Township of Maidencreek **04/04/16**
Zoning and UCC Services
Great Valley Consultants – GVC #3026-007 and 3026-008

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

The following permits / plans were reviewed and processed:

16-009	03/01/16	-	424 East Wesner Road – Shed for Joshua Mack
16-010	03/01/16	-	362 Blandon Meadows Pkwy – Fence and shed for Freddy Lomas
16-011	03/07/16	-	66 Kemmerer Road – New Ag building for George Britt Enberg
16-012	03/07/16	-	167 west Wesner Road – Garage for Juan Martinez
16-013	03/09/16	-	153 Penrose Avenue – Shed for Nicole Marczak
16-014	03/10/16	-	138 South View Road – Fence for Jason Cromarty
16-015	03/10/16	-	261 North View Road – Fence for Matt Davenport
16-016	03/15/16	-	231 West Wesner Road – Shed for Eric Schoellkopf
16-017	03/21/16	-	6 Lee Spring Road – HVAC system replacement for Robert Clouser
16-018	03/21/16	-	329 Main Street – Concrete sidewalk replacement at Turkey Hill Minute Market
16-019	03/22/16	-	226 Cornerstone Drive – Fence for Zhina Vasquez
16-020	03/22/16	-	412 Coronet Drive – Shed for Christian Malonowski
16-021	03/23/16	-	167 West Wesner Road – HVAC system renovations for Jose Martinez
16-022	03/28/16	-	318 June Avenue – Concrete slab and Cryogenic Tanks for Laser Cutter for Prizer Painter
16-023	03/28/16	-	111 Carmen Drive – Pool deck for Jeff Kibler
16-024	03/29/16	-	256 Longleaf Drive – Sunroom addition for James Kramer
16-025	03/31/16	-	421 golden Drive – Fence for Ryan Postal
16-026	03/31/16	-	109 Grove Road – Fence for Albert Ushman

Township of Maidencreek **04/04/16**
Zoning and UCC Services
Great Valley Consultants – GVC #3026-007 and 3026-008

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

03/02/16	-	Discussion with owner at 550 Main Street regarding property setback questions.
03/04/16	-	Prepared monthly report for February.
03/04/16	-	Discussion with Harold Nolt regarding setbacks required for accessory structure at 1238 Pleasant Hill Road.
03/04/16	-	Discussion with Lou Starr regarding property at 1370 Pleasant Hill Road.
03/08/16	-	Discussion with property owner at 130 Troxel Road regarding setbacks and other zoning questions. Site visit to 130 Troxel Road for meeting with owner.
03/09/16	-	Discussion with James Kramer of longleaf Drive regarding removal of existing aluminum sunroom and construction of sunroom addition to house.
03/10/16	-	Discussion with Donna Wright regarding property at 98 Mountain Spring Road – issues with construction.
03/15/16	-	Responded to e-mails from D. Hollenbach regarding information on permits for County Assessor's Office.
03/15/16	-	Attended meeting with Donna Wright and realtor at 98 Mountain Spring Road regarding construction of addition and original house.
03/17/16	-	Responded to questions about zoning for fire pit at 231 Spirit Court.
03/17/16	-	Discussion with Barbara Smith regarding contractor licensing required by the Township.
03/17/16	-	Discussion with Jessica Vooz regarding current existing home occupation permit at 432 Eagle Drive. Discussion with K. Gruber to verify existing permit.
03/21/16	-	Discussion with Site Enhancement regarding signs allowed in the C-1 Zoning District.
03/21/16	-	Discussions with property owner of 13 Ingot Drive regarding zoning questions.
03/28/16	-	Prepared e-mail to Angela Kappen of Golden Associates regarding proposed communication tower for Norfolk Southern Railway.
03/28/16	-	Discussion with Xue Jun Cui regarding approximate costs for permits for proposed Nail Salon at 8468 Allentown Pike.

The following UCC inspections were performed:

03/03/16	-	117 Lindbergh Avenue – Framing, rough plumbing and rough electric inspections – PASSED
03/10/16	-	117 Lindbergh Avenue – Energy and fire sealant inspection – PASSED
03/15/16	-	312 Sofia Blvd. – Lot 19 – Final building, plumbing, mechanical, energy and electrical inspections – FAILED
03/16/16	-	117 Lindbergh Avenue – Wallboard inspection – PASSED
03/16/16	-	312 Sofia Blvd. – Lot 19 – Final building, plumbing, mechanical, energy and electrical re-inspections – PASSED

03/23/16	-	287 West Wesner Road – Pressure testing of underground sanitary lateral - Done in two sections - PASSED
03/24/16	-	287 West Wesner Road – Pressure testing of underground sanitary lateral - last section - PASSED
03/31/16	-	376 Main Street – Electrical service inspection for utility re-energizing – PASSED

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

03/07/16	-	Site visit to 103 Grove Road. Prepared and issued NOV letter regarding abandoned vehicles.
03/10/16	-	Responded to message from Michelle Peters that she and her sister had begun removing some of the deteriorated wood from the collapsed porch.
03/18/16	-	Site visit to 220 Callery Drive regarding trash / IMPC issues.
03/18/16	-	Site visit to 124 Kensington Blvd. regarding complaint about dryer vent.
03/22/16	-	Prepared and issued NOV letter regarding trash and IPMC issues at 220 Callery Drive.
03/22/16	-	Site visit to 115 Grove Road to confirm extent of clean-up of deteriorated porch / deck by owners.
03/22/16	-	Site visit to 207 Genesis Drive regarding work being performed without permits.
03/22/16	-	Discussion with D. Hollenbach regarding resolution of complaint regarding expansion of business beyond original permitted areas at 965 Park Road.
03/23/16	-	Discussion with Michelle Peters regarding notice from County that property at 115 Grove Road has been entered into the Blighted Property program with the County Redevelopment Authority.
03/23/16	-	Site visit to 194 Genesis Drive to confirm IPMC issues were resolved.
03/23/16	-	Site visit to 84 Troxel Road to confirm status of IPMC issues.
03/23/16	-	Site visit to 82 Koller Road regarding Zoning violation / complaint.
03/23/16	-	Site visit to 8520 Allentown Pike regarding occupancy of garage by consignment shop without permits.
03/24/16	-	Prepared and issued citation for IPMC issues at 84 Troxel Road.
03/24/16	-	Prepared and issued NOV letter regarding consignment shop at 8520 Allentown Pike – occupancy without permits.
03/25/16	-	Site visit to 8520 Allentown Pike to review NOV letter with business owner.
03/28/16	-	Prepared and issued NOV Letter to Michele McCormack of 232 West Walnut Tree Drive regarding operation of dog sitting service / kennel without permits. Discussion with Adam Yourkawitch (PA Dog Warden) regarding above operation.
03/29/16	-	Site visit to 123 Via Dolorosa Drive regarding complaint.

03/31/16	-	Prepared and issued NOV Letter regarding IPMC issues at 123 Via Dolorosa Drive.
03/31/16	-	Discussion with K. Gruber regarding IPMC issues at 400 Colonial Court.