Township of Maidencreek 02/04/2020
Zoning and UCC Services
Great Valley Consultants – GVC #3026-007 and 3026-008

ZONING AND UNIFORM CONSTRUCTION CODE SERVICES
Monthly Report – January 1, 2020 through January 31, 2020:

The following permits / plans were reviewed and processed:

20-001	01/06/2020 -	436 Troy Drive – Fence for Valerie Thompson
20-002	01/06/2020 -	628 Golden Drive – Fire restoration for Jonathan Chwatek
20-003	01/07/2020 -	223 June Avenue – Roof replacement for Praise Christian Fellowship Church
20-004	01/07/2020 -	833 Park Road – Occupancy permit for D&C Greth
20-005	01/07/2020 -	149 Austrian Drive – Driveway for Fredy Moratoga
20-006	01/08/2020 -	343 Cactus Road – Solar system for Arkadiusz Blicharz
20-007	01/10/2020 -	302 Blandon Meadows Pkwy. – Solar system for Leon Zetekoff
20-008	01/13/2020 -	244 Faith Drive – Basement renovations for Juan Gonzalez
20-009	01/16/2020 -	225 Longleaf Drive – Solar system for Douglas Nemeth
20-010	01/20/2020 -	724 Golden Drive – Pool deck for Efrain Velez
20-011	01/20/2020 -	458 Appian Way – Solar system for William Coyle
20-012	01/21/2020 -	119 Carmen Drive – Home occupation for daycare for Peterson Florial
20-013	01/27/2020 -	90 West Wesner Road – Renovations for Daryl Mullen
20-014	01/28/2020 -	138 South View Road – Shed replacement for Jason Cronrath
20-015	01/31/2020 -	313 Titus Road – Driveway expansion for Sharon Smith

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

01/03/2020	-	Discussion with Kerry Martin (realtor) regarding property transfer inspections in the Township.
01/06/2020	-	Prepared monthly report for December.
01/06/2020	-	Discussion with Dennis from Simply Solar regarding questions on permits for a solar system at 343 Cactus Road.
01/07/2020	-	Discussion with Jonathan Rogers of Blandon Meadows Pkwy. Regarding questions on applications for renovations.
01/10/2020	-	Responded to questions on allowable signage for 201 Evansville Road.

01/14/2020	-	Discussion with K. Gruber regarding requirements for a shed at 1081 Park Road.
01/15/2020	-	Discussion with Shannon Smith regarding permit to expand driveway.
01/16/2020	-	Discussion with john Chiarelli (realtor) regarding possible attorney office at 932 Park Road.
01/16/2020	-	Discussion with Peterson Florial regarding home occupation for a daycare at 119 Carmen Drive.
01/17/2020	-	Discussion with William Donally (realtor) regarding possible conversion of a residence into an office at 932 Park Road.
01/17/2020	-	Discussion with Randy Vitulli regarding permits for installation of a propane tank and new furnace.
01/21/2020	-	Discussion with David Tidd regarding expansion of driveway at 932 Park Road for conversion into an office.
01/22/2020	-	Discussion with David Tidd regarding public water and sewer at 932 Park Road.
01/24/2020	-	Discussion with Peterson Florial regarding status of permit for home occupation at 119 Carmen Drive.
01/27/2020	-	Discussion with John Chiarelli (realtor) regarding permits required for renovations to house for conversion to office at 932 Park Road.
01/27/2020	-	Discussion with David Tidd regarding accessibility requirements for renovations for office at 932 Park Road.
01/27/2020	-	Discussion with William Fetter regarding inspection for replacement of main panel breaker.
01/30/2020	-	Discussion with Igor Boyson of Trinity Solar regarding proposed solar system on Blandon Meadows Pkwy.

The following UCC inspections were performed:

01/06/2020	-	8520 Allentown Pike – Unit 19 – Rough mechanical inspection – PASSED
01/06/2020	-	8520 Allentown Pike – Unit 20 – Rough mechanical inspection – PASSED
01/07/2020	-	137 Cornerstone Drive – Final building and electrical inspection for solar system - PASSED
01/08/2020	-	13 Ingot Drive – Occupancy inspection – FAILED
01/13/2020	-	8520 Allentown Pike – Unit 19 – Partial wallboard inspection – PASSED
01/13/2020	-	8520 Allentown Pike – Unit 20 – Partial wallboard inspection – PASSED
01/17/2020	-	8520 Allentown Pike – Unit 9 – Partial wallboard inspection – PASSED
01/17/2020	-	8520 Allentown Pike – Unit 10 – Partial wallboard inspection – PASSED

01/17/2020	-	8520 Allentown Pike – Unit 11 – Rough mechanical inspection – PASSED
01/17/2020	-	8520 Allentown Pike – Unit 12 – Rough mechanical inspection – PASSED
01/22/2020	-	261 Main Street – Partial accessibility inspection – FAILED
01/22/2020	-	8520 Allentown Pike – Unit 11 – Partial wallboard inspection – PASSED
01/22/2020	-	8520 Allentown Pike – Unit 12 – Partial wallboard inspection – PASSED
01/22/2020	-	8520 Allentown Pike – Unit 21 – Partial wallboard inspection – PASSED
01/22/2020	-	8520 Allentown Pike – Unit 22 – Partial wallboard inspection – PASSED
01/22/2020	-	8520 Allentown Pike – Unit 21 – Rough mechanical inspection – PASSED
01/22/2020	-	8520 Allentown Pike – Unit 22 – Rough mechanical inspection – PASSED
01/27/2020	-	1161 Park Road – Footing inspection at Tunnel Building Addition – PASSED
01/28/2020	-	1161 Park Road – Footing inspection at Tunnel Building Addition – PASSED
01/29/2020	-	1161 Park Road – Footing inspection at Tunnel Building Addition – PASSED
01/29/2020	-	324 Lindbergh Avenue – Electrical inspection – PASSED
01/30/2020	-	1161 Park Road – Inspection of excavation for underground tanks for Tunnel Building Addition – PASSED
01/30/2020	-	221 Cornerstone Drive – Framing, rough electrical and rough plumbing inspections - PASSED
01/31/2020	-	504 Calabria Drive – Footing inspection – PASSED
01/31/2020	-	119 Carmen Drive – Final inspection for home occupation – PASSED

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

01/08/2020	-	Discussion with Alicia Bressler of Century 21 regarding issues with heat system at 1218 Pleasant Hill Road and attempts to get contractors to service the system.
01/08/2020	-	Received Notice of Hearing for Hector Ruiz regarding abandoned vehicles at 228 Callery Drive. Reviewed files and performed site visit to verify if issues were still present.
01/13/2020	-	Discussion with K. Gruber regarding status of heat issue at 1218 Pleasant Hill Road.
01/14/2020	-	Prepared and issued letter regarding status of repairs to heating system at 1218 Pleasant Hill Road.

01/14/2020	-	Prepared and issued NOV letter regarding work without permits at 90 West Wesner Road.
01/15/2020	-	Discussion with Mary Leinbach (Tenant at 1218 Pleasant Hill Road) regarding information on repairs to heating system.
01/15/2020	-	Site visit to 8980 Allentown Pike regarding property maintenance complaint.
01/16/2020	-	Prepared NOV letter regarding abandoned vehicles at 261 Main Street. Held issuance pending discussions with Church leaders.
01/17/2020	-	Prepared and issued NOV letter regarding property maintenance issues at 8980 Allentown Pike.
01/22/2020	-	Discussion with D. Hollenbach regarding NOV letter for work without permits at 400 Chestnut Street.
01/22/2020	-	Processed letter to DJ Strand's office to withdraw citation for abandoned vehicles at 228 Callery Drive.
01/27/2020	-	Site visit to 320 Main Street regarding complaint. Prepared letter to PennDOT regarding property maintenance issues on 268 Main Street.