

TOWNSHIP OF O'HARA
REVIEW REQUIREMENTS FOR CONDITIONAL USE

Check if included with Application

- ☐ 1. Presentation Letter - requesting Planning Commission's and Township Council's review of Conditional Use and should include the following information, if applicable:
- ☐ 2. A recorded plat. (submit twenty (20) copies).
- ☐ 3. A site location map. (submit twenty (20) copies)
- ☐ 4. A site plan providing topography, building. (Township Code Chapter 385 Section 117.j) (submit twenty (20) copies)
- ☐ 5. A scaled drawing (minimum 1" = 50') of the proposed building. (submit twenty (20) copies)
- ☐ 6. A simplified (no scale) print showing elevations of the building. (submit twenty (20) copies)
- ☐ 7. Stormwater Management Plan for entire site for pre and post-developed area (Township Code Chapter 455 Section 15). (submit two (2) copies)
- ☐ 8. Parking Plan and Lot Layout including calculations for all use areas - Township Code Chapter 455 Section 15. (submit twenty (20) copies)
- ☐ 9. Grading Plan (Township Code Chapter 242 Section 5). (submit twenty (20) copies)
- ☐ 10. Soil and Erosion Control Plan meeting Allegheny County Conservation District Requirements. (submit two (2) copies)
- ☐ 11. Buffer area if needed (Township Code Chapter 455 Section 14.21). (submit twenty (20) copies)
- ☐ 12. Site analysis study (Township Code Chapter 455 Section 13.3.C.2). (submit two (2) copies)
- ☐ 13. Engineering Report (Township Code Chapter 455 Section 13.3.C.5). (submit two (2) copies)
- ☐ 14. Traffic Study (See performance standards applicable to Zoning District - Township Code Chapter 455 Section 13.3.C.6). (submit two (2) copies)
- ☐ 15. Landscaping Plan (Township Code Chapter 455 Section 14.21.D) (submit twenty (20) copies)
- ☐ 16. Application for Conditional Use Approval (available at the Township Office).
- ☐ 17. Verification that Items A-J of Township Code Chapter 455 Section 14.24 have been met.
- ☐ 18. Verification that all conditions specific to certain uses as provided for in the Township Code Chapter 455 have been met.
- ☐ 19. Review Fee (Resolution No. R-72-2022).

NOTE: All plans submitted shall be a maximum size "E" (34"x44") and folded to a size no greater than 10" x 13"

The above required information is to be submitted to the Township office 30 days prior to the scheduled Planning Commission Meeting. Regularly scheduled Planning Commission Meetings are held the third Monday of the month. The owner for the building proposal, or a representative, are requested to attend the Planning Commission Meeting to present the proposal and address any questions from the Planning Commission and/or citizens in attendance.

In addition, the Conditional Use requires a Public Hearing which will be scheduled by Council, and Final Approval by Township Council.

Mailing Address: Township of O'Hara
325 Fox Chapel Road
Pittsburgh, PA 15238
Phone: (412) 782-1400
Fax: (412) 782-4530

TOWNSHIP OF O'HARA
325 FOX CHAPEL ROAD, PITTSBURGH, PA 15238
(412) 782-1400 FAX (412) 782-4530

APPLICATION FOR CONDITIONAL USE APPROVAL

APPLICANT'S NAME _____ DATE _____

PROPERTY OWNER'S NAME _____

PROPERTY ADDRESS _____

_____ LOT & BLOCK NO. _____

DESCRIPTION OF PROPERTY (SIZE, DIMENSIONS) _____

CURRENT USE OF PROPERTY _____

PROPOSED USE OF PROPERTY _____

ORDINANCE PROVISIONS

RELEVANT SECTION CITE _____

CONDITIONS OF USE _____

CAN ALL CONDITIONS BE MET BY APPLICANT? ☐ YES ☐ NO

COMMENTS _____

FEE PAID \$ _____

RECEIPTED _____

SIGNATURE OF APPLICANT

NOTE: APPLICATIONS NOT PROVIDING ALL REQUIRED DOCUMENTATION WILL BE CONSIDERED INCOMPLETE AND WILL NOT BE PROCESSED.

TOWNSHIP USE ONLY:

DATE OF SUBMITTAL_____ FEE_____

DATE OF PLANNING COMMISSION REVIEW_____

DATE OF PUBLIC HEARING (TOWNSHIP COUNCIL)_____

DISPOSITION: ☐ GRANTED ☐ DENIED

COMMENTS:_____
