



Municipality of Penn Hills

102 Duff Road

Penn Hills, PA 15235

Phone: 412-342-1192

codeenforcement@pennhills.org

Inspection Summary

Inspection		Owner/Occupant	
Inspection #	INS-773577	Maurice Williams	
Type	Residential Group R3	ADR-475526	
Reason	Occupancy	211 Lynnwood Dr.	
Scheduled	11/08/2023 13:00	Pittsburgh, PA 15235	
Status	Pending Reinspection		
Completion of Work		Contacts	Phone
Inspector	John Lydic	Jabel Williams(814)494-6525	412-501-1434
Started On	11/08/2023 15:34		
Completed	11/08/2024 15:35		
Assisting Inspectors			
Summary			
Corrected		0	
Uncorrected		6	
Total		6	

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Inspection # INS-773577
 Inspection Type Residential Group R3
 Owner/Occupant Maurice Williams
 Address 211 Lynnwood Dr. Pittsburgh PA 15235

Date Completed 11/08/2024
 Inspector John Lydic
 Address Code ADR-475526
 Parcel Number 370-D-155

Inspection Detail	1
Codebook Reference	
Penn Hills Property Maint. Code 1939	Date 11/08/2023
304.15	Date Corrected Not Corrected
Doors	
Location	Days to Comply 30 days
Comment	
None	
Corrective Action	
Corrective Action: GARAGE DOOR MUST OPEN AND CLOSE	

Inspection Detail	2
Codebook Reference	
Penn Hills Property Maint. Code 1939	Date 11/08/2023
307.1	Date Corrected Not Corrected
General Handrails and Guardrails	
Location	Days to Comply 30 days
Comment	
None	
Corrective Action	
Corrective Action: GRASPABLE HANDRAILING 2" MAX DIA ROUND/ROUNDED PREFERRED - BASEMENT STEPS-ALL EXTERIOR AND INTERIOR STEPS WHERE THERE ARE 4 OR MORE CONTINUOUS RISERS (2 BY 4 NOT ACCEPTABLE)	
VERTICAL BALUSTERS MAX 4" SPACING TO OPEN SIDE OF STEPS WHERE DROP OFF TO LOWER LEVEL IS MORE THAN 30" (CAN ALSO USE SECURED BRACED LATTICE OR SECURED SOLID BOARDING AS AN ALTERNATIVE.)	
REPAIR RAILLING STEPS TO DRIVEWAY	

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Owner/Occupant	Maurice Williams	Address Code	ADR-475526
Address	211 Lynnwood Dr. Pittsburgh PA 15235	Parcel Number	370-D-155

Inspection Detail

3

Codebook Reference

Penn Hills Property Maint. Code 1939
307.1

Date 11/08/2023
Date Corrected Not Corrected

General Handrails and Guardrails

Location

Days to Comply 30 days

Comment

None

Corrective Action

Corrective Action: GRASPABLE HANDRAILING 2" MAX DIA ROUND/ROUNDED PREFERRED - BASEMENT STEPS-ALL EXTERIOR AND INTERIOR STEPS WHERE THERE ARE 4 OR MORE CONTINUOUS RISERS (2 BY 4 NOT ACCEPTABLE)

VERTICAL BALUSTERS MAX 4" SPACING TO OPEN SIDE OF STEPS WHERE DROP OFF TO LOWER LEVEL IS MORE THAN 30" (CAN ALSO USE SECURED BRACED LATTICE OR SECURED SOLID BOARDING AS AN ALTERNATIVE.)

REPAIR RAILLING ON CELLAR STEPS

Inspection Detail

4

Codebook Reference

Penn Hills Property Maint. Code 1939
302.4.2

Date 11/08/2023
Date Corrected Not Corrected

Other Vegetation

Location

Days to Comply 30 days

Comment

None

Corrective Action

Corrective Action: TRIM TREE AWAY FROM HOUSE BY A/C

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Inspection Detail

5

Codebook Reference

Penn Hills Property Maint. Code 1939
 704.6.4
 Smoke detection system

Date 11/08/2023
Date Corrected Not Corrected

Location

Days to Comply 30 days

Comment

None

Corrective Action

Corrective Action: SMOKE ALLARM AND CO DETECTOR HALLWAY BY BEDROOMS

Inspection Detail

6

Codebook Reference

Penn Hills Property Maint. Code 1939
 704.6.4
 Smoke detection system

Date 11/08/2023
Date Corrected Not Corrected

Location

Days to Comply 30 days

Comment

None

Corrective Action

Corrective Action: SMOKE ALLARMS ALL BEDROOMS

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Owner/Occupant	Maurice Williams	Address Code	ADR-475526
Address	211 Lynnwood Dr. Pittsburgh PA 15235	Parcel Number	370-D-155

Signatures

John Lydic, Code Officer

11/08/2024

Date

Date

Date

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