Township of Maidencreek **02/02/16**
Zoning and UCC Services
Great Valley Consultants – GVC #3026-007 and 3026-008

ZONING AND UNIFORM CONSTRUCTION CODE SERVICES
Monthly Report – January 1, 2016 through January 31, 2016:

The following permits / plans were reviewed and processed:

16-001 01/13/16 - 170 South View Road – Generator for Jan Williams

The following were meetings or discussions for Zoning and Building Code services:

01/04/16	-	Prepared monthly report for December.
01/11/16	-	Discussion with Scott Tshudy regarding permits required for slab and bollard installation at front entrance of Turkey Hill Minute Market.
01/12/16	-	Discussion with Rick Brown regarding permits and fees for generator installation.
01/18/16	-	Discussion with George from Fronheiser Pools regarding setbacks for pool at 105 Lidia Lane.
01/25/16	-	Discussion with Justin Wentzel regarding permit requirements for electric service replacement.
01/26/16	-	Discussion with David Killian of Crown Castle regarding permits for renovations to existing cell tower equipment at Quarry Road site.
01/28/16	-	Discussion with Jeff Miller regarding permits required for proposed siding replacement at 415 Acer Drive.
01/28/16	-	Discussion with Jackie Stoudt of Century 21 regarding property transfer and U&O inspections.
01/29/16	-	Discussion with Troy Hood regarding permits required for a renovation of a basement.

The following UCC inspections were performed:

01/04/15	-	312 Sofia Blvd. – Lot 19 – Sewer lateral and water service inspection – PASSED
01/05/16	-	313 Sofia Blvd. – Lot 48 – Footing inspection – PASSED
01/05/16	-	287 West Wesner Road – Brandywine Transportation – Partial framing and firestopping of fire wall – PASSED
01/07/16	-	313 Sofia Blvd. – Lot 48 – Pre-pour inspection of basement walls – PASSED
01/08/16	-	1161 park Road – Giorgio WWTP – Pressure test on water piping and rough plumbing inspection – PASSED
01/13/16	-	287 West Wesner Road – Brandywine Transportation – Framing inspection of office and wash bay – PASSED
01/13/16	-	1161 park Road – Giorgio WWTP – Blower start-up and test – PASSED
01/15/16	-	109 Lidia Lane – Lot 35 – Final building, plumbing, mechanical and energy inspections – PASSED

01/15/16	-	1161 park Road – Giorgio WWTP – Vault cap pre-pour inspection – PASSED
01/18/16	-	313 Sofia Blvd. – Lot 48 – Underslab plumbing, sewer lateral and water service inspection – FAILED (not ready)
01/18/16	-	287 West Wesner Road – Brandywine Transportation – Partial energy inspection of fire wall – PASSED
01/18/16	-	313 Sofia Blvd. – Lot 48 – Underslab plumbing, sewer lateral and water service re-inspection – PASSED
01/19/16	-	571 Main Street – Final building inspection – PASSED
01/21/16	-	312 Sofia Blvd. – Lot 19 – Rough plumbing inspection – PASSED
01/21/16	-	287 West Wesner Road – Brandywine Transportation – Partial framing inspection of shop area – PASSED
01/27/16	-	287 West Wesner Road – Brandywine Transportation – Energy inspection – PASSED
01/27/16	-	1161 park Road – Giorgio WWTP – Vault cap pre-pour inspection – PASSED
01/29/16	-	312 Sofia Blvd.- Lot 19 – Framing, rough mechanical and rough electric inspections – PASSED

The following were meetings, discussions, inspections or processing of documents / correspondence regarding enforcement of the Property Maintenance and/or Zoning Ordinances:

01/04/16	-	Discussion with Cesar Vasquez (son) regarding "Stop Work" order placed on work at 226 Cornerstone Drive.
01/07/16	-	Reviewed e-mails regarding Giorgio Foods WWTP issues with PA DEP.
01/08/16	-	Discussion with D. Hollenbach regarding complaint about non-permitted use of areas of building at 965 Park Road for Thrift Shop business.
01/15/16	-	Site visit to 121 Lindbergh Avenue to verify that IPMC issues have been resolved.
01/25/16	-	Responded to e-mail from K. Gruber regarding complaint at 357 Lindbergh Avenue, Apt. 23; Discussion with tenant (Tyler Miller) regarding issues with oil furnace and electrical outlets.
01/26/16	-	Site visit to 357 Lindbergh Avenue: prepared and issued NOV letter to property owner.
01/28/16	-	Site visit to 194 Genesis Drive regarding complaint about furniture and carpeting left outside of house.