



# Township of O'Hara

325 Fox Chapel Road • Pittsburgh, PA 15238 • Telephone: 412-782-1400 • Fax: 412-782-4530

**Township of O'Hara**  
**Zoning Hearing Board**  
**Regular Meeting Minutes**

February 6, 2023

---

The regular monthly meeting of the O'Hara Township Zoning Hearing Board held on Monday February 6<sup>th</sup>, 2023 at the O'Hara Township Municipal Building located at - 325 Fox Chapel Road, Pittsburgh, PA 15238.

Chairman Scott Duffy called the meeting to order at 7:00 PM.

Emily Glick took roll call and the following board members attended:

Mr. Scott Duffy; Chairman, Ms. Emily Glick; Alternate.

Not in attendance Mr. Karl Kline, Secretary; Mr. Tom Gray,  
Mr. Richard Lockwood (applicant for tonight's hearing.)

---

## **ANNOUNCEMENTS**

Mr. Scott Duffy – We have (1) Case on file for this evening.

Mr. Scott Duffy: noted meeting procedures, stating that when anyone addresses the Board to come to the microphone, state his or her name, address, and the relationship to the application.

All persons wishing to give testimony during the hearing sworn in by: Veronica Trettel (Court Reporter)

Chairman Scott Duffy, informs the applicant that the members of the Board have visited the property and reviewed the application and information received for the case. The Board tries to render a decision which everyone involved finds acceptable. If for some reason the applicant disagrees with the decision, the applicant then has the right to appeal the decision through the Court of Common Pleas of Allegheny County.

Mr. Duffy thanks everyone for attending.

---

## ZONING HEARING BOARD CASE NO. 1245

Chairman Scott Duffy informs the applicant that there were only two board members present for tonight's hearing. He asks the applicant if he would like to continue the hearing to another evening when the entire board is present or would he consent to the case being heard by the two members present. Mr. Lockwood gave consent to be heard by the board members present.

Mr. Scott Duffy – reads the case description: Richard Lockwood wishes to obtain the necessary variance for front yard setback, at 30 Collinwood Drive, Pittsburgh PA 15215 Block and Lot 223-G-42. The subject property is located in an "R-2" (Suburban Residential) Zoning District. As proposed, the request violates the Zoning Ordinance Chapter 72, Section 72-5.6.

Mr. Duffy – asks Scott Chermak where we are on this case.

Mr. Scott Chermak – **On January 9th, 2023 (Case #1245)**, Received a Zoning Hearing Board application from Richard Lockwood who wishes to obtain the necessary variance for front yard setback, at 30 Collinwood Drive, Pittsburgh PA 15215, Block and Lot 223-G-42.

The official notice advertising the Zoning Hearing Board Meeting was prepared and advertised twice in The Herald, once on January 26, 2023 and then again on February 2, 2023. On January 23, 2023 copies of the official notice mailed to the adjacent property owners and applicant. A copy of the notice posted for viewing at the O'Hara Township Municipal building and at the subject property on January 23, 2023.

Mr. Duffy request Mr. Lockwood present his case to the board.

Mr. Lockwood presents testimony in regard to: The age of his home, weather exposure on the front of the home, deteriorated conditions and damage of the current stoop, stairs and water infiltration into the home from this location.

Mr. Lockwood describes how his proposal would be the minimum modification necessary to provide a useable cover to provide protection to the stoop and home from inclement weather. He also notes that the improvement would be consistent with the neighborhood. He also noted a variance already granted by the board to his neighbor for a similar stoop cover.

Mrs. Emily Glick initiates some discussion on where the property line actually starts as the driveway as shown made it unclear. Discussion among board and zoning officer. The question was answered and issue resolved.

Mr. Scott Duffy - Do I have a motion?

MRS. EMILY GLICK - MADE A MOTION TO GRANT  
ZONING HEARING BOARD CASE NO.1245  
THE REQUEST FOR THE NECESSARY VARIANCE FOR -  
FRONT YARD SETBACK.

AT: 30 COLLINWOOD DRIVE PITTSBURGH PA 15215  
BLOCK AND LOT 286-J-156.

MR. SCOTT DUFFY - SECONDED, VOTE WAS UNANIMOUS ON THE  
"AYE" BY THE (2) VOTING MEMBERS PRESENT - MOTION CARRIED.

Mr. Scott Duffy – Meeting Minutes for January 9, 2023 are ready for approval. Mr. Duffy indicates he was not present for the January meeting so he could not approve the minutes. He requests that Mr. Lockwood join the board as a voting member at this point to vote on the minutes.

APPROVAL OF MINUTES –

MR. RICHARD LOCKWOOD - MADE A MOTION – TO APPROVE  
THE JANUARY 9, 2023 ZONING HEARING BOARD  
MINUTES.

MRS. EMILY GLICK – SECONDED, VOTE WAS UNANIMOUS ON THE  
"AYE" BY THE (3) VOTING MEMBERS PRESENT - MOTION CARRIED.

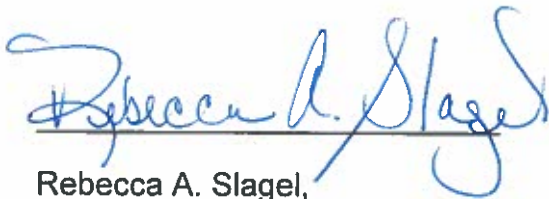
**ADJOURNMENT-**

**MR. RICHARD LOCKWOOD - MADE A MOTION TO ADJOURN -**  
**THE FEBRUARY 6<sup>TH</sup>, 2023 ZONING HEARING BOARD MEETING.**

**MRS. EMILY GLICK - SECONDED, VOTE WAS UNANIMOUS ON THE**  
**"AYE" BY THE (3) VOTING MEMBERS PRESENT - MOTION CARRIED.**

The Zoning Hearing Board Meeting adjourned.

Respectfully Submitted,



Rebecca A. Slagel,

Recording Secretary

UNAVAILABLE FOR SIGNATURE

Richard Lockwood,

Vice-Chairman