

TOWN OF McCANDLESS
MINUTES – ZONING COMMITTEE MEETING
AUGUST 8, 2016 TOWN HALL

The meeting was called to order at 7:30 p.m. by Committee Chairman McKim, with the following in attendance: Council Members Zachary, Aufman, Mertz, Powers, Walkauskas and LeDonne; Others Present: Town Manager Cordek, Irv Firman, Esq., Tucker Arensberg, Bruce Betty, Zoning Officer/Land Use Administrator, Marie Haller, Administrative Assistant and citizens as per the sign-in sheet.

SITE PLAN APPLICATION
WEXFORD VETERINARY HOSPITAL

The Committee reviewed the site plan application for a 3407 square foot addition proposed for the Wexford Veterinary Hospital building to be located at 10309 Perry Highway. Zoning Officer Betty provided an overview of the proposed addition and introduced John Schleicher of Gibson-Thomas, Eric Sigg of Wexford Veterinary Hospital and Steve Wright of McCay Contracting, all of whom were present to review and discuss details of this plan.

It was noted that Wexford Veterinary has been located at this address since 1958. The existing building and location of the proposed addition was illustrated. The addition will be constructed at the rear of the site. Stormwater plans address the Town's ordinance which includes rate control, volume control and water quality control. There are currently twenty-six parking spaces and there are forty-seven proposed, exceeding the forty required. Details regarding the planned landscaping, lighting and dumpster were reviewed.

FURTHER REVIEW
ALLEGHENY COUNTY CONSERVATION DISTRICT
MEMORANDUM OF UNDERSTANDING

The Committee further continued their review of a resolution authorizing that the Town to enter into a memorandum of understanding with the Allegheny County Conservation District (ACCD) to define roles and responsibilities as defined by the law for regulatory programs and to substantiate Pennsylvania Department of Environmental Protection (PADEP) Municipal Separate Storm Sewer (MS4) requirements.

Town Manager Cordek reviewed changes made to the MOU and discussed comments made by the North Hills Council of Governments (NHCOG) Environmental Attorney, Kevin Garver. He affirmed the Town has a strong relationship with the ACCD and much of the content contained within this document has been addressed in an ongoing relationship with them. This MOU is based on state statutes and is being implemented to formalize and define responsibilities of the ACCD and the Town.

Councilmember Zachary questioned if this document could be linked to the Town's website, Town Manager Cordek said absolutely. Zoning Officer Betty pointed out the ACCD is broadening their scope of services and want to assist the PADEP with issues.

Barbara Richards, 305 Manor Court, asked about responses received from other municipalities. It was noted that 39 municipalities have signed MOUs with several others pending. Town Manager Cordek noted the changes discussed were recommended for all NHCOC members.

Mark Donatelli, 9753 Griffith Road, discussed a conversation he has had with the Army Corp. of Engineers regarding sediment. He discussed Hurricane Ivan and wanting to save North Park Lake. He suggested catch basins be installed on Blazier Drive.

Council McKim commented he is in agreement with North Park Lake being a great asset to the Town and community.

INTERVIEWS
ENVIRONMENTAL ADVISORY COMMITTEE

Interviews for the newly established Environmental Advisory Committee began at approximately 8:00 p.m.

ADJOURNMENT

The interviews concluded at 9:18 p.m. The meeting was adjourned by Committee Chairman McKim.

Respectfully submitted,



Marie A. Haller
Administrative Assistant