family or single-family residential. Council to request attorney to prepare amendment variations of the PRD.

MOTION: A motion is made by Mr. Miko to recommend an amendment to the C-I Zoning Ordinance to include multi-family or single family residential as a conditional use to be prepared by the Planning Commission and Solicitor, seconded by Mr. Fogel, motion is carried with all in favor.

ADJOURNMENT: **MOTION: A motion is made by Mr. Rowland to adjourn at 8:00 p.m. seconded by Mr. Miko, motion is carried with all in favor.**

Respectfully submitted for approval

Diana Steele, Secretary