



Borough of Ben Avon

Council Meeting

Minutes

August 17, 2021

The Borough of Ben Avon Council met in a regular voting session on Tuesday, August 17, 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, Megan Dolan, Ken Opiery, David Stoeckle,

Council Members Absent: Kara Roggenkamp, Richard Wagner

Others Present: Mayor Melanie Holcomb, Solicitor Anne Sweeney, Ohio Township Police Chief Hanny, Intern Jaclyn Karolski, Joint Planning Commission Representative Mary Smith, BA Assistant Fire Chief Jim Rupert, and Borough Secretary Terrie Patsch

PUBLIC PARTICIPATION

There was no public participation.

BOROUGH REPORTS

Joint Planning Commission – See attachment “A”

Ms. Smith responded to recent inquiries concerning the Borough using goats on Borough property as a means to control vegetation growth on hillsides. She stated that the JPC does not regulate public land use for animals. In addition, the existing Ben Avon ordinance for domestic animals would fall to the Borough for enforcement, permits, and fines and not the JPC. Borough Council also asked the JPC to review the Shadetree Ordinance, and the installation of electric charging stations.

Mayor's Report

Mayor Hughes-Holcomb gave an interview to Public Source concerning the recent tire fires on Neville Island. She continues to work with the Avon Club on their Fall Festival planning including the requested road closure of Church Avenue from Dalzell to Dickson.

In addition, Mayor Holcomb met with the Borough intern to finalize the first edition of the newsletter prior to publication.

Ohio Township Police Report – See Attachment “B”

Chief Hanny reports a quiet month in the Borough with 46 calls in July. He stated the third round of I79 closures will happen around the third week of September. Mr. Casale asked if the Chief noticed a reduction in calls with complaints of the Airbnb on Dalzell Avenue as it is no longer hosting, to which the Chief replied affirmative.

Ben Avon Fire Company Report – See Attachment “C”

Assistant Chief Rupert stated there was no further report outside of those submitted.

Solicitor’s Report

Solicitor Anne Sweeney requested an Executive Session to discuss contract matters and potential litigation. Mayor Hughes-Holcomb asked if Ms. Sweeney had the opportunity to review the Food Truck ordinance. She stated that she had a couple of comments for the Mayor and would respond this week.

APPROVAL OF MINUTES

Council Meeting

Motion: Mr. Opiery; **Second:** Mr. Casale; **Motion Carried** by unanimous voice vote to approve the minutes of the July 20, 2021, Council meeting as presented.

Council Work Session Meeting

Motion: Mr. Casale; **Second:** Mr. Opiery; **Motion Carried** by unanimous voice vote to approve the minutes of the August 3, 2021, Council work session meeting.

FINANCIAL REPORTS

Revenue & Expense Report

Motion: Mr. Opiery; **Second:** Mr. Casale; **Motion Carried** by unanimous voice vote to approve the Revenue & Expense report as presented for the month of July.

Accounts Payable

Motion: Mr. Opiery; **Second:** Mr. Casale; **Motion Carried** by unanimous voice vote to approve Accounts Payable in the amount of \$28,021.78.

COMMITTEE REPORTS

Administration Report/Public Affairs & Communication

Mrs. Bett reported that a PDF draft of the newsletter was sent out to Council members prior to it going to press.

Council President Bett on behalf of Borough Council expressed her gratitude and best wishes to Ms. Karolski, as she completes her internship this Friday and returns for her final semester at the University of Pittsburgh.

Public Safety & Code Enforcement – *See Attachment “D”*

Mr. Stoeckle reported nothing notable for the month of July. Mr. Casale inquired as to the status of the failing wall on Forest Avenue. Ms. Sweeney reported she is working with Verizon on a solution.

Public Works

Mr. Opiery reminded Council and residents that in the event of severe storms, any tree limbs blocking the roads should be reported to 911, and not posted on social media. Once the tree is safely off power lines or the streets, the property owner is responsible for disposal for the debris. He stated that if a limb is on the power line, it is important to notify 911 services of that fact.

Mr. Opiery referred to the earlier discussion on the failing wall/phone pole on Forest Avenue. He stated that many poles in the Borough are scheduled to be replaced.

Public Works crews continue to try to locate the sanitary sewer leak on lower Forest. Mr. Opiery stated that a large section of pipe was replaced, and although this repair was necessary, did not correct the problem. There will need to be additional repairs made to rectify the multi-municipal problem.

Mr. Opiery reported a list of items to be completed prior to the transfer of lines to Alcosan are moving along. Ben Avon Heights will assist with the expense of the repairs and inspection.

Quaker Valley COG – *See Attachment “E”*

Centennial Building Committee – *No report was given*

Climate Action Plan – *No report was given*

NEW BUSINESS

Mrs. Bett noted that remnants of Tropical Storm Fred should be to Western PA by tomorrow and could cause some issues with flooding.

Mrs. Bett also stated that during the Avon Club Fall Festival, the Borough Council will staff a table and offer a trivia game. She hopes to have the tables staffed in shifts by those that are available.

OLD BUSINESS – *There was no old business*

EXECUTIVE SESSION

Motion: Mr. Casale ; **Second:** Mr. Opiery ; **Motion Carried** to adjourn the meeting to Executive Session at 7:48 p.m.

ADJOURN EXECUTIVE SESSION

Motion: Mr. Opiery ; **Second:** Mr. Stoeckle ; **Motion Carried** to adjourn the Executive Session and return to the regular Council meeting at 8:19 p.m.

OTHER BUSINESS

Northwest EMS

Motion: Mr. Opiery; **Second:** Mr. Casale; **Motion carried** by unanimous voice vote to approve the lease with Northwest EMS pending the inclusion of the square footage for a three-year term with a three-year renewal option.

ADJOURNMENT

Motion: Mr. Opiery; **Second:** Mr. Casale; **Motion Carried** by unanimous voice vote to adjourn the meeting at 8:20 p.m.

Respectfully submitted,

Terrie Patsch
Borough Secretary

Avalon • Bellevue • Ben Avon

Joint Planning Commission

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Joint Planning Commission

JPC REGULAR MEETING

7:00 PM Monday, June 28, 2021, Zoom Meeting (See Below)

Leadership and Representatives

Avalon: Michael Kurela, David Haslett, Brigitte Jackson (all present)

Bellevue: Catherine Tulley (Vice Chair 2021), Leann Chaney, Dameon Holmes (all present)

Ben Avon: Catherine Houska (Chair 2021), Christen Cieslak (Secretary 2021), Mary Smith (Catherine and Mary present; Chris absent)

Solicitor: Kerry Fraas (7/20-6/21) (present)

Agenda:

Meeting called to order 7:03 PM

1) Roll call

- a) Representatives – quorum achieved
- b) Solicitor – Kerry Fraas
- c) Visitors:
 - i) John Trant – Pres. of Strategic Solutions – Avalon SALDO
 - ii) Chelsea Puff - Strategic Solutions – Avalon SALDO
 - iii) Lorraine Makatura – Avalon Boro
 - iv) Jeff Wissner – Bellevue Boro
 - v) Dr. Jeff Cohen – AHN
 - vi) Michael Kostiew, Esq. – Atty., Reed Smith – AHN
 - vii) Stephen Hunter – VP of Innovation - AHN
 - viii) Rachel O'Neill - Reed Smith – AHN
 - ix) Cindy Jampole – TransAssociates, consultant for AHN
 - x) Steve Mahoney – PM, AHN Construction Manager

2) Public Questions and Comments

3) Approval of Minutes and Agenda

- a) Agenda
- b) Minutes - May 24, 2021
 - i) All members reviewed
 - ii) Motion to approve: Jackson
 - iii) Seconded: Chaney
 - iv) All in favor:
 - (1) Affirmative 8 (Cieslak was absent)
 - (2) Negative 0
 - (3) Abstained/No answer 0

4) Communications and invoices

Nothing this month.

5) Officer's Reports

Public meetings at 7:00 pm on the fourth Monday of each month on Zoom until further notice.

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Joint Planning Commission

- a) Chairman's Report - C. Houska
 - i) Microsoft 365 Account
 - b) Vice Chairman's Report - C. Tulley
 - i) Solicitor / engineer rotation – Feedback from Bellevue?
 - (1) TBD; Tulley will follow up with Borough DAS.
 - c) Secretary's Report - C. Cieslak – Excused absence
 - d) Solicitor's Report – K. Fraas
 - e) Borough Updates
 - i) Avalon
 - (1) Makatura – no items to report for Avalon Borough.
 - ii) Bellevue
 - (1) Q: Were new members able to create MS365 accounts?
 - (a) Chaney: pending!
 - (b) Holmes: TBD
 - (2) No new business to report; same items from last meeting are still under development.
 - iii) Ben Avon
- 6) Old Business – Postponed until next meeting due to full agenda
- 7) New Business
- a) Avalon Saldo (30 min.)
 - Chelsea Puff shared a presentation to guide the discussion of the new SALDO.
(*distribute with copy of minutes*)
 - Noted: 90% of municipalities have their own SALDO.
Trant presented slides and narrated duties of JPC, borough staff and borough council for administration of the SALDO.
 - Avalon Boro received a grant from PA DCED to draft & adopt a SALDO.
 - Avalon Borough is currently using the Allegheny County SALDO.
 - JPC role: review Tier 1 subdivision & land development applications; recommend action to governing body.
 - Reviewed application and approval process timeline.
 - Reviewed SALDO table of contents & definitions.
 - Reviewed definitions for infrastructure requirements under land development standards per ordinance.
 - Reviewed MPC standing on governing body's ability to approve or deny SALDO requirements.
 - Reviewed appendix re: construction requirements; supplemental materials re: further explanation and educational materials for applicants and the public.
 - Note: copy provided to JPC last month; request comments to forward to Avalon Borough Council for approval.
 - Q&A period:
 - Houska noted that she requested Fraas to review the advance copy; some items may need to be clarified versus the Joint Zoning Ordinance.

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Joint Planning Commission

- Fraas: MPC states that in absence of their own SALDO, they will use the County's SALDO. Advised clean-up of JZO if desired. (*Add notes from Houska email.*)
- Tulley Q: re: shared SALDO? Funding? How to proceed if the other member boroughs wish to adopt a SALDO? Would it need to be a joint SALDO similar to the Joint Zoning Ordinance?
 - Avalon Borough – funded through Early Intervention Program
 - DCED Municipal Assistance Program: has funding to assist with adoption of SALDOs; other member boroughs could try this funding program to develop their own (start from scratch) OR
 - Trant: MCD allows for joint zoning but there isn't a known joint SALDO. If each municipality wishes to adopt their own SALDOs, each borough could adopt separately (same OR similar versions).
- Motion to recommend adoption:
 - Motion:
Chaney motioned to approve the adoption of the Avalon SALDO.
 - Second:
Jackson seconded.
 - No abstentions or disapprovals. Motion passed.
 - Fraas recommended that Chair submit an official letter of approval on letterhead to Avalon Borough for distribution.
- b) West Penn Allegheny Health System application for conditional use (Bellevue, 30 min.)
 - Michael Kostiew presented for Allegheny Health Network: presented slides detailing a new and unlisted **adaptive reuse**, to be permitted as a conditional use, for a medical and health research laboratory at former Suburban general Hospital facility at 100 S. Jackson Ave. in Bellevue.
(*distribute slides with copy of minutes*)
 - Currently zoned R-H High Density Residential, outlined with a special Hospital Overlay District. (see definition in JZO)
 - Request: use vacant portion of hospital for a medical health and research laboratory use.
 - Dr. Jeff Cohen reviewed use of facility:
241,046 sq ft | 248 parking spaces | 6 ORs, inpatient units, emergency department and private/skilled nursing facility (Lifecare – thru 2018) – now closed. Former first-grade community hospital.

Current use: urgent care and outpatient clinic: 18,221 sq ft & 57 parking spaces used on average. Remaining spaces not utilized; most of facility is vacant.

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Joint Planning Commission

Proposed use: Medical and Health Research Laboratory “AlphaLab Health” - facilitate research & growth of healthcare businesses. Transform 10,000 sq ft of former patient rooms & surgical suites (former ICU) into 5 “wet” labs & associated office space. “Wet” labs are consistent with similar facilities at Allegheny General, Presby and Northgate High School. (i.e., entry-level labs)

- TransAssociates analysis (author: Cindy Jampole) determined that the proposed use will have minimal impact on traffic and parking; overall use is less-intensive than prior hospital use.
- Cohen noted that AHN expects highly positive coverage and interest on a nationwide scale; Hunter noted that the state has approved an RCAP grant for development.
- Q&A period:
 - Houska inquired (email communication) regarding existing permits & inspections; answer was satisfactory. Bellevue Borough
 - Tulley: when might we see the lab go into use?
 - Answer: approx. 2 & ½ months for second cohort of participants; late Q4 of 2021 or early Q1 of 2022.
- Fraas recommended submittal of written letter of approval; will draft and submit to borough and applicant.
- Motion to approve:
 - Tulley motioned to approve the conditional use; Chaney seconded.
 - Objections or abstentions: none
 - All in favor; motion passed.

8) Adjournment

Motion to adjourn: Haslett; Jackson seconded.

Meeting adjourned 8:01

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Joint Planning Commission

UPCOMING MEETING CALENDAR:

7:00 PM via Zoom (or in-person at Avalon Municipal Building)

Future dates: July 26, August 23, Sept 27, October 25, November 15, December 13

July 26 Zoom Meeting - Log on details

<https://us02web.zoom.us/j/89344412046?pwd=NURkcDlCdHlGS0JSdUtSeFBSTFZiQT09>

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)

+1 312 626 6799 US (Chicago)

+1 929 205 6099 US (New York)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

Meeting ID: 893 4441 2046

Passcode: 7840363

Find your local number: <https://us02web.zoom.us/j/kcZ4U8pFt0>

Public meetings at 7:00 pm on the fourth Monday of each month on Zoom until further notice.

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ATTACHMENT B

CHIEF OF POLICE
JOSEPH P. HANNY



Office
(412) 259-8304

Fax
(412) 259-8306

Dispatch
(412) 473-3056

OHIO TOWNSHIP

POLICE DEPARTMENT

Established 1808

Allegheny County, Pennsylvania
126 Lenzner Ct, Sewickley, Pa. 15143

Ben Avon Patrols June 2021



BA-1 125

BA-2 144

BA-3 141

BA-4 145

TOTAL = 555

8/13/2021

Call Service Report Grouped by UrcodesOHIO TOWNSHIP POLICE
7/01/2021 THROUGH 7/31/2021
For Municipality: 05

Page 1

<u>CODE</u>	<u>JULY COUNT</u>	<u>YTD COUNT</u>
0501 - ALARM - RESIDENCE	1	4
0590 - BURGLARY - REPORTS	0	1
0619 - THEFT-\$200 & OVER-ALL OTHER	0	1
0690 - THEFT - REPORTS	1	1
0810 - SIMPLE PHYSICAL ASSAULT	1	2
1100 - FRAUD	2	9
1150 - FRAUD - CREDIT CARDS, ATM	1	1
1410 - CRIMINAL MISCHIEF TO AUTOMOBILES	1	1
1440 - CRIMINAL MISCHIEF - ALL OTHERS	0	2
1511 - WEAPONS-USE-FIREARMS	0	1
1810 - DRUG VIOLATIONS	0	2
2020 - OFFENSES AGAINST FAMILY-CHILD ABUSE	0	1
2112 - DRIVE UNDER INFLUENCE-ALCOHOL-IMPAIRED	1	2
2122 - DRIVE UNDER INFLUENCE-DRUGS-IMPAIRED	0	1
2300 - PUBLIC DRUNKENESS	0	2
2410 - HARASSMENT BY COMMUNICATION	0	3
2440 - DISORDERLY CONDUCT-DISTURBING THE PEACE	0	3
2626 - FALSE FIRE ALARM	1	10
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	1	4
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	2	6
3310 - ATTEMPTED SUICIDES	0	1
3320 - DOA	0	1
3400 - MENTAL HEALTH	1	4
3502 - SUSPICIOUS CIRCUMSTANCES	1	7
3600 - DISTURBANCES-DOMESTIC	1	11
3610 - DISTURBANCES-JUVENILE	0	6
3620 - DISTURBANCES-OTHER (FIGHTS,DISPUTES,ETC)	1	4
3820 - DISABLED VEHICLE	1	9
3840 - FIRES (INCLUDING ALARMS-FOUNDED/UNFOUND)	0	2
3850 - HAZARDOUS CONDITION/NOT SNOW RELATED	1	3
3855 - ROAD DEPARTMENT CALL OUT	0	12
3860 - LOCKOUTS (VEHICLE/BLDG)	1	4
3870 - MEDICAL EMERGENCY/ ASSIST AMBULANCE	4	47
3880 - OPEN DOORS/WINDOWS - DISCOVERED	0	15
3885 - POST NO PARKING SIGNS	1	4
3900 - TRAFFIC & PARKING PROBLEMS	1	13
4012 - GAS LEAKS & EXPLOSIONS	1	2
4020 - SUSPICIOUS AUTO	0	5
4022 - SUSPICIOUS PERSON	0	9
4024 - WATER LEAKS,MAINS, ETC.	1	3
4026 - WIRES AND POLES DOWN	1	8
4027 - TREES DOWN	0	2
4091 - CIVIL DISPUTES	0	2

8/13/2021

Call Service Report Grouped by Urcodes

OHIO TOWNSHIP POLICE
7/01/2021 THROUGH 7/31/2021
For Municipality: 05

Page 2

<u>CODE</u>	<u>JULY COUNT</u>	<u>YTD COUNT</u>
5002 - LOST & FOUND - FOUND ANIMAL	1	3
5004 - LOST & FOUND - FOUND ARTICLES	0	1
5008 - LOST & FOUND - LOST ARTICLES	0	1
5012 - LOST & FOUND - MISSING JUVENILE MALE	0	2
5014 - LOST & FOUND - MISSING ADULT FEMALES	0	1
5504 - ANIMAL COMPLAINTS - DOG BITES	0	2
5506 - ANIMAL COMPLAINTS - STRAY ANIMALS	0	2
5590 - ANIMAL COMPLAINTS - REPORTS	1	9
6006 - TRAFFIC ACCIDENT INVOLVING INJURY	0	2
6008 - TRAFFIC ACCIDENT INVOLVING NONINJURY	1	5
6010 - TRAFFIC ACCIDENT - OTHER ACC. INVEST.	0	1
6090 - TRAFFIC ACCIDENT INVESTIGATIONS-REPORTS	1	1
6603 - TRAFFIC RELATED-ABANDONED VEHICLE	0	2
6610 - TRAFFIC RELATED - MOTORIST AID	0	2
6612 - TRAFFIC RELATED - SIGNALS-SIGNS OUT	1	4
6614 - TRAFFIC RELATED - CARELESS DRIVER	1	7
7010 - POLICE NOTIFICATIONS/INFO	2	25
7016 - FOLLOW UP INFORMATION	0	1
7094 - FOOT PATROL	2	2
7504 - ASSIST OTHER AGENCIES - OTHER POLICE	0	8
9008 - ADMINISTRATION - CLERICAL	0	5
911 - 911-HANG UP	0	5
CITT - TRAFFIC CITATION	3	19
CITW - WARNING	0	8
CKWE - WELFARE CHECK	5	15
	<hr/> 46	<hr/> 374

ATTACHMENT C

Ben Avon VFC

Ben Avon, PA

This report was generated on 8/13/2021 2:34:22 PM

Basic Incident Info for Incident Type

Incident Type(s): All Incident Types | Start Date: 07/01/2021 | End Date: 07/31/2021

Incident Date	Incident #	Dispatch Run Number	Address	Narrative	Station	Zone
07/04/2021	2021-78		189 Pennsylvania AVE	Remarks: Fire alarm activation. Found to be false. Disregarded by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
07/07/2021	2021-79		6950 Perrysville AVE	Equipment: Gas meters and PPV fan Remarks: Reported gas odor in structure. Odor traced to lawn mower and gas. Ventilated structure.	109 - Ben Avon Volunteer Fire Company	
07/08/2021	2021-80		Ohio River BLVD		109 - Ben Avon Volunteer Fire Company	
07/16/2021	2021-81		8439 Ohio River BLVD	Remarks: No need for fire. Disregarded by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
07/26/2021	2021-82		Hazelwood AVE	Remarks: Reported motorcycle vs vehicle accident. Disregarded by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
07/27/2021	2021-83		135 Monitor AVE	Equipment: Gas detector. Remarks: Call went direct to 108 station via cell phone. Checked structure, no CO or smoke. Advised resident to have detectors serviced.	109 - Ben Avon Volunteer Fire Company	
07/29/2021	2021-84		142 Allegheny AVE	Remarks: Fire alarm activation caused by construction work. Held at station per 148 Chief.	109 - Ben Avon Volunteer Fire Company	
07/29/2021	2021-85		8235 Ohio River BLVD	Remarks: Fire alarm. Disregarded by 148 Chief.	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

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Basic Incident Info for Incident Type

Incident Type(s): All Incident Types | Start Date: 06/01/2021 | End Date: 06/30/2021

Incident Date	Incident #	Dispatch Run Number	Address	Narrative	Station	Zone
06/02/2021	2021-64		7504 Brighton RD	Remarks: Fire alarm activation. False and proper code recieved.	109 - Ben Avon Volunteer Fire Company	
06/02/2021	2021-65		142 Allegheny AVE	Remarks: Reported fire alarm. Determined to be water leak in 142 Allegheny Ave. Held at station by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
06/07/2021	2021-66		220 S Home AVE 103	Remarks: Reported stove fire. Fire out on arrival. Stood by hydrant at Hamilton and S. Home.	109 - Ben Avon Volunteer Fire Company	
06/07/2021	2021-67		101 Dawson ST	Remarks: Reported vehicle fire. Disregarded by 148 Chief.	109 - Ben Avon Volunteer Fire Company	
06/09/2021	2021-68		Ohio River BLVD	Remarks: Reported vehicle accident. Returned by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
06/18/2021	2021-69		6804 Perrysville AVE	Remarks: Burnt food.	109 - Ben Avon Volunteer Fire Company	
06/12/2021	2021-70		8235 Ohio River BLVD	Remarks: Fire alarm activation. False alarm. Held at station by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
06/12/2021	2021-71		Ohio River BLVD	Remarks: Vehicle accident. Directed traffic.	109 - Ben Avon Volunteer Fire Company	
06/12/2021	2021-72		43 S Howard AVE	Remarks: Fire alarm activation caused by power outage.	109 - Ben Avon Volunteer Fire Company	
06/15/2021	2021-73		8235 Ohio River BLVD	Remarks: Fire drill, dispatched and wasn't notified. Disregarded by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
06/21/2021	2021-74		135 Roosevelt RD	Remarks: Trees and wires down. Held at station by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
06/22/2021	2021-75		178 Greenwood AVE	Remarks: Reported CO detector activation. Held at Center and Greenwood until released by 148 OIC.	109 - Ben Avon Volunteer Fire Company	
06/23/2021	2021-76		8439 Ohio River BLVD	Equipment: 50' 3" supply line and tank water Remarks: Brush fire on railroad tracks. Supplied water to 148 Eng.	109 - Ben Avon Volunteer Fire Company	
06/25/2021	2021-77		8235 Ohio River BLVD	Remarks: Reported gas leak. No cause found.	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.

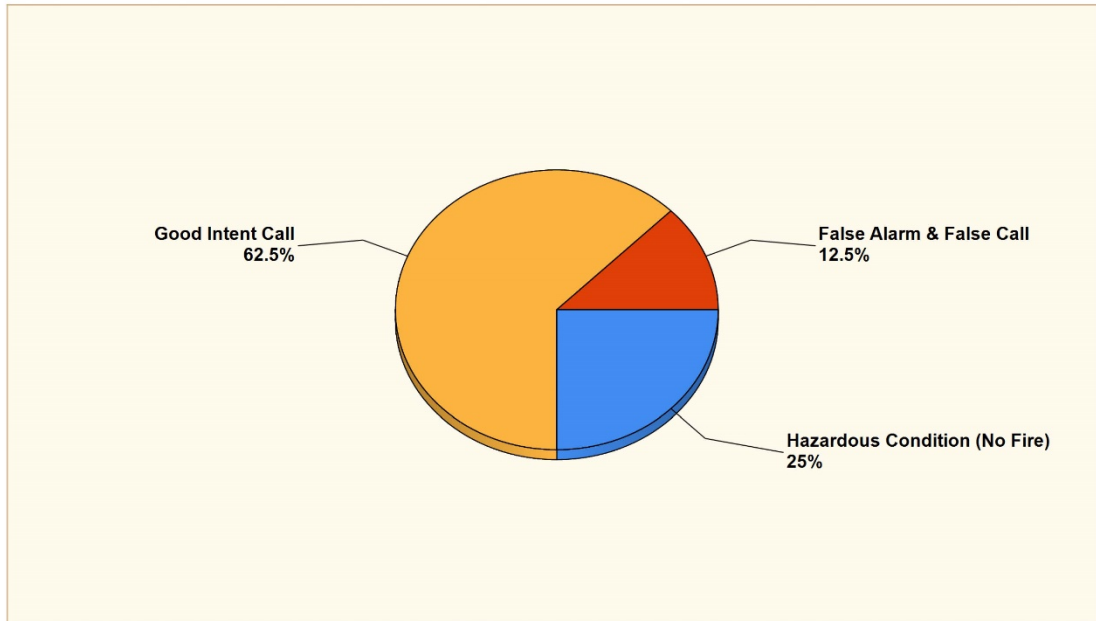
Ben Avon VFC

Ben Avon, PA

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Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 07/01/2021 | End Date: 07/31/2021



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Hazardous Condition (No Fire)	2	25%
Good Intent Call	5	62.5%
False Alarm & False Call	1	12.5%
TOTAL	8	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Detailed Breakdown by Incident Type		
INCIDENT TYPE	# INCIDENTS	% of TOTAL
412 - Gas leak (natural gas or LPG)	1	12.5%
463 - Vehicle accident, general cleanup	1	12.5%
611 - Dispatched & cancelled en route	5	62.5%
746 - Carbon monoxide detector activation, no CO	1	12.5%
TOTAL INCIDENTS:	8	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

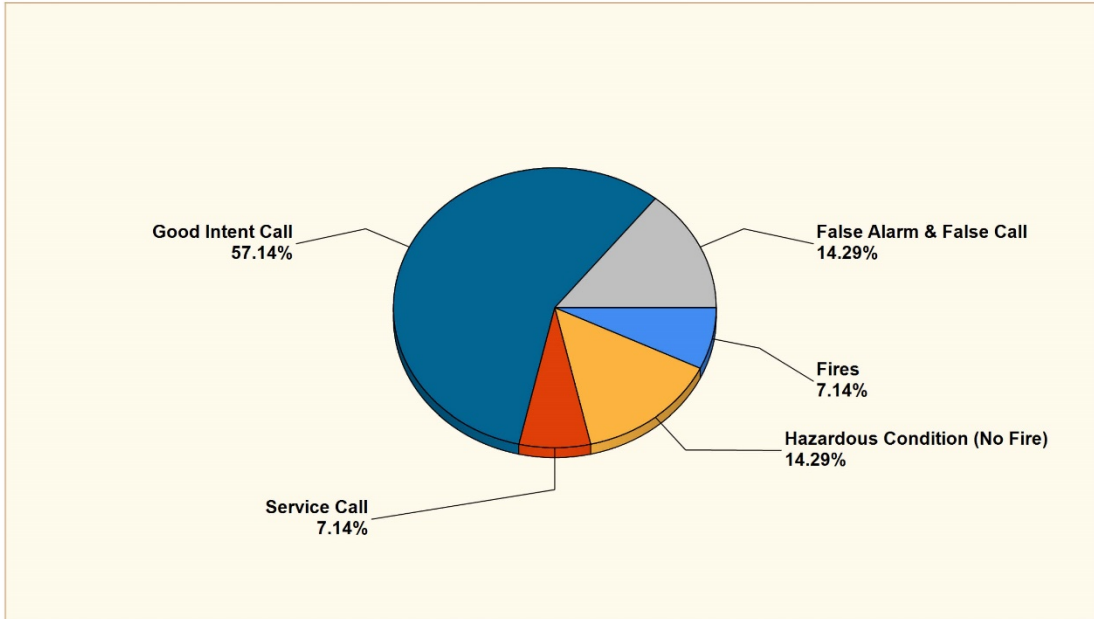
Ben Avon VFC

Ben Avon, PA

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Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 06/01/2021 | End Date: 06/30/2021



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	1	7.14%
Hazardous Condition (No Fire)	2	14.29%
Service Call	1	7.14%
Good Intent Call	8	57.14%
False Alarm & False Call	2	14.29%
TOTAL	14	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Detailed Breakdown by Incident Type		
INCIDENT TYPE	# INCIDENTS	% of TOTAL
142 - Brush or brush-and-grass mixture fire	1	7.14%
412 - Gas leak (natural gas or LPG)	1	7.14%
463 - Vehicle accident, general cleanup	1	7.14%
531 - Smoke or odor removal	1	7.14%
611 - Dispatched & cancelled en route	8	57.14%
740 - Unintentional transmission of alarm, other	1	7.14%
746 - Carbon monoxide detector activation, no CO	1	7.14%
TOTAL INCIDENTS:	14	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Ben Avon VFC



Ben Avon, PA

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Incident Type per Municipality for Date Range

Start Date: 07/01/2021 | End Date: 07/31/2021

INCIDENT TYPE	# INCIDENTS
Municipality: BEN AVON	
412 - Gas leak (natural gas or LPG)	1
746 - Carbon monoxide detector activation, no CO	1
# Incidents for Ben Avon:	
	2

Municipality: EMSWORTH	
463 - Vehicle accident, general cleanup	1
611 - Dispatched & cancelled en route	5
# Incidents for Emsworth:	
	6

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



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Ben Avon VFC

Ben Avon, PA

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Incident Type per Municipality for Date Range

Start Date: 06/01/2021 | End Date: 06/30/2021

INCIDENT TYPE	# INCIDENTS
Municipality: AVALON	
531 - Smoke or odor removal	1
# Incidents for Avalon:	
1	
Municipality: BELLEVUE	
611 - Dispatched & cancelled en route	1
# Incidents for Bellevue:	
1	
Municipality: BEN AVON	
463 - Vehicle accident, general cleanup	1
611 - Dispatched & cancelled en route	1
740 - Unintentional transmission of alarm, other	1
# Incidents for Ben Avon:	
3	
Municipality: EMSWORTH	
142 - Brush or brush-and-grass mixture fire	1
412 - Gas leak (natural gas or LPG)	1
611 - Dispatched & cancelled en route	4
746 - Carbon monoxide detector activation, no CO	1
# Incidents for Emsworth:	
7	
Municipality: KILBUCK (TOWNSHIP OF)	
611 - Dispatched & cancelled en route	2
# Incidents for Kilbuck (Township of):	
2	

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



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August 13, 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:

121 Breeding Ave – Overgrown weeds

08.13.21 Notice sent 08.13.21 allowing for 10 days to remediate overgrown weeds.

Ongoing investigations/Citations:

425 Dickson Avenue – Property Maintenance

06.10.21 Notice sent 06.07.21 allowing 30 days to remediate open violations.
07.12.21 Notice awaiting delivery.
08.13.21 Notice awaiting delivery.

427 Dickson Avenue – Property Maintenance

06.10.21 Notice sent 06.07.21 allowing 30 days to remediate open violations.
07.12.21 Notice received 06.10.21. Reinspection to be scheduled.
08.13.21 Reinspection scheduled week of 08.16.21.

Engineering & Surveying

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

Office@HarshmanLLC.com

www.HarshmanLLC.com

Page 1 of 3

Codes & Zoning

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

Permits@HarshmanLLC.com

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 with historical documents to review.
- 07.12.21 Property owner contacted Code Enforcement to discuss remediation options.
- 08.13.21 Working with property owner.

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.
- 07.12.21 Follow up hearing scheduled for 08.10.21.
- 08.13.21 Judge dismissed Citations at 08.10.21 hearing. Item to be closed.

Tallied new complaints investigated are as follows:

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

MAGISTERIAL HEARINGS

54 Forest Avenue

Magisterial Hearing held on 08.10.21 for the retaining wall at 54 Forest Avenue. The Judge dismissed the Citation.



RENTAL INSPECTIONS

PASS

1. 6806 Perrysville Avenue

FAIL

1. None

BUILDING & ZONING PERMITS


Building Permits:

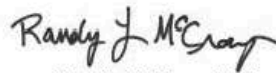
1. 237 Forest Avenue – Porch Demo & Renovation

Zoning Permits:

1. 7408 Perrysville Avenue – Porch replacement
2. 7000 Woodland Avenue – Patio/Pavilion

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



ATTACHMENT E

QUAKER VALLEY COUNCIL OF GOVERNMENTS
343 Eicher Road, Pittsburgh, PA 15237
412-766-7458 | www.qvcog.org



Executive Director's Report – August 2021

CDBG Year 48 Pre-Application Now Being Accepted – Beginning **August 9, 2021**, Allegheny County Economic Development (ACED) will be soliciting pre-applications for construction-related projects for its 2022 (Year 48) Community Development Block Grant Program (CDBG), which is funded by the U. S. Department of Housing and Urban Development (HUD). All pre-applications must be submitted through the Quaker Valley COG. Please note that every QVCOG member community is eligible to apply for CDBG funding for “non-income based” projects such as ADA accessibility improvement projects and blight remediation. Project requests must total at least \$20,000 and municipalities may submit multiple applications each year for consideration. Projects that do not receive funding for CD Year 48 may be reconsidered the following year. Interested parties may request a fillable Pre-Application form which has been used by the COG in the past to solicit potential CDBG projects. In order to meet the County's deadline of September 10, 2021 prospective municipalities must submit their Pre-Applications to the COG by end of business on **Friday, September 3, 2021**. Given the stated timeline, please email Executive Director Connors for any questions concerning the pre-application process as soon as possible.

5-Year Refuse and Recycling Contract – On July 22, 2021 at 11:00 a.m. bids were received and read aloud at the Kilbuck Township Municipal Building for the 5-year waste and recycling contract with both Waste Management and Noble Environmental providing bids. After initial review of the provided documentation, Waste Management is the apparent low bidder submitting a quote in the amount of \$13,669,921.92 (Options A & B) which is **65.3%** less than the proposal submitted by Noble Environmental. The Refuse and Recycling Committee is expected to provide a formal recommendation concerning award of the 5-year waste and recycling contract during the August 18, 2021 Board of Directors Regular Meeting. Interested parties may request a PDF copy of received bid documents by emailing Executive Director Connors (peconnors@qvcog.org).

Traveling Glass Dumpster (Glenfield and Haysville Boroughs) – From July 31st – August 5th Glenfield & Haysville Boroughs partnered in sponsoring a traveling glass dumpster provided by the Pennsylvania Resources Council (PRC). The dumpster was located at the Quaker Valley High School. This series of events will continue with Bellevue Borough sponsoring the next event which will take place at their municipal parking lot (between Meade Avenue and S. Sprague Avenue) from August 28th through September 2nd.

Hybrid Meetings – Due to the recent success and buy-in from participants regarding “hybrid” COG meetings (simultaneous in-person and virtual meetings) this format is set to remain in place through 2021 for both the Board of Directors and the Managers & Secretaries Committee. Meeting dates and locations, along with Zoom links, can be found by visiting qvcog.org. The Quaker Valley COG thanks all member municipalities who have volunteered their facilities for the aforementioned meetings.

2019 & 2020 Audit Reports – It is anticipated that representatives of the COG's appointed Audit Firm, Case Sabatini, will be presenting a summary of the 2019 Audit Report during the August 18, 2021 Board of Directors Regular Meeting. A similar summary concerning the 2020 Audit is expected to occur soon. Once received, the Report(s) will be made available on the COG's webpage and will also be made available by request.

Haysville Traffic Signal Discussion - Ms. Amy Paff has invited interested parties to attend a meeting hosted by State Rep. Gaydos along with representatives of PennDOT to discuss the Haysville – Glen Osborn light on 65. Haysville Borough is seeking the installation of a turning arrow for residents, school buses, and local employees trying to cross the intersection. The meeting will take place in-person on August 23rd at 10:00 a.m. behind Pittsburgh Stage, Inc. (2 South Ave, Sewickley, PA 15143). QVCOG Delegates are interested members of the public are invited to attend.

2020 Census - On August 12th the US Census Bureau released initial 2020 Census data. Preliminary data for QVCOG member communities is available by visiting census.gov. I encourage all municipal staff and officials to review the available data.

Aleppo Township, Avalon Borough, Bell Acres Borough, Bellevue Borough, Ben Avon Borough, Edgeworth Borough, Emsworth Borough, Glenfield Borough, Glen Osborne Borough, Haysville Borough, Kilbuck Township, Leet Township, Leetsdale Borough, Sewickley Borough, Sewickley Heights Borough