

BEN AVON BOROUGH

Council Meeting

Minutes

June 15, 2021

The Borough of Ben Avon Council met in a regular voting session on Tuesday, June 15, 2021, virtually and at 7101 Church Avenue for the purpose of transacting General Business. President Jennifer Bett presided and opened the meeting at 7:01 PM with the Pledge of Allegiance.

ROLL CALL

Council Members Present: Jennifer Bett, Henry Casale, Ken Opiery, Kara Roggenkamp, David Stoeckle, Rick Wagner

Council Members Absent: Megan Dolan

Others Present: Mayor Melanie Hughes-Holcomb, Solicitor Anne Sweeney, Ohio Township Police Chief Joe Hanny, Joint Planning Commission Representative Christen Cieslak, Intern Jaclyn Karolski, Borough Secretary Terrie Patsch

PUBLIC PARTICIPATION

Tim Stokes, 234 Alder Drive

Mr. Stokes attended to voice his concern with feral cats roaming on his property and causing damage. His complaint and concerns will be forwarded to the Code Enforcement Officer, and Mr. Stokes will provide pictures to the Borough Office.

INTERN INTRODUCTION

Jaclyn Karolski, a student at the University of Pittsburgh, introduced herself to Council and shared some of the progress she has made on several projects she was assigned. Jaclyn was placed through Local Government Academy's summer intern program and will be working in the Borough until mid-August.

BOROUGH REPORTS

Mayor's Report

Mayor Hughes-Holcomb reported the new intern, Jaclyn Karolski, has taken on projects quickly and is working with her on a proposed Food Truck Ordinance. In addition, Jaclyn is working with Mrs. Roggenkamp on the Climate Action Plan and researching fundraising options for the Building Centennial Project with Mr. Wagner. She stated that Ms. Karolski is in the office Monday through Thursday, and Friday remotely from 8:30 a.m. until 4:00 p.m.

Police Report - See Attachment A

Chief Hanny reported 64 calls in the month of May, including calls of suspicious circumstances that were resolved without issue. Chief Hanny reminds residents to always report any suspicious activity in the Borough. He stated that car break-ins continue and reminded residents again to keep their valuables out of their car and the vehicle locked.

Chief Hanny also reminded residents that fireworks are prohibited in the Borough, and Ohio Township Police will post frequently asked questions about fireworks safety as the 4th approaches.

Fire Department Report – See attachment B

There was no representative from the Fire Department at this meeting.

Solicitor

Solicitor Sweeney reported the lease for Northwest EMS was submitted to them, and she is awaiting their response. The current lease expires on June 30, 2021.

Solicitor Sweeney shared the following update on the Fire Department request:

At a previous meeting council submitted a lease agreement and service agreement to the Fire Department memorializing the current understanding of the parties and the current understanding of the obligations of each party. The Fire Department did not sign either agreement. She has been attempting to schedule a meeting with them and has had multiple meetings cancelled by the Fire Department representatives. She is trying to again schedule a meeting for next week to discuss the situation with them. She will update council further if that happens. As of now, no agreements have been signed and no meeting set.

Joint Planning Commission – See Attachment C

Chris Cieslak stated the most recent minutes from the JPC meeting were submitted for Council review. She reported on developing events in Avalon and Bellevue, and stated Bellevue added two new representatives to fill vacancies on the Commission. Currently all nine Planning Commission posts are filled.

APPROVAL OF MINUTES

May 18, 2021 Council Meeting

Motion: Mr. Casale; **Second:** Mr. Wagner; **Motion Carried** by unanimous voice vote to approve the minutes of the May 18, 2021, Council Meeting as presented.

FINANCIAL REPORTS

Statement of Revenue & Expense

Mr. Opipery noted the Capital Reserve transfer in the amount of \$400,000 made last month from Capital Reserve to the General Fund will allow for upcoming road and sewer repairs. In addition, Mr. Opipery stated the revenue is up as expected, which is necessary to meet current year financial commitments.

Motion: Mr. Opipery; **Second:** Mr. Casale; **Motion Carried** by unanimous voice vote to approve the Statement of Revenue & Expense report as presented.

Accounts Payable

Mr. Opipery noted a payment of \$5,000.00 to the Ben Avon Fire Department shown on the report that may have been duplicated in error. He will pull that figure from the approval until it can be further investigated.

Motion: Mr. Opipery; **Second:** Mr. Casale; **Motion Carried** by unanimous voice vote to approve all bills on the Accounts Payable report as presented and amended in the amount of \$106,406.75.

COMMITTEE REPORTS

Administration Committee - there was no report

Public Affairs/Communications Committee

Mrs. Bett reported that the intern, Jaclyn Karolski, is preparing a draft of a Borough newsletter and mailing list for distribution. She hopes to have a draft to share with Council in July or August. Mrs. Bett stated that with the Governor lifting the emergency declaration, Council will need to decide how to hold public meetings going forward. She has been investigating a hybrid model to begin to resume in-person/virtual meetings.

Public Safety/Code Enforcement - See Attachment C

Mr. Stockle reported work continues to resolve the crumbling wall at 54 Forest Avenue. The resident was cited, but there is some question as to who is responsible for the repair. As a survey on the property was inconclusive, Mr. Stoeckle states he will work with Harshman Group to have a second survey completed.

Public Works

Mr. Opipery stated Mr. Regrut rented a sweeper and cleaned the streets with minimal disruption to traffic flow. He recommended this should be done annually. West View Water is working on Breeding Avenue on replacement of the main line. This should be complete sometime next week. They will then move to Phase II. Mr. Opipery also noted that the gas company work still requires restoration.

Mr. Pipery reported a favorable response from Ben Avon Heights concerning their financial commitment to the repair of a shared section of sewer slated to be turned over to ALCOSAN. State Pipe will perform some of the repair work prior to transfer.

QV COG

Mr. Wagner reported the new Executive Director, Patrick Connors, will be meeting with the delegates at the monthly meeting tomorrow for the first time. Mr. Connors has requested time to meet with each municipality Secretary/Manager in the coming months. Mr. Wagner also reported the final draft of the solid waste contract will soon be out for bid as planned.

Mr. Wagner also reminded Council that the traveling glass bin will be available at the end of the month.

Centennial Building Committee

Mr. Wagner reported there will be two surveys completed on the Borough building. An asbestos and lead paint survey, which was funded by a grant from the Avon Club, is complete. A second survey on the site should be complete in the next week depending on the availability of the contractor. Mr. Wagner is also exploring avenues for funds management for any donations.

Climate Action Plan

Mrs. Roggenkamp stated progress has been made on the draft of the Climate Action Plan. She made a request of the working group to review the draft prior to submitting to the DEP for review. Mrs. Roggenkamp said she will forward a link to the Councilmembers of the draft copy to review as well. She would like to present the plan to Council at the August council meeting.

NEW BUSINESS

Local Fiscal Recovery Grant

Mrs. Bett reported the Borough Secretary completed the steps necessary to apply for the COVID-19 Local Fiscal Recovery Grant for the Borough.

OLD BUSINESS

EXECUTIVE SESSION

Motion: Mr. Pipery; **Second:** Mr. Wagner; **Motion Carried** by unanimous voice vote to adjourn the meeting to Executive Session at 8:22 p.m. to discuss a contract matter.

Motion: Mr. Stoeckle; **Second:** Mr. Pipery; **Motion Carried** to return to the regular Council session at 8:59 p.m.

MEETING ADJOURNMENT

Motion: Mr. Casale; **Second:** Mr. Pipery; **Motion Carried** by unanimous voice vote to adjourn the meeting at 9:00 p.m.

Respectfully submitted,

Terrie Patsch
Borough Secretary

CHIEF OF POLICE
JOSEPH P. HANNY



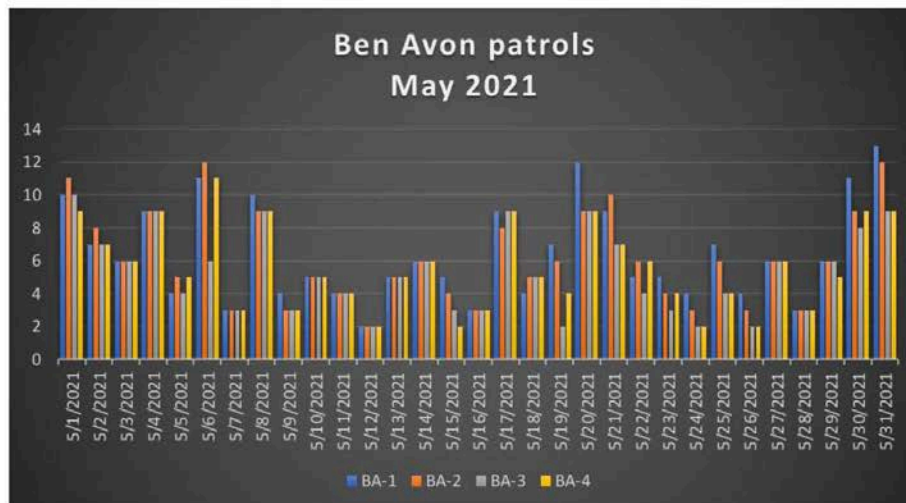
Office
(412) 259-8304

Fax
(412) 259-8306

Dispatch
(412) 473-3056

OHIO TOWNSHIP
POLICE DEPARTMENT
Established 1803
Allegheny County, Pennsylvania
126 Lenzner Ct, Sewickley, Pa. 15143

**Ben Avon Patrols
May 2021**



BA-1 189

BA-2 180

BA-3 154

BA-4 165

TOTAL = 687

6/11/2021

Call Service Report Grouped by Urcodes

OHIO TOWNSHIP POLICE
5/01/2021 THROUGH 5/31/2021
For Municipality: 05

Page 1

<u>CODE</u>	<u>MAY COUNT</u>	<u>YTD COUNT</u>
0501 - ALARM - RESIDENCE	1	3
0590 - BURGLARY - REPORTS	0	1
0619 - THEFT-\$200 & OVER-ALL OTHER	0	1
0810 - SIMPLE PHYSICAL ASSAULT	0	1
1100 - FRAUD	1	5
1440 - CRIMINAL MISCHIEF - ALL OTHERS	0	2
1511 - WEAPONS-USE-FIREARMS	0	1
1810 - DRUG VIOLATIONS	0	1
2020 - OFFENSES AGAINST FAMILY-CHILD ABUSE	0	1
2112 - DRIVE UNDER INFLUENCE-ALCOHOL-IMPAIRED	0	1
2122 - DRIVE UNDER INFLUENCE-DRUGS-IMPAIRED	1	1
2300 - PUBLIC DRUNKENESS	0	1
2410 - HARASSMENT BY COMMUNICATION	0	2
2440 - DISORDERLY CONDUCT-DISTURBING THE PEACE	1	3
2626 - FALSE FIRE ALARM	2	7
2633 - DUMPING	0	1
2634 - FIRE CODE (ORDINANCE VIO.)	0	1
2640 - ORDINANCE VIOLATION	0	1
2647 - PFA-PROTECTIVE ORDERS	0	2
2656 - THREATS	0	1
2800 - TWP ORD-SOLICITING	0	3
2810 - TWP ORD-ABANDONED VEH (INCLUDING STATE)	0	2
2900 - LOST/MISSING PERSONS	0	1
3000 - FOUND/RECOVERED PROPERTY	0	1
3100 - MOTOR VEHICLE ACCIDENTS	0	4
3310 - ATTEMPTED SUICIDES	0	1
3320 - DOA	0	1
3400 - MENTAL HEALTH	0	2
3502 - SUSPICIOUS CIRCUMSTANCES	1	7
3600 - DISTURBANCES-DOMESTIC	2	9
3610 - DISTURBANCES-JUVENILE	1	4
3620 - DISTURBANCES-OTHER (FIGHTS,DISPUTES,ETC)	0	2
3820 - DISABLED VEHICLE	2	7
3840 - FIRES (INCLUDING ALARMS-FOUNDED/UNFOUNDED)	0	2
3850 - HAZARDOUS CONDITION/NOT SNOW RELATED	0	1
3855 - ROAD DEPARTMENT CALL OUT	0	12
3860 - LOCKOUTS (VEHICLE/BLDG)	1	3
3870 - MEDICAL EMERGENCY/ ASSIST AMBULANCE	11	39
3880 - OPEN DOORS/WINDOWS - DISCOVERED	2	14
3885 - POST NO PARKING SIGNS	0	2
3900 - TRAFFIC & PARKING PROBLEMS	2	10
4012 - GAS LEAKS & EXPLOSIONS	0	1
4020 - SUSPICIOUS AUTO	1	4
4022 - SUSPICIOUS PERSON	6	8
4026 - WIRES AND POLES DOWN	3	5
4027 - TREES DOWN	0	2
4091 - CIVIL DISPUTES	1	2
5002 - LOST & FOUND - FOUND ANIMAL	0	1
5012 - LOST & FOUND - MISSING JUVENILE MALE	0	1
5014 - LOST & FOUND - MISSING ADULT FEMALES	0	1
5504 - ANIMAL COMPLAINTS - DOG BITES	0	2

6/11/2021

Call Service Report Grouped by Urcodes

OHIO TOWNSHIP POLICE
5/01/2021 THROUGH 5/31/2021
For Municipality: 05

Page 2

<u>CODE</u>	<u>MAY COUNT</u>	<u>YTD COUNT</u>
5506 - ANIMAL COMPLAINTS - STRAY ANIMALS	0	1
5590 - ANIMAL COMPLAINTS - REPORTS	1	4
6006 - TRAFFIC ACCIDENT INVOLVING INJURY	0	2
6008 - TRAFFIC ACCIDENT INVOLVING NONINJURY	1	3
6603 - TRAFFIC RELATED-ABANDONED VEHICLE	2	2
6610 - TRAFFIC RELATED - MOTORIST AID	1	2
6612 - TRAFFIC RELATED - SIGNALS-SIGNS OUT	0	1
6614 - TRAFFIC RELATED - CARELESS DRIVER	3	3
7010 - POLICE NOTIFICATIONS/INFO	6	21
7016 - FOLLOW UP INFORMATION	0	1
7504 - ASSIST OTHER AGENCIES - OTHER POLICE	0	5
9008 - ADMINISTRATION - CLERICAL	1	4
911 - 911-HANG UP	2	5
CITT - TRAFFIC CITATION	3	10
CITW - WARNING	2	8
CKWE - WELFARE CHECK	3	10
	<hr/> 64	<hr/> 273

Ben Avon VFC



Ben Avon, PA

This report was generated on 6/1/2021 7:30:48 PM

Incident Type per Municipality for Date Range

Start Date: 04/01/2021 | End Date: 04/30/2021

INCIDENT TYPE	# INCIDENTS
Municipality: AVALON	
111 - Building fire	1
113 - Cooking fire, confined to container	1
611 - Dispatched & cancelled en route	2
651 - Smoke scare, odor of smoke	1
# Incidents for Avalon:	5
Municipality: BELLEVUE	
611 - Dispatched & cancelled en route	6
# Incidents for Bellevue:	6
Municipality: BEN AVON	
100 - Fire, other	1
400 - Hazardous condition, other	1
611 - Dispatched & cancelled en route	6
651 - Smoke scare, odor of smoke	1
# Incidents for Ben Avon:	9
Municipality: EMSWORTH	
444 - Power line down	1
611 - Dispatched & cancelled en route	1
# Incidents for Emsworth:	2
Municipality: KILBUCK (TOWNSHIP OF)	
611 - Dispatched & cancelled en route	1
# Incidents for Kilbuck (Township of):	1

MUNICIPALITY data comes from the Basic Info 3 screen of an incident. Only REVIEWED incidents included.



**EMERGENCY
REPORTING**

emergencyreporting.com

Doc Id: 849

Page # 1 of 1

Ben Avon VFC

Ben Avon, PA

This report was generated on 6/1/2021 7:37:43 PM



Incident Type per Municipality for Date Range

Start Date: 05/01/2021 | End Date: 05/31/2021

INCIDENT TYPE	# INCIDENTS
Municipality: AVALON	
322 - Motor vehicle accident with injuries	1

Incidents for Avalon: 1

Municipality: BELLEVUE	
531 - Smoke or odor removal	1
611 - Dispatched & cancelled en route	6
900 - Special type of incident, other	1

Incidents for Bellevue: 8

Municipality: BEN AVON	
440 - Electrical wiring/equipment problem, other	1
611 - Dispatched & cancelled en route	2

Incidents for Ben Avon: 3

Municipality: EMSWORTH	
571 - Cover assignment, standby, moveup	1
611 - Dispatched & cancelled en route	3

Incidents for Emsworth: 4

Municipality: KILBUCK (TOWNSHIP OF)	
142 - Brush or brush-and-grass mixture fire	1

Incidents for Kilbuck (Township of): 1

MUNICIPALITY data comes from the Basic Info 3 screen of an incident. Only REVIEWED incidents included.



**EMERGENCY
REPORTING**

emergencyreporting.com

Doc Id: 849

Page # 1 of 1

Ben Avon VFC

Ben Avon, PA

This report was generated on 6/1/2021 7:39:00 PM

Basic Incident Info for Incident Type

Incident Type(s): All Incident Types | Start Date: 05/01/2021 | End Date: 05/31/2021

Incident Date	Incident #	Dispatch Run Number	Address	Narrative	Station	Zone
05/02/2021	2021-47		680 Shade AVE	Remarks: Disregarded by 108 command after dispatch.	109 - Ben Avon Volunteer Fire Company	
05/03/2021	2021-48		88 Sheridan AVE	Remarks: Reported smoke in structure. Source was burnt food. Disregarded by 108 OIC.	109 - Ben Avon Volunteer Fire Company	
05/05/2021	2021-49		Camp Home RD		109 - Ben Avon Volunteer Fire Company	
05/06/2021	2021-50		8286 Ohio River BLVD	Remarks: Reported vehicle accident. On arrival found to be minor. Disregarded by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
05/07/2021	2021-51		7020 Ohio River BLVD	Remarks: Fire alarm activation, caused by toaster. Alarm company requested cancel, no need for fire.	109 - Ben Avon Volunteer Fire Company	
05/08/2021	2021-52		156 W Riverview AVE	Remarks: Reported microwave on fire. Fire reported out. Held to 108 by 108 OIC.	109 - Ben Avon Volunteer Fire Company	
05/09/2021	2021-53		Ohio River BLVD		109 - Ben Avon Volunteer Fire Company	
05/10/2021	2021-54		194 Lincoln AVE	Remarks: Reported burning odor in structure. Traced to furnace. Stood by at hydrant at Grant and Lincoln.	109 - Ben Avon Volunteer Fire Company	
05/12/2021	2021-55		151 Irwin AVE	Remarks: Fire Alarm Activation caused by construction. Confirmed false alarm.	109 - Ben Avon Volunteer Fire Company	
05/12/2021	2021-56		Ohio River BLVD	Equipment: Tank water and 200' crosslay. Remarks: Brush fires along railroad tracks.	109 - Ben Avon Volunteer Fire Company	
05/12/2021	2021-57		Ohio River BLVD	Equipment: TIC Remarks: Nothing found.	109 - Ben Avon Volunteer Fire Company	
05/13/2021	2021-58		222 Grant AVE	Remarks: Reported stove fire. Stood by at hydrant.	109 - Ben Avon Volunteer Fire Company	
05/20/2021	2021-59		250 Laurel AVE 203		109 - Ben Avon Volunteer Fire Company	

This report is limited to 500 pages. Incidents with more than one narrative will appear on multiple pages. Only REVIEWED incidents included.

Incident Date	Incident #	Dispatch Run Number	Address	Narrative	Station	Zone
05/21/2021	2021-60		43 Florence AVE	Remarks: Reported electrical fire. On arrival house was found to be under construction. Call held to 108.	109 - Ben Avon Volunteer Fire Company	
05/26/2021	2021-61		72 S Euclid AVE	Remarks: Reported fire on porch. Extinguished by police. Held to 108 by OIC.	109 - Ben Avon Volunteer Fire Company	
05/26/2021	2021-62		144 Allegheny AVE	Remarks: Fire alarm caused by cooking. Cancelled by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
05/29/2021	2021-63		82-84 Center AVE	Remarks: Fire alarm activation. Held at station per 148 OIC, problem with sprinkler system.	109 - Ben Avon Volunteer Fire Company	

This report is limited to 500 pages. Incidents with more than one narrative will appear on multiple pages. Only REVIEWED incidents included.

Ben Avon VFC

Ben Avon, PA

This report was generated on 6/1/2021 7:33:23 PM

Basic Incident Info for Incident Type

Incident Type(s): All Incident Types | Start Date: 04/01/2021 | End Date: 04/30/2021

Incident Date	Incident #	Dispatch Run Number	Address	Narrative	Station	Zone
04/03/2021	2021-24		5 S Bryant AVE 5		109 - Ben Avon Volunteer Fire Company	
04/03/2021	2021-25		704 Orchard AVE 203	Remarks: Held at hydrant per 103 OIC.	109 - Ben Avon Volunteer Fire Company	
04/05/2021	2021-26		435 Lincoln AVE	Remarks: Disregarded by 108 Chief.	109 - Ben Avon Volunteer Fire Company	
04/06/2021	2021-27		7126 Belle Rivere CT	Remarks: Fire alarm activation. Reported false by homeowner and police. All response disregarded.	109 - Ben Avon Volunteer Fire Company	
04/07/2021	2021-28		200 Division ST	Remarks: Good Intent Call.	109 - Ben Avon Volunteer Fire Company	
04/08/2021	2021-29		628 Hemlock ST	Remarks: Reported smoking electrical outlet. Held to 103 and 108 by 103 OIC.	109 - Ben Avon Volunteer Fire Company	
04/10/2021	2021-30		707 Ohio River BLVD	Remarks: Stood by hydrant Locust at Peach Alley.	109 - Ben Avon Volunteer Fire Company	
04/10/2021	2021-31		Brighton RD	Equipment: 2 chainsaws, leaf blower, shovels, and brooms. Remarks: Large tree down. Cut up and moved to sidewalk on Brighton Rd.	109 - Ben Avon Volunteer Fire Company	
04/11/2021	2021-32		25 S Fremont AVE	Remarks: Held to units on scene by 108 OIC.	109 - Ben Avon Volunteer Fire Company	
04/13/2021	2021-33		151 Irvin AVE	Remarks: Fire Alarm activation caused by construction work. Proper code recieved from homeowner.	109 - Ben Avon Volunteer Fire Company	
04/14/2021	2021-34		125 N Balph AVE	Remarks: Disregarded by 108 OIC.	109 - Ben Avon Volunteer Fire Company	
04/18/2021	2021-35		119 Fisk AVE		109 - Ben Avon Volunteer Fire Company	
04/19/2021	2021-36		8293 Ohio River BLVD	Remarks: Blocked traffic for down wires.	109 - Ben Avon Volunteer Fire Company	
04/19/2021	2021-37		Ohio River BLVD	Reamarks: Reported motorcycle vs truck accident. No injuries, disregarded by police.	109 - Ben Avon Volunteer Fire Company	

This report is limited to 500 pages. Incidents with more than one narrative will appear on multiple pages. Only REVIEWED incidents included.

Incident Date	Incident #	Dispatch Run Number	Address	Narrative	Station	Zone
04/20/2021	2021-38		7013 Ohio River BLVD	Remarks: Reported wire down. Disregarded by police.	109 - Ben Avon Volunteer Fire Company	
04/20/2021	2021-39		8266 Ohio River BLVD	Remarks: Reported vehicle accident. No injuries. Disregarded by police and 148 OIC.	109 - Ben Avon Volunteer Fire Company	
04/23/2021	2021-40		Dickson AVE	Remarks: Motorcycle accident. No need for fire. Disregarded by 109 C2.	109 - Ben Avon Volunteer Fire Company	
04/24/2021	2021-41		323 S Home AVE 201	Remarks: Reported smoke in structure. Found to be incense in hall. Held at station by 103 OIC.	109 - Ben Avon Volunteer Fire Company	
04/26/2021	2021-42		307 Laurel AVE	Remarks: Call held to 108,251, and 297.	109 - Ben Avon Volunteer Fire Company	
04/27/2021	2021-43		Ohio River BLVD	Remarks: Reported vehicle into pole. Vehicle left the scene. No need for fire or EMS per PD.	109 - Ben Avon Volunteer Fire Company	
04/27/2021	2021-44		103 Kendall AVE	Remarks: Grill on fire. Disregarded by Bellevue.	109 - Ben Avon Volunteer Fire Company	
04/28/2021	2021-45		200 Old Camp Horne RD	Remarks: Reported Gas line struck. Peoples gas was already on scene. Response cancelled by People's Gas.	109 - Ben Avon Volunteer Fire Company	
04/28/2021	2021-46		1 Forest AVE	Equipment: Booster tank Remarks: Brush fire on cliff side by railroad tracks.	109 - Ben Avon Volunteer Fire Company	

This report is limited to 500 pages. Incidents with more than one narrative will appear on multiple pages. Only REVIEWED incidents included.

Joint Planning Commission

JPC REGULAR MEETING

7:04 PM Monday, April 26, 2021 via Zoom

Agenda:

- a. Roll call: Haslett, Jackson, Houska, Smith, Cieslak, Tulley
Counsel: Kerry Fraas
Guests: Felix Cardella (PKA Architect), Christian Stein (850 ORB LLC-Developer, John Perkun (WBCM Civil Eng)
- b. Public Questions and Comments: none
- c. Approval of Minutes: March minutes were approved 5 Aff 0 Neg 1 Abs (Dave Haslett)
- d. Approval of Invoices
 - 1. N/A
- e. Officer's Reports
 - 1. Chairman's Report: Invited 850 ORB LLC to present Lot Consolidation plan as part of Borough Updates
 - 2. Vice Chairman's Report – nothing to report
 - 3. Secretary's Report – Dropbox files were migrated over to Microsoft Teams.
 - 4. Borough Updates
 - i. Avalon
 - 1. Developer of Starbucks/Chase ATM site presented land development and subdivision plan and landscaping plan. Lot 1 will hold a Starbucks that will include drive through window, bypass lane, walk-up window, patio seating, and in-store seating. Lot 2 will hold parking. Lot 3 will hold Chase ATM.
 - 2. PENNDOT required a reorganization of the entrances. There will be a left turn in from the outbound lane. A right turn in on the lot 3 end. A right turn only at the lot 1 end. They will be repositioning the masts and poles.
 - 3. Pashek was the landscape architect and proposes columnar junipers to screen the east side from the residential lots. Lot plantings along ORB. Developer will retain control of groundskeeping.
 - 4. Houska made a motion to approve Lot Consolidation of Lots 1 through 3 at 850 Ohio River Boulevard. Tulley second. 6 aff 0 neg 0 abstain
 - 5. Houska and Cieslak will sign plans at Avalon Municipal Building later this week.
 - 6. The Friary on Home Avenue presented to the Zoning Hearing Board about creating a boarding house. The proposal was rejected because the plan lacked details on stormwater management, lighting, etc.
 - 7. The draft SALDO should be ready by September. The JPC may need to make revisions to differentiate between Avalon SALDO and the fact that BA and Bellevue follow the County SALDO.
 - ii. Bellevue:
 - 1. Tulley presented training opportunities through APA SW Chapter (Training Options for Planning Commissions) <https://planningpa.org/for-planners/planning-commissioners/planning-commissioners-training/>
 - 2. Pennsylvania Municipal Planning Education Institute, PMPEI.org.

Michael Kurela (A) ☐

David Haslett (A) ☐

Brigitte Jackson (A) ☐

Catherine Houska (BA) ☐

Mary Smith (BA) ☐

Chris Cieslak (BA) ☐

Vacant (B) ☐

Catherine Tulley (B) ☐

Vacant (B) ☐

Joint Planning Commission

3. Penn State Extension Land Use Webinar Series <https://extension.psu.edu/land-use-webinar>
 4. <https://localgovernmentacademy.org/> Ben Avon
 5. Bellevue is accepting applications for JPC.
 6. Bellevue Manager is expected to make a formal request to JPC to develop Communications Tower ordinance.
- iii. Ben Avon – nothing to report
- f. Old Business
1. Update on all present ordinance work
 - a. Signage (Temporary Signs) – ready to go pending additional ordinances
 - b. Bicycle Parking – no update
 - c. Fences and walls – Cieslak, Smith presented photos of various fences and reviewed how they would/would not comply with proposed ordinance. JPC was asked to review ordinance between now and May with the hopes of finalizing the ordinance in May. Some questions related to ‘temporary fencing definition’ and ‘garden barriers/landscape edging’ and how to handle. All agreed that at least 50% transparency is desired for front lawn fencing for public safety/visibility even though some fences are in violation. There was discussion about height of retaining walls after reviewing Ben Avon example along Brighton Road. Kerry said if it needed to be replaced, the owner would need to seek a variance to build back as tall as it is currently because it would exceed the height limit of the ordinance.
 2. Kerry Fraas reminded members to review 2017 Comprehensive Plan for next meeting. [Together at Our Best](#)
- g. New Business
1. Joint Zoning Ordinance revision/addition ideas and priorities – possible future work
 - a. Alternative energy
 - b. Tiny homes
 - c. Communications Towers / 5G
- h. Adjournment 8:22 pm

Future meetings: May 24, June 28, July 26, August 23, Sept 27, October 25, November 15, December 13

JoinZoom Meeting

<https://us02web.zoom.us/j/89344412046?pwd=NURkcDICdHIGS0JSdUtSeFBSTFZiQT09>

Meeting ID: 893 4441 2046

Passcode: JPC2020

One tap mobile

+13017158592,,89344412046#,,,,*7840363# US (Washington D.C)

+13126266799,,89344412046#,,,,*7840363# US (Chicago)

Dial by your location

+1 301 715 8592 US (Washington D.C)

Meeting ID: 893 4441 2046

Passcode: 7840363

Find your local number: <https://us02web.zoom.us/j/89344412046?pwd=NURkcDICdHIGS0JSdUtSeFBSTFZiQT09>

Public meetings at 7:00 of each month via Zoom during Covid-19 until further notice
www.boroughofavalon.org www.bellevueboro.com www.benavon.com



June 10, 2021

Ben Avon Council
Ben Avon Borough
7101 Church Avenue
Pittsburgh, PA 15202

Subject: Monthly Code Enforcement, Zoning, and Building Permit Report.

Dear Council,

The following are updates on action items since the previous Council meeting.

CODE ENFORCEMENT

New complaints being investigated:

225 Park Avenue – Trash/Property Maintenance

06.10.21 Notice sent 06.07.21 allowing 30 days to remediate open violations.

425 Dickson Avenue – Property Maintenance

06.10.21 Notice sent 06.07.21 allowing 30 days to remediate open violations.

427 Dickson Avenue – Property Maintenance

06.10.21 Notice sent 06.07.21 allowing 30 days to remediate open violations.

Ongoing investigations/Citations:

7008 Church Avenue – Satellite Dish in Front Yard

05.14.21 Notice received 05.15.21 allowing 5 days to show proof of variance for location or relocation of satellite dish.

06.10.21 Property owner contacted Code Enforcement

Engineering & Surveying

100 Courson Hill Road
Washington, PA 15301
T: 724-503-4125

Office@HarshmanLLC.com

www.HarshmanLLC.com

Page 1 of 4

Codes & Zoning

2455 Park Ave
Washington, PA 15301
T: 724-993-4505

Permits@HarshmanLLC.com

243 Dalzell Avenue – Home-Based Business

- 04.16.21 Notice of violation sent 04.13.21 for operation of a home-based business that does not meet the Ordinance requirements for No Impact.
- 05.14.21 Property owner contacted Code Enforcement to discuss the nature of the activity at the property. Will continue to monitor.
- 06.10.21 Will continue to monitor. Item to be closed.

308 Spruce Run Road – Trash, Vehicles

- 09.11.20 Notice sent allowing for 30 days remediation for removal of trash and vehicle.
- 10.16.20 Reinspection scheduled for 10.26.20.
- 11.13.20 Reinspection took place on 10.26.20. Portions of property were cleaned, but not everything. Citation filed with Magistrate.
- 12.11.20 Citations open; monitoring for scheduling
- 01.15.21 Magisterial Hearing scheduled for 02.02.21.
- 02.12.21 Magisterial Hearing rescheduled to 03.10.21.
- 03.12.21 Magisterial Hearing held on 03.10.21. Judge continued for 60 days to allow for remediation completion.
- 04.16.21 Magisterial Hearing continued until 05.11.21 to allow for remediation.
- 05.14.21 Magisterial Hearing moved until 06.08.21
- 06.10.21 Code Enforcement attended a Magisterial Hearing on 06.08.21. The property owner did not appear and was found guilty on open Citations. The appeal period is 30 days, after which we can file daily Citations.

54 Forest Ave – Retaining Wall

- 04.13.20 Notice sent 04.13.20 allowing for a period to remediate the deteriorating retaining wall.
- 05.12.20 Reinspection scheduled for 05.13.20
- 06.15.20 Property posted 05.13.20. Citation to be filed with Magistrate.
- 07.15.20 Citation filed with Magistrate.
- 08.12.20 Magisterial Hearing scheduled for 09.02.20
- 09.11.20 Magisterial Hearing held on 09.02.20. Property owner did not appear.
- 10.16.20 Appeal period of Magisterial Hearing ended 10.02.20.
- 11.13.20 Monitoring.
- 12.11.20 Daily Citations filed with the Magistrates office following the expired appeal period. Magisterial Hearing scheduled for February 2, 2021.
- 01.15.21 Property owner deceased. Citations cancelled by Magistrate. Had to refile under spouse.
- 02.12.21 Citations open. Legal representative of property owner contacted Code Enforcement to discuss remediation.
- 03.12.21 Magisterial Hearing held on 03.10.21. Judge continued for 90 days to allow for property owner council and Borough solicitor to discuss remediation.
- 04.16.21 Magisterial Hearing continued until 06.08.21 to allow for remediation.
- 05.14.21 Magisterial Hearing remains scheduled for 06.08.21.



06.10.21 Code Enforcement attended a Magisterial Hearing on 06.08.21. The Judge granted a 30-day continuance for the Borough to investigate a survey. This direction was per the Borough Solicitor.

Tallied new complaints investigated are as follows:

- Structures – 2
- Trash / Rubbish / Junk – 1
- Grass / Trees – 0
- Other – 0

MAGISTERIAL HEARINGS

308 Spruce Run Road

Code Enforcement attended a Magisterial Hearing on 06.08.21. The property owner did not appear and was found guilty on open Citations. The appeal period is 30 days, after which we can file daily Citations.

54 Forest Avenue

Code Enforcement attended a Magisterial Hearing on 06.08.21. The Judge granted a 30-day continuance for the Borough to investigate a survey. This direction was per the Borough Solicitor.

RENTAL INSPECTIONS

- 108 Monitor Avenue
- 7401-7403 Brighton Road

BUILDING & ZONING PERMITS


Building Permits:

No new permits issued.

Zoning Permits:

No new permits issued.

Please contact our office at any time with questions.


Jarrod D'Amico, BCO
Director of Codes and Zoning


Randy McCray, CZO
Code & Zoning Technician

cc: File 19.159

Page 3 of 4



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