



TOWN OF McCANDLESS
MEETING OF TOWN COUNCIL
AGENDA
March 24, 2025

1. Call to Order at 7:30 p.m.

2. Pledge of Allegiance led by Town Councilmembers

3. Announcements

- a) Immediately following the Town Council meeting on March 10, 2025 Councilmembers entered into an Executive Session to discuss legal matters. Executive Session ended at 9:22 p.m.
- b) The Town is requesting assistance from our McCandless residents with the Parks Master Plan Questionnaire. Your input is essential in creating high-quality recreational opportunities, park facilities and trails for generations to enjoy. Please complete by April 30 to share your thoughts.
- c) On March 27 at 6:30 p.m., Kim Reister, a former special prosecutor for animal cruelty cases and an experienced animal trainer will be teaching a class on animal first aid. While the class is free of charge, please register on our Town website.
- d) On March 29 at 9:00 a.m. join the EAC to help refurbish and beatify our rain gardens. Snacks and supplies will be provided. Please register online.
- e) Save the Date for our Spring Roadside Cleanup on April 12 hosted by the Environmental Advisory Committee starting at 8:30 a.m. at the Public Works Garage.
- f) The Town will host our Easter Egg Hunt on Saturday, April 19, 2025. Registration is required and available on our Town website.
- g) Library Week Proclamation.

4. Public Hearing

- a) Public Hearing regarding Proposed Ordinance No. 1556 an Ordinance of the Town Council of the Town of McCandless, Allegheny County, Pennsylvania, amending the Town Code of Ordinances, Part 13, Zoning Ordinance, as amended, to revise section 1306.230 Definitions-words and terms beginning with L, to add a definition of "Lot, Flag".

5. Public Comment on Agenda Items Only

6. Approval of Minutes:

- a) Meeting of Town Council Minutes, March 10, 2025

7. Administration and Finance Reports:

- a) Finance Report for the Month of February 2025
- a) Review and Motion to [approve/deny] Check Listing No. 02 dated February 1, 2025 to February 28, 2025 totaling \$1,558,229.03 as submitted to each member of Council and posted on the bulletin board and Town website
- b) Financial Summary and Dashboard Report
- b) Communications Report for the Month of March 2025
- c) Junior Councilmember's Report for the Month of March 2025
- d) Liaison Reports
 - a) McCandless Industrial Development Authority – Mr. Arlow
 - b) North Hills Council of Governments – Mr. Singer
 - e) Public Comment on Administration and Finance

8. Planning and Zoning Reports

- a) Planning Director's Report for the Month of March 2025
- b) Liaison Reports
 - a) Planning Commission – Mr. Arlow
 - b) Zoning Hearing Board – Ms. Cloonan
- c) Public Comment on Planning and Zoning

9. Recreation Reports

- a) Parks and Recreation Director's Report for the Month of March 2025
- b) Liaison Reports
 - a) Finance Development and Promotional Committee for the Heritage and Cultural Center – Mr. Hart
 - b) Activities Advisory Ad-Hoc Committee – Ms. Cloonan
- c) Public Comment on Recreation

10. Town Manager's Report

- a) Engineer Report

11. Town Attorney's Report

12. Old Business

- a) Action concerning Walnut Court Phase 2 Land Development
 - i) Motion to [approve/deny] Modification Request #1 from §1705.05(a) to allow fill slopes of 2:1 (code requirement maximum fill slope 3:1) in the rear yard of the townhome units as shown on the submitted plans with a supporting geotechnical report.
 - ii) Motion to [approve/deny] Modification Request #2 from §1104.13(C)1 to allow the individual townhome lots to front on the 20' wide access drive off of the Walnut Court cul-de-sac, rather than creating a flag lot configuration for each lot to achieve 20' of frontage on the existing cul-de-sac.
 - iii) Motion to [approve/deny] the Subdivision/Land Development application for Walnut Court Phase 2 submitted by Walnut Court, LLC, located on vacant land formerly known as 350 Ingomar Terrace (Block/Lot 945-N-227), contingent upon all items being addressed as identified in the Planning & Development staff report dated March 21, 2025, Town Engineer's review letter dated March 20, 2025, and any other subsequently issued review letters.

13. New Business

- a) Action concerning Award of 2025 Paving Maintenance Program.
 - i) Motion to award the Base Bid and the Alternate Bid for the 2025 Paving Maintenance Program to Youngblood Paving in the amount of \$1,455,911.93.
- b) Action concerning Blazier Dr. Subdivision No. 5 Amendment 2 Mortgage Subdivision
 - i) Motion to [approve/reject] the Blazier Dr. Subdivision No. 5 Amendment 2 Mortgage Subdivision application submitted by Sperdute Surveying, located on Hopkins St, as reviewed by the Town Engineer in their letter dated January 23, 2025 and recommended for approval by the Planning Commission.
- c). Status update regarding North Meadows sidewalk project

14. Public Non-Agenda Comments

15. Executive Session

- a) Legal Matter

16. Adjournment

Respectfully submitted,

John F. Schwend
Town Manager
/dmr

Town of McCandless National Library Week 2025 Proclamation

WHEREAS, libraries offer the opportunity for everyone to connect with others, learn new skills, and pursue their passions, no matter where they are on life's journey;

WHEREAS, libraries have long served as trusted institutions, often the heart of their cities, towns, schools, and academic campuses;

WHEREAS, libraries are an essential public good and fundamental institutions in democratic societies, working to improve society, protect the right to education and literacy, and promote the free exchange of information and ideas for all;

WHEREAS, the PA Forward®, Literacy is POWER, initiative highlights how libraries and staffs encourage literacy in Basic, Information, Civic & Social, Health, and Financial, which contributes to greater personal and community success;

WHEREAS, libraries adapt to the ever-changing needs of their communities, developing and expanding collections, programs, and services that are as diverse as the populations they serve;

WHEREAS, libraries' workers have worked to expand fluency in the digital literacy skills needed to navigate the online world in which 21st century information exists;

WHEREAS, libraries are accessible and inclusive places that promote a sense of local connection, advancing civic engagement and shared community goals;

WHEREAS, getting a library card is a financially literate action;

WHEREAS, libraries play a pivotal role in economic development by providing resources and support for job seekers, entrepreneurs, and small businesses, thus contributing to local prosperity and growth;

WHEREAS, libraries, librarians, and library workers are joining library supporters and advocates across the nation to celebrate National Library Week;

NOW, THEREFORE, be it resolved that we, **THE TOWN COUNCIL OF THE TOWN OF McCANDLESS**, proclaim National Library Week, April 6-12, 2025. During this week, we encourage all residents to visit **Northland Public Library** and celebrate the adventures and opportunities they unlock for us every day. Ready, Set, Library!

ATTEST:

TOWN OF MCCANDLESS
TOWN COUNCIL

Secretary

President

PUBLIC NOTICE
TOWN OF McCANDLESS

The Town Council of the Town of McCandless, Allegheny County, Pennsylvania, will hold a public hearing at 7:30 p.m. on Monday, March 24, 2025, in the Town Hall of the Town of McCandless located at 9955 Grubbs Road, Wexford, PA 15090 to take public comment on a proposed ordinance entitled:

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF McCANDLESS, ALLEGHENY COUNTY, PENNSYLVANIA, AMENDING THE TOWN CODE OF ORDINANCES, PART 13, ZONING ORDINANCE, AS AMENDED, TO REVISE SECTION 1306.230, DEFINITIONS – WORDS AND TERMS BEGINNING WITH L, TO ADD A DEFINITION OF “LOT, FLAG”.

Town Council is expected to take action on the proposed ordinance no sooner than their April 14, 2025 regular business meeting beginning 7:30 PM at Town Hall. The full text of the proposed ordinance is available for inspection on the Town website, and at Town Hall during normal business hours.

John F. Schwend
Town Manager

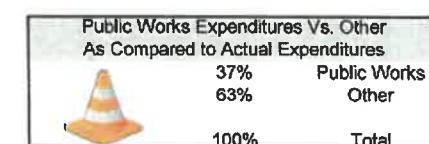
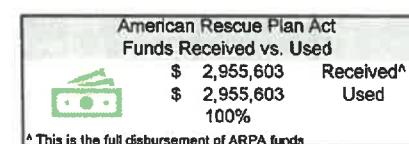
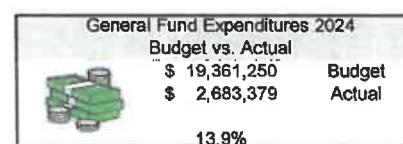
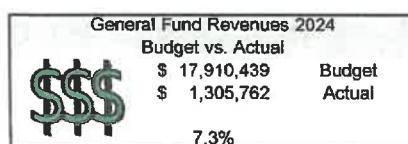
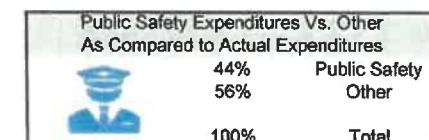
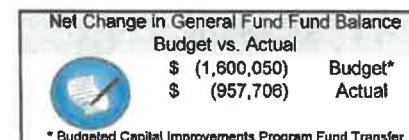
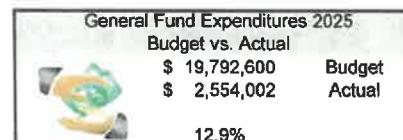
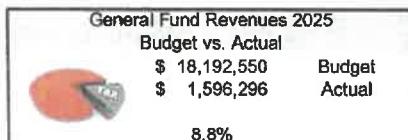
To be published: Thursday March 6, 2025, **and** Thursday March 13, 2025.



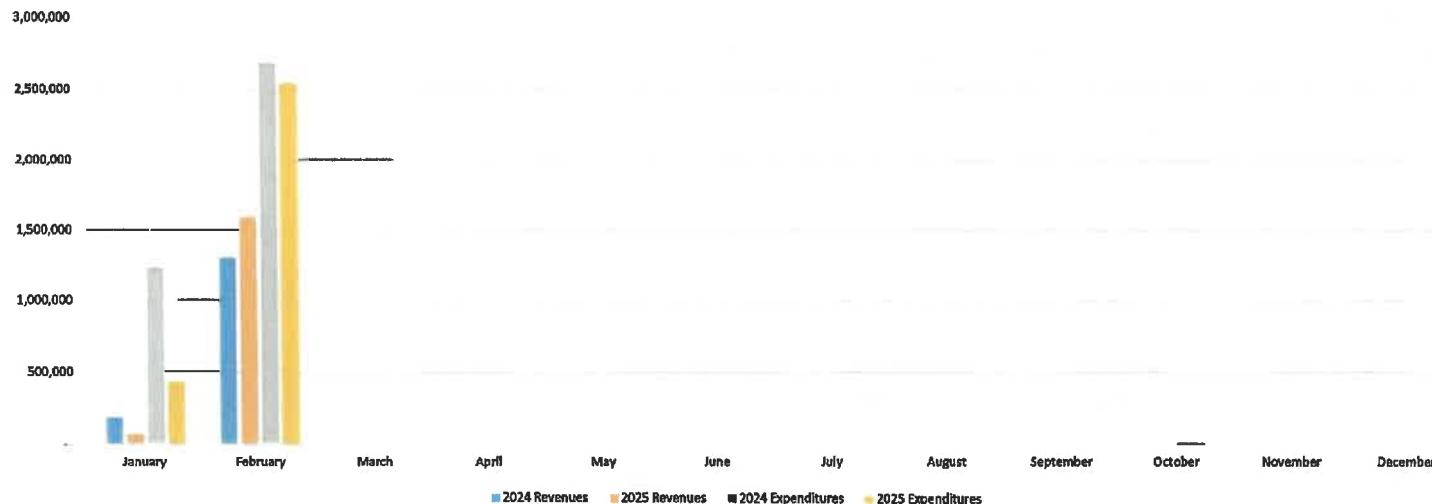
Town of McCandless

Financial Dashboard

February 2025 (Preliminary)



Monthly Revenues vs Expenditures
Compared to Prior Year



General Fund Revenues
February 28, 2025

	Amended Budget 2024	Actual Year to Date 2024	Actual As % Of Budget 2024	Adopted Budget 2025	Actual Year to Date 2025	Actual As % Of Budget 2025
Taxes						
Real Estate Tax	\$ 3,456,500	\$ -	0.00%	\$ 3,560,000	\$ 7,844	22.00%
Earned Income Tax	\$ 6,909,000	\$ 678,337	9.82%	\$ 7,580,000	\$ 1,053,744	13.90%
Realty Transfer Tax	\$ 1,361,890	\$ 183,593	13.48%	\$ 1,800,000	\$ 77,302	4.29%
Local Services Tax	\$ 745,500	\$ 145,875	19.57%	\$ 783,600	\$ 179,899	22.96%
Business Privilege Tax	\$ 1,431,000	\$ 86,260	6.03%	\$ 1,584,100	\$ 100,263	6.33%
TOTAL Taxes	\$ 13,903,890	\$ 1,094,065	7.87%	\$ 15,307,700	\$ 1,419,052	9.27%
Penalties & Interest on Delinquent Taxes	\$ 8,000	\$ 4,381	54.76%	\$ 10,700	\$ 6,428	60.07%
Licenses and Permits	\$ 385,575	\$ 8,085	2.10%	\$ 355,950	\$ 6,875	1.93%
Fines	\$ 33,000	\$ 1,744	5.28%	\$ 29,600	\$ 593	2.00%
Interest and Rents	\$ 134,500	\$ 65,492	48.69%	\$ 208,900	\$ -	0.00%
Federal Funding	\$ -	\$ -	0.00%	\$ -	\$ -	0.00%
State Funding	\$ 905,350	\$ 613	0.07%	\$ 905,150	\$ -	0.00%
Local Funding	\$ 955,100	\$ 74,801	6.46%	\$ 701,850	\$ 115,195	16.41%
Charges and Fees	\$ 507,500	\$ 32,805	9.25%	\$ 429,300	\$ 35,480	8.26%
Assessments	\$ 400	\$ 37	0.00%	\$ 400	\$ 80	20.00%
Contributions and Donations	\$ 72,300	\$ 25	0.03%	\$ 67,500	\$ 10,700	15.85%
Sale of Assets	\$ 15,000	\$ 24,400	162.67%	\$ 27,500	\$ 166	60.00%
Fund Transfers	\$ 869,824	\$ -	0.00%	\$ -	\$ -	0.00%
Refunds of Prior Year Expenditures	\$ 120,000	\$ (686)	-57.00%	\$ 148,000	\$ 1,727	1.17%
TOTAL Revenues	\$ 17,910,439	\$ 1,305,762	7.29%	\$ 18,192,550	\$ 1,596,296	8.77%

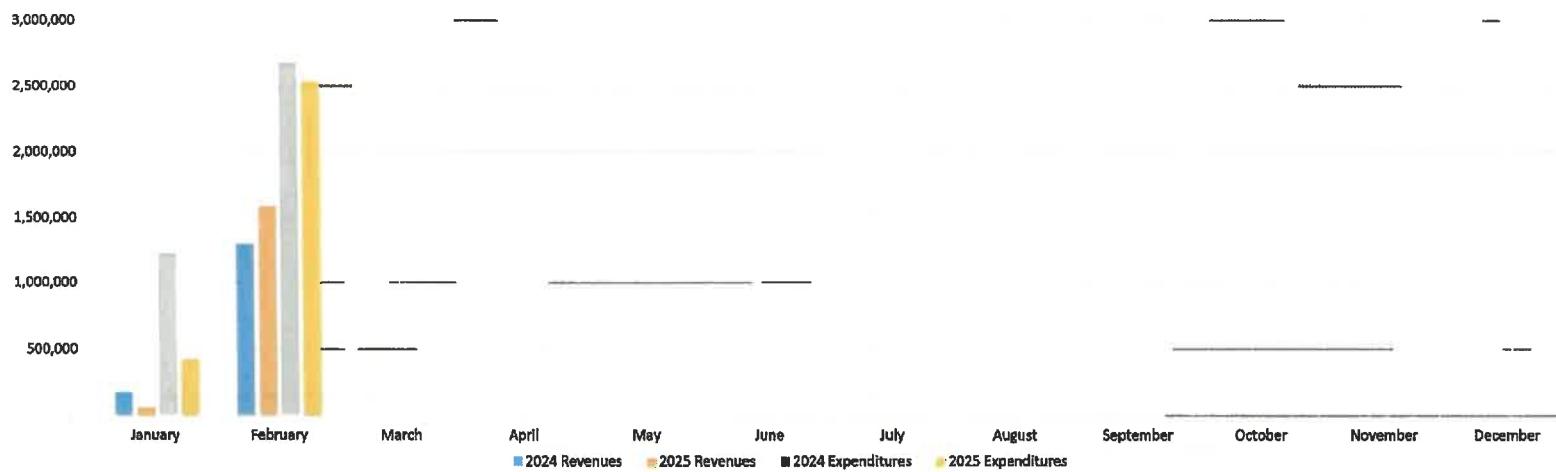
General Fund Expenditures
February 28, 2025

	Amended Budget 2024	Actual Year to Date 2024	Actual As % Of Budget 2024	Amended Budget 2025	Actual Year to Date 2025	Actual As % Of Budget 2025
General Government (400-409)						
Town Council	\$ 158,050	\$ 13,128	8.31%	\$ 121,400	\$ 2,576	2.12%
Town Administration	\$ 596,905	\$ 72,088	12.08%	\$ 689,060	\$ 112,094	16.27%
Financial Administration	\$ 400,545	\$ 54,293	13.55%	\$ 523,245	\$ 32,235	6.16%
Tax Collection	\$ 429,065	\$ 47,759	11.13%	\$ 400,905	\$ 44,405	11.08%
Citizen Information	\$ 163,925	\$ 30,756	18.76%	\$ 168,730	\$ 11,688	6.93%
Buildings and Plant	\$ 647,160	\$ 238,062	36.79%	\$ 685,240	\$ 98,183	14.33%
TOTAL General Government	\$ 2,395,650	\$ 456,086	19.04%	\$ 2,588,580	\$ 301,181	11.63%
Public Safety (410-419)						
Police Protection	\$ 6,564,045	\$ 948,072	14.44%	\$ 6,800,435	\$ 944,202	13.88%
Fire Protection and Prevention	\$ 1,304,305	\$ 145,215	11.13%	\$ 1,383,945	\$ 73,268	5.29%
Ambulance	\$ 192,000	\$ 11,023	5.74%	\$ 193,100	\$ 8,429	4.37%
Code Enforcement	\$ 440,990	\$ 68,013	15.42%	\$ 365,160	\$ 36,780	10.07%
Planning and Zoning	\$ 284,525	\$ 44,855	15.76%	\$ 297,475	\$ 41,785	14.05%
School Crossing Guards	\$ 84,475	\$ 11,927	14.12%	\$ 84,250	\$ 12,324	14.63%
TOTAL Public Safety	\$ 8,870,340	\$ 1,229,105	13.86%	\$ 9,124,365	\$ 1,116,788	12.24%
Public Works (426-446)						
Recycling	\$ 66,300	\$ 912	1.38%	\$ 74,800	\$ 6,692	8.95%
Public Works Administration	\$ 2,292,615	\$ 395,598	17.26%	\$ 2,388,365	\$ 400,413	16.77%
Snow and Ice Control	\$ 650,220	\$ 257,329	39.58%	\$ 652,120	\$ 352,064	53.99%
Traffic Control Devices	\$ 433,365	\$ 50,186	11.58%	\$ 410,585	\$ 69,323	16.88%

Storm Sewers and Drains	41,200	103	0.25%	49,300	809	1.64%
Repairs of Vehicles and Machinery	734,780	101,648	13.87%	643,895	103,026	16.00%
Maintenance and Repairs of Roads/Bridges	63,000	3,601	5.72%	46,700	-	0.00%
Storm Water Mgmt and Flood Control	166,500	1,936	1.16%	114,200	5,991	5.25%
TOTAL Public Works	\$ 4,447,980	\$ 811,313	18.24%	\$ 4,379,965	\$ 938,318	21.42%
Culture and Recreation (451-457)						
Culture	\$ 30,115	\$ 1,930	18.24%	\$ 31,050	\$ 2,366	7.62%
Parks	\$ 192,120	\$ 3,750	6.41%	\$ 199,320	\$ 10,559	5.30%
Library	\$ 671,345	\$ 167,836	1.95%	\$ 692,155	\$ 173,039	25.00%
Community Celebrations	\$ 94,900	\$ 9,097	25.00%	\$ 120,665	\$ 3,774	3.13%
TOTAL Culture and Recreation	\$ 988,480	\$ 182,613	18.47%	\$ 1,043,190	\$ 189,738	18.19%
TOTAL Refunds	\$ 158,800	\$ 4,262	2.68%	\$ 156,500	\$ 7,977	5.10%
TOTAL Interfund Operating Transfers	\$ 2,500,000	\$ -	0.00%	\$ 2,500,000	\$ -	0.00%
TOTAL Expenditures	<u>\$ 19,361,250</u>	<u>\$ 2,683,379</u>	<u>13.86%</u>	<u>\$ 19,792,600</u>	<u>\$ 2,554,002</u>	<u>12.90%</u>

	2024 Revenues	2025 Revenues	2024 Expenditures	2025 Expenditures	Expenditures	Revenues
January	185,346	70,360	1,230,573	435,099	-64.6% \$ (795,474)	-62% \$ (114,986)
February	1,305,762	1,596,296	2,683,379	2,545,885	-5.1% \$ (137,494)	22% \$ 290,534
March					0.0% \$ -	0% \$ -
April					0.0% \$ -	0% \$ -
May					0.0% \$ -	0% \$ -
June					0.0% \$ -	0% \$ -
July					0.0% \$ -	0% \$ -
August					0.0% \$ -	0% \$ -
September					0.0% \$ -	0% \$ -
October					0.0% \$ -	0% \$ -
November					-27.5% \$ (647,988)	-23% \$ (626,334)
December					0.0% \$ -	0% \$ -
	1,491,108	1,666,656	3,913,952	2,980,984		
						1,962,077 1,625,182
						(1,962,077)

Monthly Revenues vs Expenditures
Compared to Prior Year



Town of McCandless All Funds
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

PAGES	FUND NO	FUND DESCRIPTION	Check Amount
9	01	GENERAL FUND CHECKING ACCOUNT (FUND 01)	\$ 966,594.23
1	01	PAYROLL CHECKING ACCOUNT (FUND 01)	\$ 561,373.10
1	01	FIRE APPARATUS CHECKING ACCOUNT (FUND 01)	\$ -
1	15	TRANSPORTATION DISTRICT FUND CHECKING ACCOUNT (FUND 15)	\$ -
1	18	CAPITAL IMPROVEMENTS FUND CHECKING ACCOUNT (FUND 18)	\$ 29,781.10
1	19	ASSESSMENT FUND CHECKING ACCOUNT (FUND 19)	\$ -
1	35	STATE HIGHWAY AID CHECKING ACCOUNT (FUND 35)	\$ -
1	91	REAL ESTATE AGENCY FUND CHECKING ACCOUNT (FUND 91)	\$ 480.60
Total Checks			\$ 1,558,229.03

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7158	2/03/2025	A CHILD IS MISSING	2025 ALERT PROGRAM SUBSCRIPTION	Subscriptions	500.00	500.00
7159	2/03/2025	ABC FIRE EXTINGUISHER CO.	FIRST AID FILL UP - DPW	Other Operating Supplies	28.20	28.20
7160	2/03/2025	AMAZON CAPITAL SERVICES	OTHER OPERATING SUPPLIES - DPW TRAINING BOOK - FIRE OFFICE SUPPLIES - BUILDING UNIFORM CLOTHING - FIRE COMPUTERS - DPW CREDIT MEMO OTHER SUPPLIES & COMPUTERS - DPW VEHICLES - FIRE SANITATION SUPPLIES - TOWN SANITATION SUPPLIES - DPW	Office Supplies Sanitation Supplies Uniform Clothing Uniform Clothing Seminars & Training Vehicles Other Operating Supplies Computers	185.81 300.99 319.97 -128.99 172.80 73.98 212.77 81.97	1,219.28
7161	2/03/2025	AMERICAN ROCK SALT COMPANY LLC	ROCK SALT	Rock Salt	51,111.39	51,111.39
7162	2/03/2025	BAIERL AUTOMOTIVE	PARTS - #3308	Vehicle Parts	70.58	70.58
7163	2/03/2025	C & W AUTOMOTIVE & MACHINE SHOP	REPAIRS - VEHICLE	Vehicle Repairs	31.20	31.20
7164	2/03/2025	CASH	PETTY CASH REIMBURSEMENT - POLICE DEPT	Parking Expense Vehicle Maintenance	102.00 10.00	112.00
7165	2/03/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	689.42	689.42
7166	2/03/2025	CRITCHLOW ENTERPRISES INC.	PARTS - MACHINERY	Machinery Parts	87.27	87.27
7167	2/03/2025	DON PARKER SALES INC.	PARTS - VEHICLE	Vehicle Parts	1,384.80	1,384.80
7168	2/03/2025	ELAN CITY, INC.	RADAR SPEED MONITOR SIGNS	Public Safety Equipment	6,499.00	6,499.00
7169	2/03/2025	FALCON ER URGENT CARE	PRE-EMPLOYMENT PHYSICAL - STEINER/BONANT	Pre-employment Physicals	452.00	452.00
7170	2/03/2025	GLOBAL ASSETS INTEGRATED LLC	EXPLOSIVE TRAINING - CERRILLOS	Seminars & Training	1,595.00	1,595.00
7171	2/03/2025	Guzzo, Christian P	UNIFORM REIMBURSEMENT - SELF/ACTIVE911	Uniform Clothing	16.86	16.86
7172	2/03/2025	HILL INTERNATIONAL TRUCKS NA LLC	PARTS - VEHICLE CREDIT	Vehicle Parts	58.67	58.67
7173	2/03/2025	HOME DEPOT CREDIT SERVICES	OTHER OPERATING SUPPLIES CREDIT - OTHER OPERATING SUPPLIES OTHER OPERATING SUPPLIES TOOLS	Other Operating Supplies Tools	239.00 52.82	291.82
7174	2/03/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	1,537.42	1,537.42
7175	2/03/2025	JACKS AUTO PARTS	PARTS - #4113 OTHER OPERATING SUPPLIES PARTS - VEHICLE SALT SPREADERS PARTS - VEHICLE PARTS - #3119 SHOP SUPPLY PARTS - VEHICLE PARTS - VEHICLE PARTS - VEHICLE PARTS - VEHICLE PARTS - #3109	Salt Spreaders Other Operating Supplies Vehicle Parts	39.53 129.94 445.81	615.28
7176	2/03/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	873.29	873.29
7177	2/03/2025	LAUREL GARDENS TIRE SERVICE, INC.	TIRES	Tires	1,087.60	1,087.60
7178	2/03/2025	Lucostic, Abby	PARKS COMP PLAN MEETING SNACKS	Other Operating Supplies	35.44	35.44
7179	2/03/2025	Machesney, David A	UNIFORM REIMBURSEMENT - SELF/EOTECH	Uniform Clothing	472.68	472.68
7180	2/03/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	750.52	750.52
7181	2/03/2025	MARKL SUPPLY COMPANY	UNIFORMS - KOLEK UNIFORMS - BARTOSZEWCZ UNIFORMS - JENNINGS	Uniform Clothing	491.40	491.40
7182	2/03/2025	MATHESON TRI-GAS INC.	PARTS - VEHICLE	Vehicle Parts	274.82	274.82
7183	2/03/2025	MOLNAR PRINTING, LLC	ENVELOPES	Office Supplies	187.00	187.00
7184	2/03/2025	MORTON SALT INC.	ROCK SALT	Rock Salt	43,556.89	43,556.89
7185	2/03/2025	MOTION & CONTROL ENTERPRISES LLC	PARTS - #3105	Vehicle Parts	208.84	208.84
7186	2/03/2025	MURSLACK WELDING CO., INC.	VEHICLE REPAIRS	Vehicle Repairs	2,200.00	2,200.00
7187	2/03/2025	NORTH EASTERN UNIFORMS	UNIFORMS - EGLI UNIFORMS - HAWK PUBLIC SAFETY KIT UNIFORMS - BARTOSZEWCZ UNIFORMS - RAY	Uniform Clothing Public Safety Equipment	663.00 70.00	733.00
7188	2/03/2025	NORTHWAY SHOES LLC	UNIFORMS - DPW & CODE	Uniform Clothing	325.52 531.10	856.62

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7189	2/03/2025	O'REILLY AUTO PARTS	PARTS - #3101 OTHER OPERATING SUPPLIES	Other Operating Supplies Vehicle Parts	18.99 12.42	31.41
7190	2/03/2025	OSBURN ASSOCIATES, INC.	PO# 605 - SIGN MATERIALS CREDIT	Sign Making Equipment	8,647.50	8,647.50
7191	2/03/2025	PENNSYLVANIA DISTRICT ATTORNEY INSTITUTE	TRAINING - TRAFFIC SAFETY - ALLSHOUSE	Seminars & Training	350.00	350.00
7192	2/03/2025	PERFECTION SERVICES, INC.	IT SERVICES - FEB	Software Contracted IT Services	1275.00 7670.00	8,945.00
7193	2/03/2025	PITT SPECIALTY SUPPLY, INC.	SANITATION SUPPLIES - DPW	Sanitation Supplies	130.99	130.99
7194	2/03/2025	POINT SPRING & DRIVESHAFT CO	PARTS - VEHICLE	Vehicle Parts	107.50	107.50
7195	2/03/2025	SELECTIVE INSURANCE	FLOOD INSURANCE - 9957 (3/25 - 3/26) FLOOD INSURANCE - 9955 (3/25 - 3/26)	Flood Insurance	10,254.00	10,254.00
7196	2/03/2025	SHULTS FORD LINCOLN	PARTS - #2123	Vehicle Parts	7.14	7.14
7197	2/03/2025	Snider III, Joseph S	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	56.78	56.78
7198	2/03/2025	SPECIALTY ETCHING SHOPPE	RETIREMENT PLAQUE - BASL	Public Safety Equipment	134.82	134.82
7199	2/03/2025	STANDARD INSURANCE COMPANY	STD, LTD, LIFE & AD&D - FEB 2025	STD Gross-Up Premium Paid LTD Gross-Up Premium Paid Town Manager/Asst Mgr Life Insurance Administrative Staff Life Insurance Administrative Staff Life Insurance Administrative Staff Life Insurance - RET Administrative Staff Life Insurance - Citizen Info Department Head Life Insurance Administrative Staff Life Insurance Police Officer Life Insurance Police Officer LTD Insurance Department Head Life Insurance Administrative Staff Life Insurance Supervisor Life Insurance Department Head Life Insurance Administrative Staff Life Insurance Supervisor Life Insurance Laborer Life Insurance Laborer Life Insurance Laborer Life Insurance	3030.96 1658.34 84.50 25.80 16.63 30.96 14.19 39.57 23.22 842.37 1889.48 18.06 16.77 20.64 37.41 24.51 12.90 33.54 175.03 18.06 27.09	8,020.03
7200	2/03/2025	STEPHENSON EQUIPMENT INC.	SALT SPREADERS	Salt Spreaders	80.40	80.40
7201	2/03/2025	T-MOBILE	MONTHLY WIRELESS	Monthly Telephone Charges Monthly Telephone Charges Monthly Telephone Charges Internet Fees Monthly Telephone Monthly Telephone Monthly Telephone Monthly Telephone Charges	80.36 40.18 184.93 684.00 21.14 80.36 40.18 200.90	1,312.05
7202	2/03/2025	TALENT NETWORK, INC.	2025 BANQUET - DEPOSIT	VFC Banquet	1,800.00	1,800.00
7203	2/03/2025	UNIFIRST CORPORATION	UNIFORMS & MATS UNIFORMS & MATS	Building Cleaning Services Uniform Cleaning Service	51.80 313.11	364.91
7204	2/03/2025	UPS STORE, THE	POSTAGE - CAMERA REPAIRS	Postage	22.11	22.11
7205	2/03/2025	VERIZON	INTERNET	Internet	222.64	222.64
7206	2/03/2025	VIGR TRAINING, LLC	FIREARMS TRAINING - HATHAWAY & KOLEK	Seminars & Training	2,400.00	2,400.00
7207	2/03/2025	WESTERN PA CHIEFS' OF POLICE ASSOC.	2025 MEMBERSHIP RENEWAL - RYAN HAWK	Membership Dues	90.00	90.00
7208	2/03/2025	WITMER PUBLIC SAFETY GROUP INC	AMMO	Ammunition & Firearm Peripherals	1,382.16	1,382.16
EFT	2/3/2025	US BANK	Police Pension	Police Pension Withheld	5,668.78	5,668.78
EFT	2/3/2025	ICMA - IRA	Roth IRA-Uniform,Roth IRA-Non Uniform	Roth IRA Contributions Withheld Roth IRA Contributions Withheld	1,921.47	1,921.47
EFT	2/3/2025	ICMA - 457	Def Comp % Uniform,Def Comp Amt Uniform,DComp Match Non,Def Comp Amt Non Uniform,Def Comp % Non Uniform	IRC 457 Contributions Withheld - Non Uniform IRC 457 Town Match - Non Uniform IRC 457 Contributions Withheld - Uniform	10,012.63	10,012.63
EFT	2/3/2025	ICMA - 401	DC Pension,DC Pension Match,DPW Pension,DPW Pension Match	Non-Uniformed Pension Withheld Non-Uniformed Pension Town Match	11,938.62	11,938.62

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7209	2/06/2025	MISSION SQUARE RETIREMENT	2024 - 4TH QTR	Retirement Plan Fees	6,068.65	6,068.65
7210	2/06/2025	WADOSKY, JAMIE	COOKIE CLASS 2/B/2025 WOODLAND ANIMAL COOKIE CLASS (1/18)	Recreational Supplies	830.00	830.00
7211	2/06/2025	WEST VIEW WATER AUTHORITY	558.0 HYDRANTS	Public Hydrant Services	14,937.66	14,937.66
ACH	2/07/2025	NEOPOST USA, INC.		Postage Meter Balance	1,000.00	1,000.00
7212	2/11/2025	BABST, CALLAND, CLEMENTS AND ZOMNIR, P.C.	GENERAL MATTERS RETAINER LITIGATION AND CODE ENFORCEMENT MATTERS POLICE MATTERS FASSINGER FARMS DEVELOPMENT 282 COURTNEY PROPERTY MAINTENANCE 516 LAMPLITE LANE ZONING APPEAL 100% TOWN	Town Attorney Retainer Town Attorney Town Attorney Town Attorney ZHB Legal Services	1500.00 3299.00 333.00 1491.00 204.00	6,827.00
7213	2/11/2025	CAMPBELL DURRANT, P.C.	PROFESSIONAL SERVICES	Labor Attorney	540.60	540.60
7214	2/11/2025	GATEWAY ENGINEERS INC.	PATRICK PURDY RESIDENCE GRADING AND STORMWATER TIMBER TRAIL STORM SEWER SURVEY TIMBER TRAIL STORM SEWER REPAIR TOM - 2024 GIS PROGRAM TOM - 2024 MS4 PROGRAM GENERAL ENGINEERING SERVICES HARMONY ROAD CLEAN FILL DOCUMENTATION (DEP) 100% TOWN	Engineering Engineering General Engineering Engineering	289.75 122.75 432.00 11260.80	12,105.30
7215	2/11/2025	MAHER DUESSEL, CPA	FINAL BILLING FOR FINANCIAL AUDIT 2023	Financial Audit	3,785.38	3,785.38
7216	2/11/2025	MAIELLO, BRUNO & MAIELLO, LLP	PROFESSIONAL SERVICES	Town Attorney	472.50	472.50
7217	2/11/2025	PITTSBURGH POST-GAZETTE	LEGAL ADS - ZHB LEGAL ADS - CODE LEGAL ADS - CODE LEGAL ADS - ADMIN	Advertising Advertising ZHB Advertising	120.90 103.85 108.50	333.25
7218	2/11/2025	ACUITY SPECIALTY PRODUCTS, INC.	DPW HAND SOAP REFILLS	Sanitation Supplies	110.95	110.95
7219	2/11/2025	AMAZON CAPITAL SERVICES	EASTER SUPPLIES - ABBY	General Operating Supplies	433.40	433.40
7220	2/11/2025	ANNIE'S SHOWMOBILES	COMMUNITY DAY 2025 STAGE RENTAL - DEPOSIT	Equipment Rental	300.00	300.00
7221	2/11/2025	AQUA FILTER FRESH INC.	BOTTLED WATER - POLICE BOTTLED WATER	Other Operating Supplies Miscellaneous Supplies	79.75 104.50	184.25
7222	2/11/2025	BIG DADDY WILDLIFE REMOVAL	DEER REMOVAL (17) DEER (1) ANIMAL	Animal Removal	540.00	540.00
7223	2/11/2025	C & W AUTOMOTIVE & MACHINE SHOP	REPAIRS - #2102 REPAIRS - #3307	Vehicle Repairs	62.40	62.40
7224	2/11/2025	COMCAST	WIFI - VESTAL PARK INTERNET	Internet Other Operating Supplies	204.46 194.66	399.12
7225	2/11/2025	COMDOC, INC.	CONTRACT	Office Equipment Maintenance	1,591.62	1,591.62
7226	2/11/2025	DELTA DENTAL OF PA.	DENTAL - JANUARY 2025 DENTAL - JANUARY 2025	Employee Dental Contributions	1,381.70	1,381.70
7227	2/11/2025	DUQUESNE LIGHT COMPANY	GREYBROKE - 1/25	Traffic Signal Electricity	40.23	40.23
7228	2/11/2025	EGLI, ERIC	UNIFORMS - SELF/FIRST SPEAR	Uniform Clothing	152.93	152.93
7229	2/11/2025	ELTECH SECURITY SYSTEMS	1ST QUARTER ALARM MONITORING - TOWN HALL	Building Security Services	91.50	91.50
7230	2/11/2025	EMK, INC.	ACCUFUND SUPPORT	Software Maintenance	240.00	240.00
7231	2/11/2025	ESRI	LICENSES	GIS Updates	2,005.00	2,005.00
0007232/VOID	2/11/2025	EWING, RICHARD	UNIFORM REIMBURSEMENT - SELF/MARKL	Uniform Clothing	745.00	745.00
7232	2/11/2025	EWING, RICHARD	UNIFORM REIMBURSEMENT - SELF/MARKL	Uniform Clothing	745.00	-
7233	2/11/2025	GLASSMERE FUEL SERVICE	UNLEADED & DIESEL FUEL	Unleaded Fuel Diesel Fuel	5893.49 7901.54	13,795.03
7234	2/11/2025	GRAINGER	OTHER OPERATING SUPPLIES	Other Operating Supplies	104.66	104.66
7235	2/11/2025	HARTMAN, RICK PLUMBING & HEATING INC.	WATER FOUNTAIN MAINTENANCE - DPW HCC MAINTENANCE	General Maintenance	1,120.20	1,120.20
7236	2/11/2025	HIGHMARK INC.	MEDICAL REIMBURSEMENTS MEDICAL REIMBURSEMENTS	Police Officer Health Insurance	742.45	742.45
7237	2/11/2025	JDP	SOLICITOR BACKGROUND CHECKS	Background Checks	68.10	68.10
7238	2/11/2025	KONICA MINOLTA	BIZHUB C550i & BIZHUB C300i LEASES	Office Equipment Leasing	584.05	804.40
				Office Equipment Leasing	220.35	

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7239	2/11/2025	MCCANDLESS-FRANKLIN PARK AMBULANCE AUTHORITY	CPR, FIRST AID CLASS TRAINING CPR, FIRST AID CLASS TRAINING	Seminars & Training	750.00	750.00
7240	2/11/2025	METZGER, MIKE	UNIFORMS - SELF/ 5/11 STORE	Uniform Clothing	252.00	252.00
7241	2/11/2025	MICHAEL BROTHERS HAULING, INC	GLASS RECYCLING	Hard to Recycle Items	400.00	400.00
7242	2/11/2025	MOONSHOT MUSEUM	PRESENTATION @ HCC (3/20) - REMAINDER PAYMENT	Local Meetings	87.00	87.00
7243	2/11/2025	NORTHLAND PUBLIC LIBRARY	QUARTERLY INSTALLMENT	Northland Public Library	173,038.75	173,038.75
7244	2/11/2025	O'REILLY AUTO PARTS	SANITATION SUPPLIES	Sanitation Supplies	320.99	320.99
7245	2/11/2025	OPTIMUS RISK SERVICES	LOSS CONTROL SERVICES	Consulting Services	795.00	795.00
7246	2/11/2025	PITT SPECIALTY SUPPLY, INC.	SANITATION SUPPLIES - DPW	Sanitation Supplies	130.99	130.99
7247	2/11/2025	PITTSBURGH POST-GAZETTE	ANNUAL SUBSCRIPTION	Membership Dues	442.00	442.00
7248	2/11/2025	RHYTHM ENGINEERING	TECH SUPPORT & SOFTWARE UPDATES REPAIR OF RHYTHM HARDWARE	Traffic Signal Repairs	2,182.54	2,182.54
7249	2/11/2025	STRASSBURGER MCKENNA	ZHB LEGAL SERVICES	ZHB Legal Services	4,987.32	4,987.32
7250	2/11/2025	THIRD GENERATION	MONTHLY TELEPHONE CHARGE - FEBRUARY 2025	Monthly Telephone	1,182.38	1,229.13
				Monthly Telephone	46.75	
7251	2/11/2025	TRANSUNION RISK AND ALTERNATIVE	PERSON SEARCH	Subscriptions	75.00	75.00
7252	2/11/2025	TREASURER OF ALLEGHENY COUNTY	TAX DUPLICATE	RET Blotter	1,669.10	1,669.10
7253	2/11/2025	UNIFIRST CORPORATION	UNIFORMS & MATS	Building Cleaning Services	25.90	130.15
				Uniform Cleaning Service	104.25	
7254	2/11/2025	UNITED AUTO SUPPLY	PARTS - #2102 BATTERY FOR EMA TRAILER	Vehicles	132.71	430.68
				Vehicle Parts	287.95	
7255	2/11/2025	VERIZON CONNECT FLEET USA, LLC	VEHICLE TRACKING - JANUARY	Communications Equipment	223.30	223.30
7256	2/11/2025	W.B. MASON CO., INC.	OFFICE SUPPLIES - DPW OTHER OPERATING SUPPLIES - DPW OFFICE SUPPLIES - DPW OFFICE SUPPLIES - DPW OTHER OPERATING SUPPLIES - DPW	Office Supplies	34.23	218.21
				Other Operating Supplies	183.98	
7257	2/11/2025	WEST PENN LACO	PARTS - VEHICLE PARTS - VEHICLE	Vehicle Parts	1,656.72	1,656.72
EFT	2/14/2025	US BANK	Police Pension	Police Pension Withheld	5,448.48	5,448.48
EFT	2/14/2025	ICMA - IRA	Roth IRA-Uniform,Roth IRA-Non Uniform	Roth IRA Contributions Withheld	1,921.47	1,921.47
				Roth IRA Contributions Withheld		
EFT	2/14/2025	ICMA - 457	Def Comp % Uniform,Def Comp Amt Uniform,DComp Match Non,Def Comp Amt Non Uniform,Def Comp % Non Uniform	IRC 457 Contributions Withheld - Non Uniform	13,148.48	13,148.48
				IRC 457 Town Match - Non Uniform		
				IRC 457 Contributions Withheld - Uniform		
EFT	2/14/2025	ICMA - 401	DC Pension,DC Pension Match,DPW Pension,DPW Pension Match	Non-Uniformed Pension Withheld Non-Uniformed Pension Town Match	6,349.53	6,349.53
7258	2/19/2025	A-COMFORT SERVICE	RETURN CALL - INSTALLATION NO HEAT CALL	General Maintenance	380.00	380.00
7259	2/19/2025	GATEWAY ENGINEERS INC.	UHLER CONSOLIDATION 100% ESCROW	UHLER Lot Consolidation	355.00	355.00
7260	2/19/2025	GREGORY GLEASON, ESQUIRE	LABOR ATTORNEY	Labor Attorney	1,800.00	1,800.00
7261	2/19/2025	MCCANDLESS POLICE OFFICERS ASSOCIATION	Pay period ending 12/15/2024,MPOA Dues	Union Dues - Police	1,400.00	1,400.00
7262	2/19/2025	MICHAEL BROTHERS HAULING, INC	GLASS RECYCLING	Hard to Recycle Items	800.00	800.00
7263	2/19/2025	MRM WORKERS' COMP FUND	WORKERS COMP AUDIT ADJUSTMENT	Police Officer Workers Comp	18,242.00	18,242.00
7264	2/19/2025	TEAMSTERS LOCAL 636	Pay period ending 12/01/2024,DPW Dues Pay period ending 12/15/2024,DPW Dues	Union Dues - Public Works	1,937.00	1,937.00
7265	2/19/2025	TRAFFIC CONTROL EQUIPMENT	TRAFFIC SIGNAL REPAIRS	Traffic Signal Repairs	388.49	388.49
7266	2/19/2025	A&J FASTENER	PARTS - VEHICLE	Vehicle Parts	154.00	154.00
7267	2/19/2025	ADP, INC	UNEMPLOYMENT	Unemployment Comp Management Fees	83.79	83.79
7268	2/19/2025	ALLIED COMMUNICATIONS OF PA	GPS AIR TIME - JAN	Public Safety Equipment	361.80	361.80

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7269	2/19/2025	AMAZON CAPITAL SERVICES	BREAKROOM SUPPLIES SANITATION, OTHER, VEHICLE MAINT - DPW PUBLIC SAFETY EQUIPMENT PARTS - VEHICLE OFFICE SUPPLIES - POLICE PUBLIC SAFETY EQUIPMENT OFFICE EQUIPMENT - DPW OFFICE SUPPLIES - POLICE	Sanitation Supplies General Office Supplies Public Safety Equipment Other Operating Supplies Office Equipment Vehicle Parts	14.65 118.00 442.23 75.89 339.99 139.88	1,130.84
7270	2/19/2025	AMERICAN ROCK SALT COMPANY LLC	ROCK SALT ROCK SALT ROCK SALT ROCK SALT ROCK SALT ROCK SALT ROCK SALT ROCK SALT	Rock Salt	79,773.72	79,773.72
7271	2/19/2025	AXON ENTERPRISE, INC.	BUNDLE - TASER 10 CERTIFICATION	Public Safety Equipment	25,147.60	25,147.60
7272	2/19/2025	C & W AUTOMOTIVE & MACHINE SHOP	REPAIRS - #2105 REPAIRS - #2111	Vehicle Repairs	62.40	62.40
7273	2/19/2025	CARQUEST AUTO PARTS	PARTS - #5101 EMA TRAILER	Vehicle Parts	64.01	64.01
7274	2/19/2025	CERRILLOS, RICHARD	UNIFORMS - SELF/MIDWEST USA	Uniform Clothing	79.85	79.85
7275	2/19/2025	DUQUESNE LIGHT COMPANY	SCHOOL ZONES/TRAFFIC LIGHTS	Electricity Traffic Signal Electricity	54.48 1095.37	1,149.85
7276	2/19/2025	EMPLOYMENT PARTNERS BENEFITS FUND	HEALTHCARE COVERAGE FOR 3/2025 (BILLED 2/2025) CREDIT - INVOICE 104969	Healthcare Public Works	32,043.50	32,043.50
7277	2/19/2025	EWING, RICHARD	UNIFORMS - SELF/AMAZON	Uniform Clothing	226.64	226.64
7278	2/19/2025	GBS	IMAGE BILLINGS AND ENCRYPTION FEE	Document Imaging	313.06	313.06
7279	2/19/2025	GLASSMERE FUEL SERVICE	UNLEADED & DIESEL FUEL	Unleaded Fuel Diesel Fuel	5952.82 4815.27	10,768.09
7280	2/19/2025	GRAINGER	UNIFORM - BONANT TOOLS UNIFORM - BUTLER UNIFORMS - DININNEY PARTS - VEHICLE PARTS-#3120-C	Uniform Clothing Uniform Equipment Vehicle Parts Machinery Parts Tools	259.24 64.83 39.15 224.03 144.21	731.46
7281	2/19/2025	GRAPHIC PRODUCTS INC.	UNIFORMS - BONANT & STEINER	Uniform Clothing	136.11	136.11
7282	2/19/2025	GRIFFITH, E. H. INC.	PO# 620 - VERTRAC BROOM ATTACHMENT	Leaf Composting	6,081.20	6,081.20
7283	2/19/2025	GRIMCO, INC	SIGN MAKING SUPPLIES	Sign Making Supplies	140.00	140.00
7284	2/19/2025	HARTMAN, RICK PLUMBING & HEATING INC.	COMMERCIAL DISPATCH	General Maintenance	109.00	109.00
7285	2/19/2025	HIGHMARK INC.	MEDICAL REIMBURSEMENTS	Police Officer Health Insurance	73.40	73.40
7286	2/19/2025	HILL INTERNATIONAL TRUCKS NA LLC	PARTS - #3102	Vehicle Parts	335.58	335.58
7287	2/19/2025	JACKS AUTO PARTS	PARTS - VEHICLE OTHER OPERATING SUPPLIES PARTS - AA #6132 PARTS - #3607 PARTS - MACHINERY	Vehicle Parts Other Operating Supplies Vehicle Parts Machinery Parts	81.68 108.36 74.93 47.47	312.44
7288	2/19/2025	K9 STORM INCORPORATED	K9 PATROL SWAT VEST	K-9 Unit Supplies	1,918.00	1,918.00
7289	2/19/2025	KIMBALL MIDWEST	PARTS - VEHICLE	Vehicle Parts	89.93	89.93
7290	2/19/2025	KONICA MINOLTA PREMIER FINANCE	BIZHUB 360 LEASE	Office Equipment Leasing	210.59	210.59
7291	2/19/2025	LAUREL GARDENS TIRE SERVICE, INC.	TIRES - #3116 TIRES	Tires	1,713.60	1,713.60
7292	2/19/2025	M & R POWER EQUIPMENT	PO# 627 - EXCAVATOR BRACKET	Machinery Parts	1,400.00	1,400.00
7293	2/19/2025	MARKL SUPPLY COMPANY	UNIFORMS - EWING	Uniform Clothing	745.00	745.00
7294	2/19/2025	MOTOROLA SOLUTIONS, INC.	PO# 615 - 6 CAMERAS	Public Safety Equipment	22,676.76	22,676.76

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7295	2/19/2025	MRM WORKERS' COMP FUND	WORKERS COMP PREMIUM	Town Manager/Asst Mgr Workers Comp Administrative Staff Workers Comp Department Head Workers Comp Administrative Staff Workers Comp Administrative Staff Workers Comp - RET Administrative Staff Workers Comp - Citizen Info Department Head Workers Comp Administrative Staff Workers Comp Police Officer Workers Comp Department Head Workers Comp Administrative Staff Workers Comp Volunteer EMT Workers Comp Department Head Workers Comp Supervisor Workers Comp Department Head Workers Comp Administrative Staff Workers Comp Crossing Guard Workers Comp Department Head Workers Comp Administrative Staff Workers Comp Supervisor Workers Comp Laborer Workers Comp Laborer Workers Comp Laborer Workers Comp Laborer Workers Comp	19.91 15.85 18.00 18.40 19.02 9.18 484.25 14.75 10952.31 10.10 10.39 126.83 11.20 3.70 13.19 7.67 292.74 13.08 7.73 36.20 4607.78 593.84 902.49 4.15	18,192.76
7296	2/19/2025	NORTH EASTERN UNIFORMS	UNIFORMS - HATHAWAY UNIFORMS - METZGER UNIFORMS - BOCK UNIFORMS - JENNINGS UNIFORMS - YEANEY	Uniform Clothing	2,338.96	2,338.96
7297	2/19/2025	O'REILLY AUTO PARTS	PARTS - AA# 6130 SQ2 PARTS - #3126 OTHER OPERATING SUPPLIES LUBRICANTS	Lubricants Other Operating Supplies Vehicle Parts Machine Parts	44.34 38.94 5.92 41.99	131.19
7298	2/19/2025	PENN POWER GROUP	PARTS - VEHICLE	Vehicle Parts	2,020.75	2,020.75
7299	2/19/2025	PENNSYLVANIA SLING, LLC	TOOLS - CONSTRUCTION TRUCK	Tools	47.68	47.68
7300	2/19/2025	PEOPLES GAS	DPW TOWN HALL HERITAGE CENTER	Natural Gas Natural Gas	2910.33 238.99	3,149.32
7301	2/19/2025	PERFECTION SERVICES, INC.	IT SERVICES - MARCH	Software Contracted IT Services	1275.00 7670.00	8,945.00
7302	2/19/2025	PITT SPECIALTY SUPPLY, INC.	SANITATION SUPPLIES - DPW	Sanitation Supplies	254.99	254.99
7303	2/19/2025	PRIME CONTRACTOR SUPPLY CORP	OTHER OPERATING SUPPLIES	Other Operating Supplies	218.76	218.76
7304	2/19/2025	QUADIENT, INC.	POSTAGE MACHINE LEASE - MAR	Office Equipment Leasing	326.10	326.10
7305	2/19/2025	S&S PROCESSING	TRANSFER YARD	Brush and Tree Recycling	60.00	60.00
7306	2/19/2025	SHERWIN WILLIAMS	GENERAL MAINTENANCE - TAX OFFICE GENERAL MAINTENANCE - LUNCH ROOM	General Maintenance	225.99	225.99
7307	2/19/2025	SHULTS FORD LINCOLN	PARTS - AA#6133 PARTS - #2109 REPAIRS - #3116	Vehicle Parts Vehicle Parts Vehicle Repairs	117.60 267.54 179.95	565.09
7308	2/19/2025	STEPHENSON EQUIPMENT INC.	SALT SPREADERS - #3508	Salt Spreaders	223.60	223.60
7309	2/19/2025	STRATUS BUILDING SOLUTIONS	CREDIT - CHANGE IN SCOPE CLEANING SERVICES	Building Cleaning Services Building Cleaning Services	2258.05 200.00	2,458.05
7310	2/19/2025	SUBURBAN WHITETAIL MANAGEMENT LLC	2024-25 DEER MANAGEMENT SERVICES	MISCELLANEOUS SERVICES	15,000.00	15,000.00
7311	2/19/2025	UNIFIRST CORPORATION	UNIFORMS & MATS	Building Cleaning Services Uniform Cleaning Service	25.90 207.92	233.82
7312	2/19/2025	UNITED AUTO SUPPLY	PARTS - #3116 LUBRICANTS OTHER OPERATING SUPPLIES - SHOP SUPPLY PARTS - VEHICLE	Lubricants Other Operating Supplies Vehicle Parts	75.52 13.75 120.83	210.10
7313	2/19/2025	VERIZON	MONTHLY INTERNET - FEBRUARY EQUIPMENT RENTAL - FEBRUARY	Internet Monthly Telephone Charges	188.99 8.81	197.80

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7314	2/19/2025	W.B. MASON CO., INC.	OFFICE SUPPLIES - DPW	Office Supplies	7.98	7.98
7315	2/19/2025	WEST VIEW WATER AUTHORITY	HERITAGE CENTER DPW DPW TOWN HALL	Water - Town Hall/DPW Water	351.22 12.69	363.91
7316	2/19/2025	WILLIAMS WESCO INC	PARTS - VEHICLE	Vehicle Parts	36.90	36.90
EFT	2/20/2025	MUNICIPAL BENEFITS SERVICES	Health Insurance	Healthcare Healthcare Police	90,503.71	90,503.71
7317	2/25/2025	AMAZON CAPITAL SERVICES	OTHER OPERATING SUPPLIES - FIRE UNIFORM CLOTHING & VEHICLES - FIRE PARTS - VEHICLE UNIFORM CLOTHING - DPW SANITATION SUPPLIES OFFICE SUPPLIES - POLICE PARTS - VEHICLE PARTS - VEHICLE	Sanitation Supplies General Office Supplies Uniform Clothing Other Operating Supplies Vehicles Uniform Clothing Vehicle Parts	19.92 96.69 19.99 114.97 39.99 90.32 111.06	492.94
7318	2/25/2025	AMERICAN ROCK SALT COMPANY LLC	ROCK SALT	Rock Salt	56,026.26	56,026.26
0007319[VOID]	2/25/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	-	-
7319	2/25/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	1,705.26	-
7320	2/26/2025	BOCK, MICHAEL	LOCAL MEETING REIMBURSEMENT	Local Meetings	12.57	12.57
7321	2/26/2025	BON TOOL COMPANY	UNIFORM CLOTHING - DPW	Uniform Clothing	104.25	104.25
7322	2/26/2025	CLEVELAND BROS. EQUIPMENT CO.	PARTS - VEHICLE PARTS - VEHICLE	Vehicle Parts	1,141.28	1,141.28
7323	2/26/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	689.42	689.42
7324	2/26/2025	EWING, RICHARD	REIMBURSEMENT FOR GUN LOAN	Police Equipment Receivable	2,183.59	2,183.59
7325	2/26/2025	FEDEX	PRIORITY OVERNIGHT - POSTAGE	412 Arcadia Drive - Stormwater Review Postage	39.36 24.00	63.36
7326	2/26/2025	GATEWAY ENGINEERS INC.	MCCANDLESS TOWNHOMES CONSTRUCTION INSPECTION NORTH PARK TENNIS COURT TRAIL PHASE 2 WOLFE RESIDENCE BARN STORMWATER 412 ARCADIAC DR SINGLE-FAMILY RESIDENCE REDEVELOPMENT RACHEL CARSON ECOVILLAGE CAREY LANE APARTMENTS FASSINGER FARMS CONSTRUCTION THE RIDGE CONSTRUCTION INSPECTION UHLER CONSOLIDATION WALNUT CT AMENDED LAND DEVELOPMENT PLAN BOEHLER PLAN CONSTRUCTION OLD PERRY HIGHWAY TOWNHOMES BLAZIER DR SUBDIVISION PLAN NO 5 AMENDMENT NO. 2 FOR LOT 2 HILLTOP LANE LOT LINE REVISION 100% ESCROW	Walnut Court Fassinger Farm Development The Ridge - Marwah The Boehler Plan McCandless Square Phase III North Park Trail Rachel Carson Eco-Village Hilltop Lane Stormwater Review Wolfe 412 Arcadia Drive - Stormwater Review Uhlert Lot Consolidation McCandless Square Phase III Townhome Subdivisions 10085 Old Perry Hwy Stormwater Review Carey Lane Apartments 10030 Hilltop Lane Lot Line Revision	3910.00 1039.75 6452.00 2512.50 1050.25 1375.25 2741.25 772.00 952.75 468.25 777.75 37.75 4230.00 398.25	26,717.75
7327	2/26/2025	GETZ, DANA	TEACHING THE LEARN TO KNIT SERIES 2/12 & 2/19	Recreational Supplies	45.00	45.00
7328	2/26/2025	GRAINGER	UNIFORMS - BUTLER	Uniform Clothing	124.81	124.81
7329	2/26/2025	GRIMCO, INC	SIGN MAKING SUPPLIES	Sign Making Supplies	487.57	487.57
7330	2/26/2025	HIGHMARK INC.	MEDICAL REIMBURSEMENTS	Police Officer Health Insurance	19.00	19.00
7331	2/26/2025	HILL INTERNATIONAL TRUCKS NA LLC	PARTS - #3110	Vehicle Parts	276.80	276.80
7332	2/26/2025	HOME DEPOT CREDIT SERVICES	FINANCE FEES TOWNHALL DPWBUILDING DPWBUILDING DPWBUILDING	General Maintenance Office Supplies	157.36 131.46	288.82
7333	2/26/2025	RETIRED POLICE OFFICER	INSURANCE REIMBURSEMENT 2025 DIFFERENCE MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	1,641.73	1,641.73

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7334	2/25/2025	JACKS AUTO PARTS	PARTS - MACHINERY PARTS - EMA TRAILER #5101 PARTS - MACHINERY SUPPLIES - #3110	Other Operating Supplies Vehicle Parts Machinery Parts	124.54 29.80 175.13	329.47
7335	2/25/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	873.29	873.29
7336	2/25/2025	LOWE'S	DPW GARAGE PUBLIC WORKS SIGN SHOP DPW BUILDING DPW CONSTRUCTION TRUCK 307 OFFICE TRUCK 307 PUBLIC WORKS SIGN SHOP DEVLIN PARK SIGN SHOP DPW GARAGE PARKS	Other Operating Supplies General Maintenance Other Operating Supplies Tools Other Operating Supplies Other Operating Supplies Other Operating Supplies	272.36 82.05 103.94 545.03 209.85 138.39 37.90	1,389.52
7337	2/25/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	750.52	750.52
7338	2/25/2025	McCANDLESS TOWNSHIP SANITARY AUTHORITY	VESTAL WALL PARK SEWER - DPW DPW TOWN HALL HERITAGE CENTER	Sewer Sewer Sewer	732.49 23.75 69.18	825.42
7339	2/25/2025	NORTH EASTERN UNIFORMS	UNIFORM - BONANT UNIFORM - STEINER	Uniform Clothing	980.00	980.00
7340	2/25/2025	O'REILLY AUTO PARTS	LUBRICANTS	Lubricants	378.00	378.00
7341	2/25/2025	PITTSBURGH TIRE SERVICE	TIRES - #3104	Tires	187.14	187.14
7342	2/25/2025	PREFERRED ITM, INC.	SPRINKLER INSPECTION - PUBLIC WORKS SPRINKLER INSPECTION - TOWN HALL	Building Safety Inspections	300.00	300.00
7343	2/25/2025	ROMANEK, DIANE M	BIOMETRIC SCREENING SNACKS/REFRESHMENTS	Local Meetings	110.39	110.39
7344	2/25/2025	SABRE EQUIPMENT, INC.	PARTS - VEHICLE	Vehicle Parts	960.00	960.00
7345	2/25/2025	SCHNUPP, SUZANNE	SANTA SUIT, LIGHTS FOR DISPLAY, & CHARGERS FOR LIGHT DISPLAYS	Other Operating Supplies	603.95	603.95
7346	2/25/2025	SHERWIN WILLIAMS	GENERAL MAINT - ALEX OFFICE GENERAL MAINT - OFFICE GENERAL MAINT - LUNCH ROOM & BREAK ROOM	General Maintenance	414.40	414.40
7347	2/25/2025	SHULTS FORD INC.	REPAIRS - VEHICLE	Vehicle Repairs	641.32	641.32
7348	2/25/2025	SHULTS FORD LINCOLN	PARTS - #2114	Vehicle Parts	74.90	74.90
7349	2/25/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	56.78	56.78

Town of McCandless General Fund (Fund 01)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
7350	2/25/2025	STANDARD INSURANCE COMPANY	STD, LTD, LIFE & AD&D - MAR 2025	STD Gross-Up Premium Paid LTD Gross-Up Premium Paid Town Manager/Asst Mgr Life Insurance Administrative Staff Life Insurance Administrative Staff Life Insurance Administrative Staff Life Insurance - RET Administrative Staff Life Insurance Citizen Info Department Head Life Insurance Administrative Staff Life Insurance Police Officer Life Insurance Police Officer LTD Insurance Department Head Life Insurance Administrative Staff Life Insurance Supervisor Life Insurance Department Head Life Insurance Department Head Life Insurance Administrative Staff Life Insurance Supervisor Life Insurance Laborer Life Insurance Laborer Life Insurance Laborer Life Insurance	3030.96 1658.34 64.50 25.80 16.63 30.96 14.19 39.57 23.22 842.37 1889.48 18.06 16.77 20.64 37.41 24.51 12.90 33.54 175.03 18.06 27.09	8,020.03
7351	2/25/2025	STEPHENSON EQUIPMENT INC.	PARTS - MACHINERY PARTS - MACHINERY SNOW & ICE - MACHINERY PARTS	Machinery Parts	3,111.08	3,111.08
7352	2/25/2025	TOTAL TANK WORKS, LLC.	PO# 581 - INSTALLATION OF FUEL SYSTEM & SOFTWARE INSTALLATION OF FUEL SYSTEM AND SOFTWARE	Computer Server	9,610.00	9,610.00
7353	2/25/2025	TRAFFIC SAFETY STORE	PO# 628 - TRAFFIC CONTROL DEVICES TRAFFIC CONTROL DEVICES FOR EMA TRAILER	Vehicles	4,935.02	4,935.02
7354	2/25/2025	UNIFIRST CORPORATION	UNIFORMS & MATS UNIFORMS & MATS	Building Cleaning Services Uniform Cleaning Service	51.80 349.84	401.64
7355	2/25/2025	VERIZON	INTERNET	Internet	222.64	222.64
7356	2/25/2025	VERIZON WIRELESS	MONTHLY WIRELESS	Monthly Telephone Charges Monthly Telephone Charges Monthly Telephone	255.42 340.56 47.57	643.55
7357	2/25/2025	W.B. MASON CO., INC.	OFFICE SUPPLIES - DPW OFFICE SUPPLIES - DPW	Office Supplies	44.36	44.36
7358	2/26/2025	RETIRED POLICE OFFICER	MEDICAL INSURANCE REIMBURSEMENT MEDICAL INSURANCE REIMBURSEMENT	Police Officer Health Insurance	1,739.36	1,739.36
Total Checks						986,594.23

Town of McCandless Payroll Checking Account
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Account Description	Account Description	Distribution Amount	Check Amount
EFT	2/7/2025	ADP PAYROLL FEES	PAYROLL FEES	PAYROLL FEES	576.09	576.09
EFT	2/7/2025	ADP PAYROLL DIRECT DEPOSITS	REGULAR WAGES	Regular Wages Regular Wages	183,706.10	183,706.10
EFT	2/13/2025	ADP PAYROLL TAXES	PAYROLL TAXES	FICA, MED, PA STATE TAX	85,855.28	85,855.28
EFT	2/13/2025	ADP CHILD SUPPORT PAYMENT	WAGE GARNISHMENT	CHILD SUPPORT	276.92	276.92
EFT	2/27/2025	ADP PAYROLL FEES	PAYROLL FEES	PAYROLL FEES	581.02	581.02
EFT	2/27/2025	ADP PAYROLL DIRECT DEPOSITS	REGULAR WAGES	Regular Wages Regular Wages	193,624.96	193,624.96
EFT	2/28/2025	ADP PAYROLL TAXES	PAYROLL TAXES	FICA, MED, PA STATE TAX	96,475.81	96,475.81
EFT	2/28/2025	ADP CHILD SUPPORT PAYMENT	WAGE GARNISHMENT	CHILD SUPPORT	276.92	276.92
Total Checks						\$561,373.10

Town of McCandless Capital Improvements Fund (Fund 18)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Invoice Description	Account Description	Distribution Amount	Check Amount
395	2/11/2025	GATEWAY ENGINEERS INC.	TOM 2022 ARLE GRANT SIGNAL DESIGN ENGINEERING GLG - INGOMAR/BLAZIER GLG - PEEBLES/DUNCAN GLG - PEEBLES/MCINTYRE GLG - PEEBLES/REMINGTON GLG - PERRY/19 NORTH GLG - THOMPSON RUN/RED COACH TOWN HALL WINDOW REPLACEMENT CONSTRUCTION ADMIN AND INSPECTION 100% TOWN	HVAC Upgrades Engineering	3024.00 9410.00	12,434.00
396	2/19/2025	MERIT ELECTRICAL GROUP, INC.	HVAC - PROJECT	HVAC Upgrades	5,952.28	5,952.28
397	2/25/2025	LOWE'S	SPRINGFIELD CREDIT	Other Construction Supplies	113.06	113.06
398	2/25/2025	PASHEK + MTR, LTD.	CONSULTING SERVICES	Consulting Services	7,893.16	7,893.16
399	2/25/2025	WINE CONCRETE PRODUCTS, INC.	CONCRETE	Concrete	3,388.60	3,388.60
Total Checks						29,781.10

Town of McCandless Real Estate Tax Agency Fund (Fund 91)
Check Listing with Accounting Distribution 2/01/2025-2/28/2025

Check No	Date	Vendor - Description	Account No	Account Description	Distribution Amount	Check Amount
1404	2/11/2025	ELIZABETH RODGERS QUIGLEY & MEAGAN Q SOROKA	JAN 2025 RE TAX REFUND - #699159	Prior Real Estate Tax Due To Town	21.80	21.80
1405	2/19/2025	WAIN, PAUL	ACT 72 REFUND - FIREMAN	RET Refunds	158.80	158.80
1406	2/25/2025	STITT, RUSSELL M.	ACT 172 REFUND - FIREMAN	RET Refunds	300.00	300.00
Total Checks						\$480.60



Town of McCandless

9955 Grubbs Road, Wexford, PA 15090
Phone: 412-364-0616 Fax: 412-364-5066
Web: www.townofmccandless.org

Date: March 19, 2025
To: Town Council
From: John Bojarski, Public Information Officer
RE: Communications report

Below are some recent statistics for our Town media and communications methods:

[Town Facebook page](#): Currently sitting at 5,561 follows. Over the last month, posts on the page reached 46,066 people with 195,785 total views, 1,036 content interactions (i.e., likes, shares and comments) and we received 68 new page follows.

[Police Facebook page](#): Currently sitting at 6,450 follows. Over the last month, posts on the page reached 6,175 people with 14,612 total views, 122 content interactions and we received 8 new followers.

[Heritage and Cultural Center Facebook page](#): Currently sitting at 1,782 follows. Over the last month, posts on the page reached 8,638 people with 52,221 total views, 1,182 content interactions and we received 31 new followers.

[McMail](#): We sit at 4,031 subscribers. The March edition had a 65.77 percent “open” rate by subscribers and 7.02 percent of the contact list clicked on at least one link in the message. According to iContact’s new “report card” feature, our current grade is A+ for things such as open rate, complaints, click-to-open rate, bounces and the “spam complaints + unsubscribes to open rate.”

[YouTube](#): The Town’s channel has 177 subscribers and 45,944 total views. Over the last month, we received 230 views (32.1 total hours viewed).

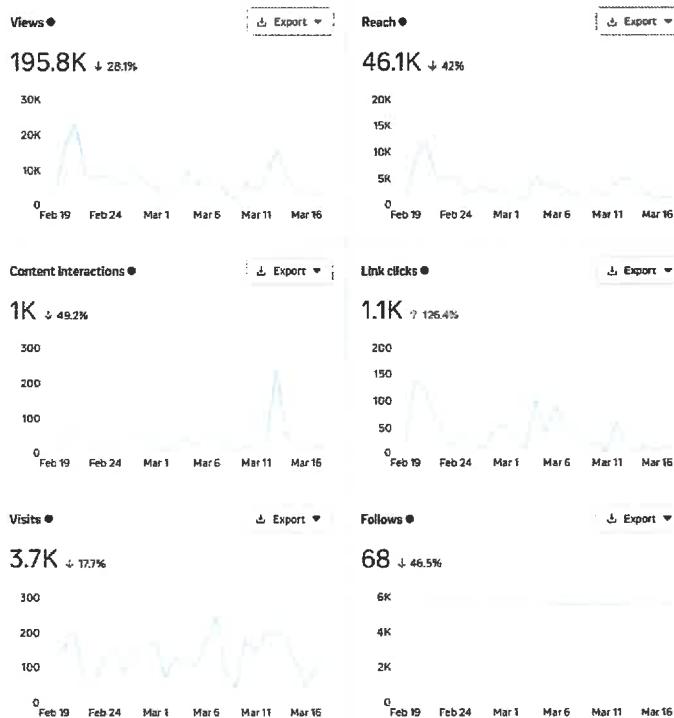
[Instagram](#): The Town has 1,238 followers (an increase of 19 since the previous report).

[LinkedIn](#): The Town has 394 followers (an increase of 13 since the previous report).

[Town Crier](#): A 16-page edition of the Town Crier will be hitting mailboxes the week of March 24.

For more details, see the graphics and charts on the following pages.

Town Facebook stats



Police Facebook stats



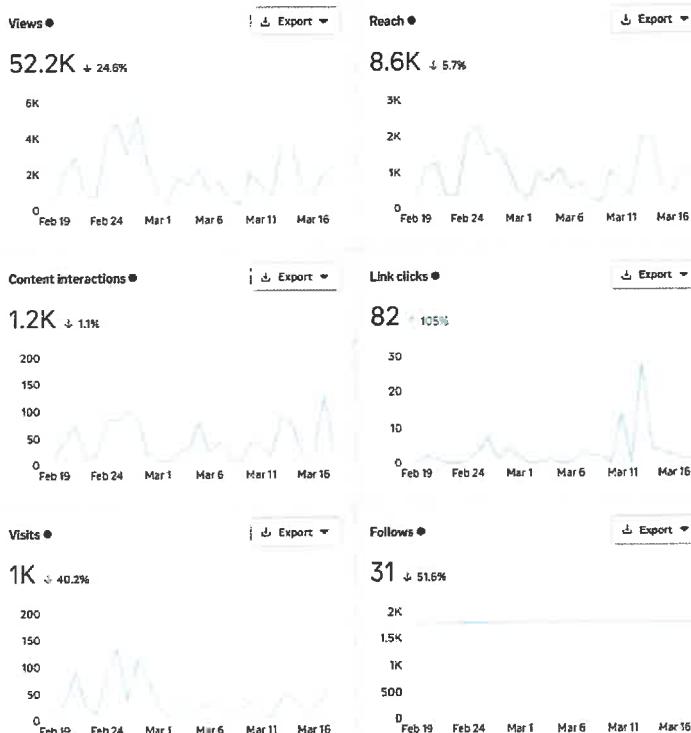
Top content

		Views	Reach	Interactions
	9 days until Wall and Devlin Park Pavilions will be available for rent ONLINE this year. One catch, you must have an account on our rec website. Reservations open for McCandless residents o... Thu, Feb 20	28,788	18,466	20
	We had such a great time learning to knit with Knit Hope! https://www.townofmccandless.org/CivicAlerts.aspx?AID=128 Fri, Feb 21	22,083	16,378	63
	Did you know that you can recycle TVs, computers, household chemicals and paint via the At Your Door HHW and E-waste program? This program is part of the Town's contract with Wast... Tue, Mar 4	13,701	9,748	46

Top content

		Views	Reach	Interactions
	You can text 811 in PA. Call if you can, text if you can't. Text - Mon, Mar 3	1,721	1,008	15
	Congratulations Lt. Cheberenchick! Photo - Thu, Mar 13	1,796	985	67
	Be safe	1,074	686	6

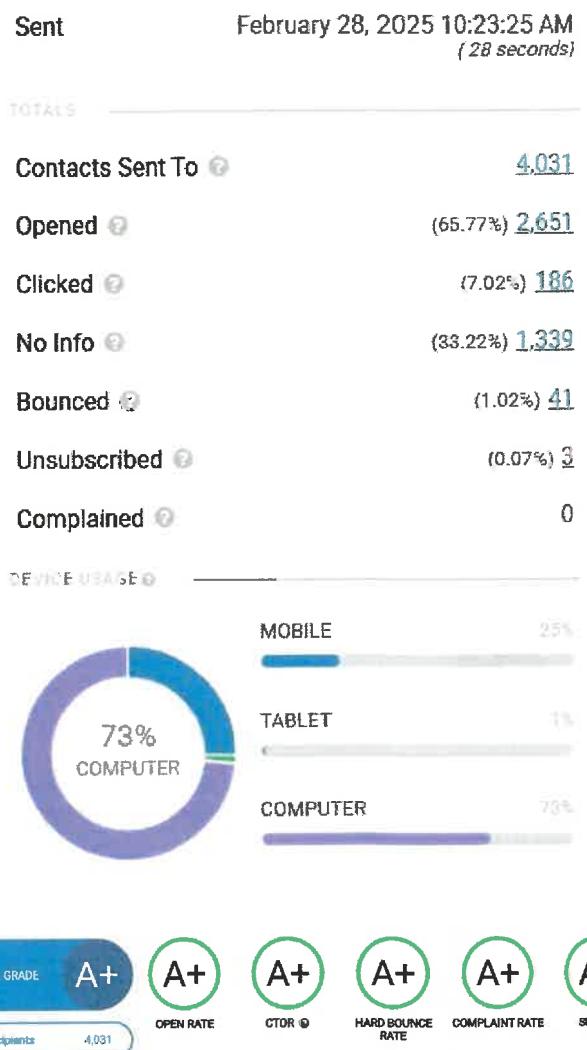
HCC Facebook stats



Top content

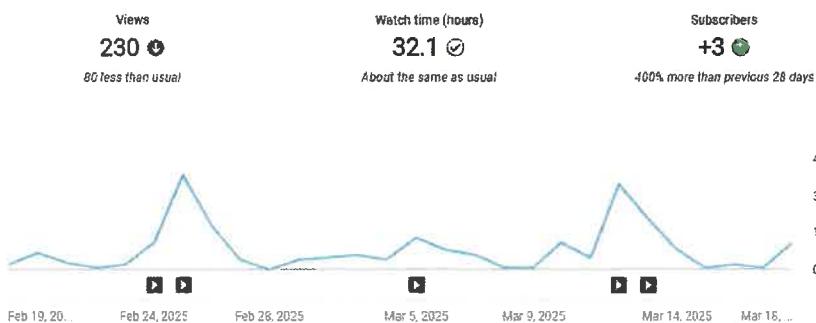
	#FBF Did you go to Espe before it closed in 1999? Fri, Feb 21	Views 6,020	Reach 3,159	Interactions 68
	This "Then and Now" is from 2001. Some things stay the same! Tue, Feb 25	Views 5,498	Reach 2,839	Interactions 40
	Now Billy's Roadhouse, Weigand's Tavern has been serving residents of McCandless and travelers since the early 1900s. And still going!... Thu, Mar 13	Views 4,353	Reach 2,685	Interactions 50

March 2025 McMail report



Town YouTube channel statistics

Your channel got 230 views in the last 28 days



Your top content in this period

		Views
1	Meeting of the Town Council (February 24, 2025) Feb 25, 2025	76
2	Meeting of the Town Council (March 10, 2025) Mar 12, 2025 [Recent upload]	46
3	Planning Commission (March 4, 2025) Mar 5, 2025	25
4	Environmental Advisory Committee (March 12, 2025) Mar 13, 2025 [Recent upload]	14
5	Meeting of the Town Council (February 10, 2025) Feb 11, 2025	11

Instagram stats

1,238

Total followers

5,380

Views

Followers 88.3%

Non-followers 11.7%

Accounts reached 820

Top content based on views



LinkedIn stats

394

Total followers

16

New followers in the last 30 days
▲ 45.5%

2,920

Impressions
▲ 0.1%

74

Reactions
▼ 18.7%

1

Comments
• 0%

4

Reposts
▲ 100%

124

Page views
▲ 96.8%

61

Unique visitors
▲ 117.9%

Top Performer

Post title	Impressions	Reactions	Comments
Finance Director Posted by John Bojarski 3/12/2025	698	19	0

Junior Councilperson's Report
March 2025 Meeting

NA HOPE Club

The NA HOPE Club is a student group dedicated to spreading awareness about mental health and decreasing stigma around the conversation. North Allegheny Intermediate High School and the NA HOPE Club successfully hosted their first-ever *Healing Our Perspectives on Mental Health (HOPE) Science Fair*, providing a space for students to explore the connection between mental and physical well-being through research and presentations. With over 30 middle school students presenting research and a keynote address from Dr. Ana Radovic, the event fostered important discussions on mental health.

Special Olympics Fundraiser

North Allegheny is holding a fundraiser for the special olympics! Students and faculty can sign up to participate in a polar plunge and donate funds for the fundraiser. This event is definitely a crowd pleaser and will build an even stronger community in NA built around charity and giving.

Principal's Luncheon

North Allegheny holds monthly luncheons, where students are given the opportunity to speak to the administration and give advice on where they see areas of improvement. This month's Luncheon drew a record-breaking crowd for the 2024-2025 school year, with over 70 students participating in discussions. The attendees spoke about topics like activity periods, which give students an extra 40 minutes in the day to meet in their clubs or finish their homework, or issues in the parking lot, which has become increasingly crowded and dangerous over the school year. Stress management was also a large topic among the students. These meetings are especially helpful because the voices of the students are heard—just like how the town council meetings provide an opportunity for citizens to express their concerns for the township!

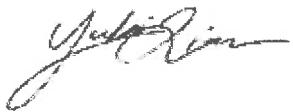
National Merit Scholarship Recipients

In October, 17 students from North Allegheny were selected as finalists for the National Merit Scholarship Competition. Of those, several were selected for a \$2500 scholarship from the competition! Approximately 16,000 students across the nation are named as finalists, and of those, 7,000 were selected for the scholarship.

Junior Councilperson Project

The Junior Councilperson is currently working with the Junior EAC member on a community project for McCandless. The project's mission is to involve community members in building birdhouses and then to place the birdhouses in both green areas (like North Park) to more suburban areas (like McCandless Crossing) to promote awareness for the necessity of green spaces.

Respectfully submitted,



Yuki Qian
Junior Councilwoman



Staff Report

To: Town Council Members
From: John F Schwend, Town Manager
Date: March 21, 2025
Re: Monthly Planning Report – March 2025

I. Walnut Court Phase II – Continued review from the February Planning Commission Meeting

The Planning Commission reviewed the updated lot lines submitted by the developer, which created much more traditional lot shapes and reincorporated the modification request to front on the 20' access drive as discussed at the prior meeting. Other minor engineering comments remain, which are in line with the types of clean-up items typically handled by a conditional approval.

MOTION by Mr. DeVito to recommend Town Council approve Modification Request #1 to allow fill slopes of 2:1 (code requirement maximum fill slope 3:1) with a supporting geotechnical report. SECONDED by Mr. O'Donnell.

Motion passed unanimously (5-0).

MOTION by Mr. O'Donnell to recommend Town Council approve Modification Request #2 to allow the individual townhome lots to front on the 20' wide access drive off of the Walnut Court cul-de-sac, rather than creating a flag lot configuration to achieve 20' of frontage on the existing cul-de-sac. SECONDED by Mr. DeVito.

Motion passed unanimously (5-0).

MOTION by Mr. DeVito to recommend Town Council approve the Walnut Court Phase II Subdivision/Land Development application as submitted by Walnut Court, LLC, conditioned upon satisfaction of all remaining comments of the Town Engineer's review letters. SECONDED by Mr. O'Donnell.

Motion passed unanimously (5-0).

Please note that Mr. Steven Victor, representing the developer, has revised the plan to include 13,380 square feet of lawn which meets the requirement for the Public Recreation and Open Space requirement. A revised plan and review letter from Gateway is presented under old business. Should Council wish to approve the Development, approval should be conditioned on the condition that all items in the Town Engineer's letter dated March 20, 2025 are satisfied.

This plan is scheduled for consideration at Town Council's March 24 regular meeting.

II. Blazier Dr. Subdivision Plan No. 5 Amendment No. 2 Mortgage Subdivision

The Planning Commission reviewed an application submitted by Sperduto Surveying to subdivide the second townhome building being constructed in McCandless Square (Hopkins St) along the party walls in order to sell each dwelling unit individually. This is classified as a Minor Plan, Mortgage Subdivision in the Town's SALDO, which exempts individual townhome lots from the full lot size and frontage requirements of the underlying zoning district if the parent parcel of the original development complied

with those requirements. The Town Engineer has reviewed this plan and stated that it conforms with the Ordinance.

Motion was made by Mr. Kline to Recommend Town Council approve the Blazier Dr. Subdivision Plan No. 5, Amendment No. 2 Mortgage Subdivision application as submitted. Ms. Sponholz seconded the Motion.

Motion passed unanimously (6-0)

III. Flag Lot definition amendment – for Public Hearing March 24th

The Planning Commission reviewed the Flag Lot definition draft approved for advertisement by Town Council last month. From this discussion came the recommendation to change the point of measurement from “Front Lot Line or Front Yard” to “Front Setback” in order to minimize the potential for otherwise reasonable proposals to get caught up in a less precise Flag Lot definition. The amended definition would then read:

LOT, FLAG – A Lot that has any portion of its ~~Front Lot Line or Front Yard~~ **Front Setback** Abut the Rear or Side Yard of an adjacent Lot rather than a public road Right-of-Way and where access to the public road Right-of-Way would typically be by a narrow, private road Right-of-Way or driveway.

Town staff and the Town Attorney’s office are in agreement that this is an appropriate update to the previously proposed definition. An ad will be placed for a public hearing on the amendment at the March 24 Town Council meeting.



PARKS & RECREATION DEPARTMENT

Our work is where
McCandless plays!



TO: Town Council

FROM: Abby Lucostic, Parks & Rec Coordinator

DATE: March 24, 2025

RE: Monthly Parks & Rec Activity Report – March 2025

- Parks
 - Parks open April 1
 - Updated permits released to youth and adult athletic associations in early February
 - Pavilion Permits available for Wall and Devlin Park pavilions are ONLINE
 - Reservations opened March 1 for RESIDENTS
 - Reservations opened March 15 for NON-RESIDENTS
 - Online process went smoothly
- Recreation
 - See attached for Mar-April "Upcoming Events"
 - Scheduling posts on Town's social media to drive attendance and engagement and proto events
 - AAC ad hoc committee
 - Meeting held Feb 27
 - Agenda and minutes attached
 - Community Events:
 - Easter Egg Hunt
 - Saturday, April 19th
 - Registration open until April 9 so we have time to prepare an adequate number of eggs
 - 251 kids registered as of 3/20/2025
 - McCandless 175 in 2026
 - Working on events and planning
 - Will put together a steering committee
 - Will work with Beattie students this spring on a logo and event branding
 - Treasures in the Trunk
 - Saturday, May 3
 - Registration for a space open online
 - Community Day, Sat. September 13th
 - Will be from 1pm-8pm this year

- Sent out a sponsorship mailing in February and already have several pledges of support
- **Recreation Programs:**
 - Learn To Knit
 - March 5 & 12, Feb 12 & 19 concluded to great success
 - Will do this program again in the fall or winter
 - Pickleball
 - Starting in May with learn to play pickleball, round robins and intermediate classes
 - Classes will run through Sept/October
 - Tennis
 - May 10, will partner with USTA and resident Jim Block to teach an intro class
 - HCC lecture series
 - Moonshot Museum lecture held on March 20 had 32+ registrations
 - Boosting the HCC's social media presence to drive visitation and program attendance
 - Next lecture is on April 17th, author Sue Morris, Pgh: American Garden Spot
- **Parks Study**
 - Had a meeting Thurs. March 13
 - Planning a public outreach for survey responses and public conversation on April 12 on Clean Up Day and on April 19 at the Easter Egg hunt
 - These events will reach 2 different audiences
 - Next meeting in May with a public meeting to be held in June, dates TBD
 - Survey
 - extended deadline for a second time, now open until the end of April
 - As of 3/13/2025, there were over 500 responses logged by Pashek with the goal of hearing from 5% of the population (1500 people)
 - We will continue to promote the survey though our website, social media, print and online news, the Town's electronic sign and printed flyers around Town
 - Steering committee is made up of representatives from athletic associations, Town Council members, and recreation instructors
- **PRPS Expo**
 - Attended the Pennsylvania Recreation & Parks Society annual expo in Hershey, PA March 16-March 19
 - Recap attached

PA Recreation and Parks Society Expo

PRPS University, Hershey Lodge

Sun. March 16- Wed. March 19, 2025

Educational Opportunities – attended 10 educational sessions:

1. Partnering with PRPS for Public Relations
 - a. Discussed trends in parks and rec and how to share your message with residents
 - b. Emerging trends for 2025- Parks as a 3rd space
 - c. PA Parks and Rec Good for You campaign <https://www.goodforpa.com/>
2. Everybody Plays: A Best Practice Guide to Multigenerational Design
 - a. Talked about access, facilities and enrichment for all ages and how to incorporate that into play systems
 - b. Playgrounds aren't only for young kids
3. Keynote Speaker, The Power of One: How to Unlock Potential in an Uncertain Future, Neelay Bhatt, Founder and CEO of Next Practice Partners
 - a. How best practices aren't enough and how you can go the extra mile
 - b. Keep an eye on changing trends and adapting and learning from change around us
 - c. It only takes one minute, one action to inspire, impact or impress
4. The Importance of Addressing Community Connectivity in CRPOS Plans
 - a. A success story in Upper Dublin, PA on their "missing connections" plan which connected residents with sidewalks and trails
 - b. Communications they used to involved residents in the process- survey, public meetings, focus groups, feedback forums
5. Planning and Implementing PA's Comprehensive Plan
 - a. Presented by DCNR
 - b. Statewide Comprehensive Outdoor Plan (SCORP)
 - c. How does your plan implement SCORP?
 - d. Discussed shifting trend in recreation since COVID. This is a plan that is completed every 5 years and was last done in 2019.
 - e. New initiatives will roll out in spring/summer 2025
 - f. These initiatives must be seen when writing a DCNR grant
6. Public Participation- Let's get inclusive
 - a. Presented by Community Heart and Soul who is currently doing a project with Etna Borough
 - b. How to reach different groups of residents, those residents who are challenging to get a hold of so all demographics, ages, races, etc are represented in your data
7. Data Driven: You can't Manage What you Don't Measure
 - a. Data helps budget planning, maintenance, staff training, user need
 - b. Find out what you want to measure, how to collect data, and how to use it to make improvements to your systems
8. Community Recreation: Transform Your Town's Assets into Recreational Venues to Boost Residents Quality of Life
 - a. Identify assets, identify need, implement a plan
 - b. What is your Town's identity? Does the programming you do reflect your mission?

9. So you Want to Host a Farmer's Market
 - a. Research others, set up strict policies and standards
 - b. This was a great session to think about how vendors, food trucks, booths are organized for Community Day.
10. Play Equipment: From the Purchase to the Build
 - a. IPEMA – International Play Equipment Manufacturers Association
 - b. NPCAI- National Playground Contractors Association Inc.
 - c. Discussed safety, compliance and standards for installing and buying playground equipment

Funding Opportunities- Was introduced to many grants and funding opportunities that could be applied for after our parks plan is in place.

Networking – Connected with other park and recreation professionals from all across the state and from District 1 including Franklin Park, Ross, Allegheny County Parks, Richland, Pine, Cranberry, Murrysville, Upper St. Clair, Forest Hills, Hempfield, and South Fayette to name a few. I also met with people from DCNR, the PRPS organization and members of RANP (Recreation Alliance of North Pittsburgh) of which we are new members.

Expo Hall – The Expo hall featured commercial members of PRPS including Berliner (playground equipment), Sport Court, Musco (Lighting). Also connected with current vendors and partners Civic Rec, USTA, Pyrotechnico and Pashek + MTR.

Upcoming events.

SPRING 2025



MAR
01

PAVILION RENTALS OPEN

Reserve Wall or Devlin Pavilions online.

MAR
20

MOONSHOT

Presentation at the HCC.

APR
01

PARKS OPEN

Come play!

APR
17

GARDEN SPOT OF PGH

Presentation at the HCC.

MAY
1, 8, 15

INTRO TO PICKLEBALL

Learn the basics to dink in the kitchen.

MAY
10

LEARN TO PLAY TENNIS

Looking for a new hobby? Start here.

MAY
15

ALLEGHENY OBSERVATORY

Presentation at the HCC.

MAR
5, 12

LEARN TO KNIT WITH KNIT HOPE

Looking for a new hobby? Start here.

MAR
29

RAINGARDEN PROJECT

Help restore the rain garden.

APR
12

BEAUTIFY MCC

Join the EAC for the annual roadside cleanup.

APR
19

EASTER EGG HUNT

Free event, lots of prizes and fun.

MAY
03

TREASURES IN THE TRUNK

Someone's trash is your treasure.

MAY
10, 25

YOGA

Under the pavilion at Devlin Park.

MAY
22, 29

ADV. BEGINNER PICKLEBALL

Level up.

Parks and Recreation Department
9955 Grubbs Rd, Wexford, PA 15090
Register for events online at www.townofmccandless.org.



Memorandum

Memo To: McCandless Town Council
From: John F. Schwend, Town Manager
Date: March 21, 2025
Re: March Manager's Report

Please accept this status report on various projects and activities in the Town and in the Town Manager's office. This report reflects current activities and is by no means all inclusive. Should you have any questions on any topic, please feel free to contact me directly.

Personnel

- Interview process for Planning Director underway. First round interviews have been completed and second round interviews will take place on Monday the 24th.
- Advertisement for Finance Director has been placed, applications are being received until March 31st.
- Continued to work with department heads to review 2025 departmental and Town-wide goals and objectives
- Interviews have been completed for ZHB, Personnel Board and MIDA – recommendations from the interview committees for appointment to follow

Finance

- Continued compiling data for the Town audit, draft audit available in April
- Finance department working to organize filing system and storing records
- ADP payroll system is in full use and has been well received by employees.
- Prepared onboarding paperwork for public works employee.
- Preparing AG-385 document
- Completing compliance documentations for grants and state funding

Grants

- Applications were submitted for Green Light Go Cycle 10 for three intersections on the Wexford flats and for the intersection of Perry and Perrymont – in progress
- Application was submitted for a Main Street Matters Grant for planning activities along Ingomar Road – in progress
- Actively working to close out remaining grant paperwork for GEDTF grant from 2023 – in progress

- Updated applications with additional information for Local Share Account (LSA) grant applications – in progress.
- Closing CITF grant for work at Devlin Park – in progress.
- Completed We Conserve PA grant in conjunction with Landforce Pgh. for work on the Brandt Trail – in progress.
- North Meadows Sidewalk design and ROW agreement – in progress
- Currently working to train staff on grant writing procedures
- Drafting grant paperwork for DCNR grants

Buildings and Grounds

- Window replacement project on track for August completion – ongoing
- Analyzing keyless entry system, security camera upgrades for Town Hall
- Preparing RFQ for flooring replacement in Town Hall - ongoing
- Preparing RFQ for emergency generator replacement at Town Hall – ongoing
- Designing lighting for parking lot near Heritage Center
- Quoting repair work for lighting in town parks
- Creating signage for town parks

Public Works / Infrastructure

- Working to interview and hire one public works employee to fill a vacancy.
- Met with Jason Dailey regarding PW evaluation and recommendations – ongoing
- 2025 Paving Program bid opening complete, award recommendation pending.
- Catch basin repair work is well underway, crews preparing for the 2025 paving program
- Wall Park drainage improvements completed
- Sidewalk and shed installation to occur at pickleball court
- Landscaping at fill site underway

Parks and Rec

- Park's Master Plan steering committee met on 3/13 – survey available to the public.
- Met with MCAA and IFPLL regarding maintenance agreements
- Drafted rental agreement for HCC
- Selecting benches, picnic tables and seating at Devlin
- Considering adding additional community activities in 2025 - ongoing

Miscellaneous

- Selected LGA intern for Planning Department record keeping project
- Reviewing IPMC for proposed changes to the property maintenance code
- Researching leash laws – proposed language for the April 14th meeting
- Researching solicitation ordinance revisions
- Drafting street opening permit revisions
- Reviewing town contracts – ongoing
- Meeting with strategic planning consultant on 3/25



March 20, 2025

C-35333-0008

Town of McCandless
9955 Grubbs Road
Wexford, PA 15090

Attn: John Schwend, Town Manager, Town of McCandless

Re: Walnut Court Phase 2
Preliminary/Final Land Development and Subdivision Review

Dear John,

We have reviewed the above referenced land development and subdivision plan for Phase 2 of the townhouse development and a private driveway in the R-M Moderate Density Neighborhood Zoning District. The first phase of development is complete. Phase 2 proposes the consolidation and re-subdivision of lots for the development of a six (6) unit townhouse building and all required infrastructure.

The applicant revised their plans to include 13,380 square feet of lawn area to meet the Public Recreation and Open Space (PROS) area requirements of §1104.150. The provided area exceeds the 12,000 square feet minimum required per §1104.150(A)(3)(a). The following material has been submitted for review:

- Walnut Court Phase 2 – Plan of Lots prepared by Shaw Surveying, Inc. revision dated March 19, 2025 (3 Sheets)
- Walnut Court Ph 2 plan prepared by Common Ground revision dated March 19, 2025 (Sheet C300 – Site Materials and Layout Plan)
- Final Landscape Plan prepared by Victor-Wetzel Associates revision dated March 19, 2025

Our technical review comments have been addressed. The following are our remaining comments which are administrative or third party items.

FULL-SERVICE CIVIL ENGINEERING

ASSET MANAGEMENT • ENVIRONMENTAL • GEOTECHNICAL
LAND DEVELOPMENT • MUNICIPAL • STRUCTURAL • SURVEYING • TRANSPORTATION

SALDO Comments

1. Per §1104.150(C), the land development plans shall contain the following note regarding PROS: "Open space land may not be separately sold, nor shall such land be further developed or subdivided." Additionally, the use of the PROS area shall be designated on the plans as well as the type of maintenance provided.

General Comments

1. Remove the PROS label from Sheet 1 and adjust the location of the label in the viewport titled "Detail of Lot 201 and the Reconfiguration of Parcel A" on Sheet 2 of the Plan of Lots. These labels appear to identify incorrect areas as the PROS area.
2. An easement and agreement designating the PROS area must be submitted to the Town for review and formalized.
3. A legal instrument as required by owners of the portions of existing easements proposed "to be extinguished" or "to be realigned with pipeline" must be provided to the Town.
4. It appears the original Parcel A will consist of two non-contiguous areas split by a road and multiple parcels, and the plan shows these separate parcels to be joined. Allegheny County must provide approval confirming these parcels can be joined.
5. The following modification request(s) to the Town Ordinance have been submitted.
 - a. §1705.05(a) Standards for Grading: The maximum slope for fill shall not exceed 3:1.
 - i. *Proposed:* Allow 2:1 fill slopes
 - ii. *Justification:* The enclosed geotechnical report supports the use of 2:1 slopes.
 - iii. *Gateway:* Our Geotechnical Engineer's review concurs with the report.
 - b. §1104.13(c)(1) Lot Frontage: Every lot shall have a minimum of 20 feet of frontage along the right-of-way of a public street. Every lot shall abut on a public street with the exception of a suitably designed residential courts or other planned developments having acceptable means of access.
 - i. *Proposed:* Sublots A, B, C, D, and F of Lot 201 will not have 20 feet of frontage on a public street with the exception of a suitably designed residential court.
 - ii. *Justification:* There is sufficient frontage on Walnut Court to meet the frontage requirement utilizing a "flag lot" design. The modification will provide the opportunity to create more conventional shaped lot lines for the sublots of Lot 201.
6. The dates of granted modifications shall be listed on the cover sheet per §1103.130(D)(13).
7. Letters must be provided from utilities confirming service availability.

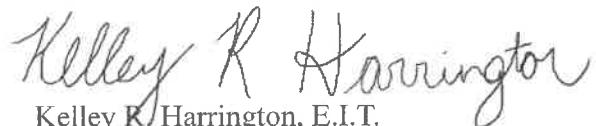
8. The plan must be reviewed by MTSAs, a planning module may be required.
9. The plan must be reviewed and approved by the West View Water Authority.
10. Provide proof of the NPDES permit amendment approval to the Town per §913.10(a).
11. A stormwater facilities maintenance and monitoring agreement and financial guarantee must be provided to the Town per §913.19(b)(1)(C).
12. A cost estimate for the proposed improvements must be submitted for review.
13. A developer's agreement must be executed with the Town.
14. The Town may have additional comments.

All revisions must be submitted to the Town. The plan has been reviewed for conformance to Town Ordinance standards only. The review is based on surveys and a plan prepared by others and assumes this information is correct and valid as submitted. If you should have any questions, please call.

Sincerely,
THE GATEWAY ENGINEERS, INC.



Daniel S. Deisereth, P.E.
Town Engineer



Kelley R. Harrington, E.I.T.
Project Manager

cc: Diane M. Romanek, Executive Assistant
Brad Iannuzzi, Public Works Superintendent, Town of McCandless
Lucas Holden Land Use Administrative Assistant, Town of McCandless
Steve Korbel, Solicitor, Town of McCandless
McCandless Township Sanitary Authority
Bernard Lamm, Common Ground
David Lucci, Victor-Wetzel Associates
Steve Victor, Victor-Wetzel Associates
Don Pohl, Walnut Court, LLC

g:\projects\35000 mccandless\35333\0008 walnut court ph 2 ld\doc\review 7.docx



Staff Report

To: Town Council Members

From: John F. Schwend, Town Manager

Date: March 21, 2025

Re: Walnut Court Phase 2 Subdivision/Land Development application

Date filed with Planning Commission: November 10, 2023

Last meeting prior to action deadline: April 14, 2025

Developer: Walnut Court, LLC

Location: At the end of existing Walnut Court, fka 350 Ingomar Terrace, Block/Lot 945-N-227

Summary of previous activity

The plan was initially submitted in late 2023 and began review at the November 2023 Planning Commission meeting. At this time the plan proposed 1 townhome building consisting of 7 individually owned front-entry units to be accessed by a driveway extension off of the existing cul-de-sac built in Phase 1, with a hammerhead turnaround for emergency vehicle access at the far end of the property. The Town and Commission raised concerns about compliance with the Town's new SALDO due to the lack of frontage on a full-width road, which would be required for the units to be subdivided for individual ownership. Several design modification requests were also submitted relating to grading and buffer planting depth at the edge of the hammerhead, where the property abuts the heavily wooded area on MTSA's grounds. It was again reviewed at the December 2023 meeting before the developer decided to pause the application to work out utility configuration issues, which were causing the grading and buffer depth modification requests, and consider the Commission's comments on the driveway configuration.

In December 2024 a revised submission returned to the Planning Commission which dropped 1 unit to better accommodate the existing water line adjacent to the cul-de-sac. This plan also eliminated the buffer planting depth modification request and reduced the area subject to the grading modification request. The road frontage issue for the individual units' mortgage subdivision remained. The Commission questioned the developer on alternate configurations of the townhome building to resolve the access driveway/frontage issue. The developer stated that it would not be a financially viable project if less than 6 units were built.

Discussion continued with the Commission at the January 2025 meeting, where the developer presented a revised subdivision plan that managed to achieve at least 20' of road frontage on the existing cul-de-sac (the minimum code requirement, which reflects the minimum lot width required for a townhome) for each unit by utilizing L-shaped and horseshoe-shaped "flag lots." This would create a highly unusual, although technically legal, property line configuration where all units would require cross-access agreements with each other to utilize the driveway and large areas of land for each owner that would be functionally unusable. In light of this information, the Commission determined that it was in

the best interest of the Town – in other words, a result “equal to or better than the code as written” – to grant a frontage modification to allow for more traditional lot shapes that would front directly on the shared access driveway and eliminate land ownership confusion for the future residents.

At the February 2025 Planning Commission meeting the developer presented the final proposed lot shapes and received a recommendation of approval from the Commission.

Note: The Town has subsequently engaged in an amendment to the zoning ordinance to more clearly prohibit flag lot shapes, but that amendment process is separate from this development’s review purview and cannot be retroactively applied to the plan currently on the table.

Modification requests

Modification Request #1 – 2:1 Fill slopes

§1705.05(a) limits fill slopes to a slope of 3 horizontal to 1 vertical (3:1) by default. Applicant requests a 2:1 fill slope in the rear of the townhome units.

Recommendation: 2:1 fill slopes are a reasonable alternative to limit unnecessary land disturbance when supported by a geotechnical report from the applicant and are commonly approved by the Town with this standard. Gateway has reviewed the submitted report and concurs with its conclusions. The Planning Commission has also recommended approval.

Modification Request #2 – Allow individual townhome unit lots to front on the 20' shared access drive

§1104.13(C)1 requires all new lots to have a minimum of 20' of frontage abutting a public road, with the exception of “suitably designed residential courts or other planned developments having acceptable means of access.” Applicant requests the proposed 20' wide shared access drive with hammerhead turnaround, which townhome residents will use to enter/exit their garages and take access to the existing privately owned Walnut Court cul-de-sac, to be considered an acceptable means of access.

Recommendation: The Planning Commission did not prefer this configuration to a reduction of total units that could have taken access and achieved 20' of frontage on the cul-de-sac more directly, but the developer was able to achieve 20' of frontage using L-shaped and horseshoe-shaped “flag lots,” which would have created highly unusual lot shapes inconsistent with the intent of the Town’s SALDO. The Commission ultimately agreed that allowing the lots to be subdivided directly onto the 20' wide access drive would be a better result than what was allowed by the code as currently written and has recommended approval. In this case, it is also reasonable to allow the access drive to connect to the Walnut Court cul-de-sac even though it is privately owned, rather than a public road, because Phase 1 of Walnut Court was originally reviewed and approved under the old subdivision design requirements which allowed for private roads if they were designed to Town road standards. Walnut Court meets this standard.

Public Recreation/Open Space (PROS) fee-in-lieu request

The applicant has withdrawn this request, and has included the appropriate green space

Final considerations

If Town Council approves this plan, the following contingencies will be included:

- A development agreement must be executed with the Town.
- The developer must execute a stormwater facilities operations & maintenance agreement with the Town and pay the required financial guarantee as calculated by the Town Engineer.
- If any encroachments into existing streams and/or floodways are considered, they must be permitted per DEP Chapter 105 requirements and a copy of the permit must be provided to the Town once issued.
- Service availability letters from utility providers must be submitted to the Town.
- The plan must be submitted to MTSA for review and approval. Proof of approval must be provided to the Town. MTSA may require a Planning Module.
- The plan must be reviewed and approved by West View Water Authority.
- An amended NPDES permit will be required for the project. Copies of all letters of approval and permits must be provided to the Town upon receipt.
- A cost estimate for the proposed improvements must be submitted for review prior to final plan approval for bonding purposes.
- Any other remaining comments of the Town Engineer's review letter dated February 17, 2025, March 20, 2025, and any subsequently issued review letters, must be satisfied.



THE GATEWAY ENGINEERS, INC.

100 MCMORRIS ROAD
PITTSBURGH, PA 15205-9401
412.921.4030 PHONE
855.634.9284 TOLL-FREE
412.921.9960 FAX

GatewayEngineers.com

C-35496-2025

March 18, 2025

Town of McCandless
9955 Grubbs Road
Wexford, PA 15090

Att: John Schwend, Manager

Re: Recommendation for Award –2025 Pavement Maintenance Program

Dear John,

Bids were received and opened on March 13, 2025, for the Town of McCandless Resurfacing Program.

The summary of the bids is as follows:

Bidder	Base Bid Amount	Alternate Bid – Forta Fiber	Total of Base and Alternate Bid
Youngblood Paving	\$1,369,635.63	\$86,276.30	\$1,455,911.93
Shields Asphalt Paving	\$1,415,460.08	\$90,484.90	\$1,505,944.98
A Liberoni	\$1,607,110.82	\$58,920.40	\$1,666,031.22
Mele & Mele and Sons, Inc.	\$1,630,461.75	\$105,215.00	\$1,735,676.75
Folino Construction	\$1,815,083.79	\$166,239.70	\$1,981,323.49

This low bid has been reviewed and found to be accurate. Our opinion of cost was \$1,516,875.62.

As municipal engineers, we have extensive experience with Youngblood Paving and find them capable of performing the work as bid.

It would be our recommendation based upon available funds to award the the Base Bid and the Alternate Bid with the Forta Fiber in the amount of \$1,455,911.93 to Youngblood Paving, Inc.

The summary of the bids with the unit prices is enclosed.

A FULL SERVICE CIVIL ENGINEERING FIRM

MUNICIPAL ENGINEERING • LAND DEVELOPMENT • SURVEYING • GIS MAPPING
LANDSCAPE ARCHITECTURE • STRUCTURAL ENGINEERING • TRAFFIC ENGINEERING
ENVIRONMENTAL / ECOLOGICAL • GEOTECHNICAL • INSPECTION / MATERIAL TESTING

MISSION STATEMENT

TO HELP OUR CLIENTS REACH A HIGHER
LEVEL OF SUCCESS THROUGH KNOWLEDGE,
EXPERIENCE AND RESPONSIVENESS.

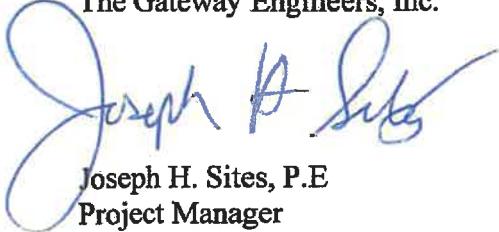


gatewayengineers.com

Page 2 of 2
March 18, 2025

If you have any questions, please contact us.

Sincerely,
The Gateway Engineers, Inc.



Joseph H. Sites, P.E.
Project Manager



Daniel S. Deiseroth, P.E.
Township Engineer

Enclosure

cc: Brad Iannuzzi, Director of Public Works
Kelley R. Harrington, EIT, Gateway Engineers, Inc.

G:\Projects\35000 McCandless\35496 Pavement Inspection\2025 Paving Program\Docs\Correspondence\Client\Recommendation for Award\Recommendation for Award Town of McCandless 2025 Resurfacing Program.doc

RECORD OF BIDS
CONTRACT A 2025 Road Resurfacing Program
Town of McCandless

Bid Opening Date: March 13 2025
Bid Opening Time: 10:00 A.M.

Certified As A Correct Copy of All Bids Received

By: 

CONTRACT A - 2025 Road Resurfacing Program
C-35496-2025

				Youngblood Paving 2516 State Route 18 Wampum, PA 16157 10% Bid Bond		Shields Asphalt Paving P.O. Box 672 Valencia, PA 16059 10% Bid Bond		A Liberoni 459 Davidson Road Plum, PA 15239 10% Bid Bond		Mele & Mele and Sons, Inc. One Main Place Braddock, PA 15104 10% Bid Bond		Folino Construction 109 Dark Hollow Road Oakmont, Pa 15139 10% Bid Bond	
ITEM NO.	DESCRIPTION	UNIT	QTY.	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL
1	2" +/- Milling, complete in place	SY	105,215	\$ 1.34	\$ 140,986.10	\$ 1.60	\$ 168,344.00	\$ 1.67	\$ 175,709.05	\$ 2.05	\$ 215,690.75	\$ 2.76	\$ 280,393.40
2	Base Repair and Roadway Widening, complete in place	SY	1,580	\$ 33.00	\$ 52,140.00	\$ 28.00	\$ 44,240.00	\$ 38.78	\$ 61,272.40	\$ 42.00	\$ 66,360.00	\$ 65.61	\$ 103,663.80
3	2" 9.5mm Superpave Fine Graded Wearing Surface PG-64-22, 0.0 – 0.3 Million ESAL's. SLR "E" complete in place	SY	90,715	\$ 10.30	\$ 934,364.50	\$ 10.40	\$ 943,436.00	\$ 12.09	\$ 1,096,744.35	\$ 11.00	\$ 997,865.00	\$ 12.48	\$ 1,132,123.20
4	2" 9.5mm Superpave Fine Graded Wearing Surface PG-64-22, 0.3 to 3.0 Million ESAL's. SLR "E" complete in place	SY	14,500	\$ 10.30	\$ 149,350.00	\$ 11.35	\$ 164,575.00	\$ 11.77	\$ 170,665.00	\$ 11.00	\$ 159,500.00	\$ 11.79	\$ 170,955.00
5	4" Single White Line Painted, complete in place	L.F.	11,474	\$ 0.42	\$ 4,819.08	\$ 0.45	\$ 5,163.30	\$ 0.46	\$ 5,278.04	\$ 0.50	\$ 5,737.00	\$ 0.50	\$ 5,737.00
6	4" Double Solid Yellow Line Stripe Painted, complete in place	L.F.	5,237	\$ 0.85	\$ 4,451.45	\$ 0.94	\$ 4,922.78	\$ 0.94	\$ 4,922.78	\$ 1.00	\$ 5,237.00	\$ 1.01	\$ 5,289.37
7	4" Double Dashed Yellow Line Stripe Painted, complete in place	L.F.	350	\$ 0.85	\$ 297.50	\$ 0.94	\$ 329.00	\$ 0.94	\$ 329.00	\$ 1.00	\$ 350.00	\$ 1.01	\$ 353.50
8	4" Single White Line Thermoplastic, complete in place	L.F.	7,100	\$ 1.54	\$ 10,934.00	\$ 1.70	\$ 12,070.00	\$ 1.69	\$ 11,999.00	\$ 1.55	\$ 11,005.00	\$ 1.84	\$ 13,064.00
9	4" Double Yellow Line Thermoplastic, complete in place	L.F.	3,500	\$ 3.29	\$ 11,515.00	\$ 3.60	\$ 12,600.00	\$ 3.62	\$ 12,670.00	\$ 3.50	\$ 12,250.00	\$ 3.93	\$ 13,755.00
10	Straight White Arrow Thermoplastic, complete in place	Each	2	\$ 250.00	\$ 500.00	\$ 275.00	\$ 550.00	\$ 275.00	\$ 550.00	\$ 255.00	\$ 510.00	\$ 298.34	\$ 596.68
11	Left White Arrow Thermoplastic, complete in place	Each	8	\$ 250.00	\$ 2,000.00	\$ 275.00	\$ 2,200.00	\$ 275.00	\$ 2,200.00	\$ 255.00	\$ 2,040.00	\$ 298.34	\$ 2,386.72
12	Right White Arrow Thermoplastic, complete in place	Each	2	\$ 250.00	\$ 500.00	\$ 275.00	\$ 550.00	\$ 275.00	\$ 550.00	\$ 255.00	\$ 510.00	\$ 298.34	\$ 596.68
13	"Only" White Word Thermoplastic, complete in place	Each	8	\$ 300.00	\$ 2,400.00	\$ 330.00	\$ 2,640.00	\$ 330.00	\$ 2,640.00	\$ 305.00	\$ 2,440.00	\$ 358.01	\$ 2,864.08
14	24" Wide Yellow Gore Hatch Lines Thermoplastic, complete in place	Each	220	\$ 18.00	\$ 3,960.00	\$ 20.00	\$ 4,400.00	\$ 19.80	\$ 4,356.00	\$ 18.50	\$ 4,070.00	\$ 21.48	\$ 4,725.60
15	24" White Stop Bar Thermoplastic, complete in place	Each	58	\$ 18.00	\$ 1,044.00	\$ 20.00	\$ 1,160.00	\$ 19.80	\$ 1,148.40	\$ 18.50	\$ 1,073.00	\$ 21.48	\$ 1,245.84
16	8' x 2' Piano Key Thermoplastic Crosswalk, complete in place	Each	104	\$ 18.00	\$ 1,872.00	\$ 20.00	\$ 2,080.00	\$ 19.80	\$ 2,059.20	\$ 18.50	\$ 1,924.00	\$ 21.48	\$ 2,233.92

RECORD OF BIDS
CONTRACT A 2025 Road Resurfacing Program
Town of McCandless

Bid Opening Date: March 13 2025
Bid Opening Time: 10:00 A.M.

Certified As A Correct Copy of All Bids Received
By: *Joseph H. Srite*

CONTRACT A - 2025 Road Resurfacing Program
C-35496-2025

			Youngblood Paving 2516 State Route 18 Wampum, PA 16157 10% Bid Bond	Shields Asphalt Paving P.O. Box 672 Valencia, PA 16069 10% Bid Bond	A Liberoni 459 Davidson Road Plum, PA 15239 10% Bid Bond	Male & Male and Sons, Inc. One Mole Place Braddock, PA 15104 10% Bid Bond	Felino Construction 108 Dark Hollow Road Oakmont, Pa 15139 10% Bid Bond
17	Site Preparation, Traffic Control and Restoration						
A	Aldenford Drive from E. Arcadia Drive to Whitley Drive, complete in place	Each	1 \$ 923.00 \$ 923.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
B	Aldergrove Drive from Carriage Hill Road to Dolphin Drive, complete in place	Each	1 \$ 823.00 \$ 823.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
C	Amaryllis Drive from Glenellen Drive to Aldenford Drive, complete in place	Each	1 \$ 755.00 \$ 755.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
D	Braewick Drive from Covington Place to Cul-De-Sac, complete in place	Each	1 \$ 804.00 \$ 804.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,000.00 \$ 4,000.00 \$ 1,500.00 \$ 1,500.00				
E	Buckingham Drive from Covington Place to Dead End, complete in place	Each	1 \$ 641.00 \$ 641.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
F	Canterbury Drive from Covington Place to 9696 Canterbury Drive (Dead End), complete in place	Each	1 \$ 572.00 \$ 572.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
G	Canterwood Lane from Grubbs Road to Cul-de-Sac, complete in place	Each	1 \$ 831.00 \$ 831.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,000.00 \$ 4,000.00 \$ 1,500.00 \$ 1,500.00				
H	Coach Court from Red Coach Road to Cul-De-Sac, complete in place	Each	1 \$ 489.00 \$ 489.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,000.00 \$ 4,000.00 \$ 1,500.00 \$ 1,500.00				
I	Covington Place from Center Oak Drive to Old Kumar Read, complete in place	Each	1 \$ 1,690.00 \$ 1,690.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
J	Crest Road from Reichold Road to Westvue Road, complete in place	Each	1 \$ 655.00 \$ 655.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
K	Duncan Avenue West from McKnight Road to Terminus(Night Work), complete in place	Each	1 \$ 12,461.00 \$ 12,461.00 \$ 1,540.00 \$ 1,540.00 \$ 9,733.92 \$ 9,733.92 \$ 12,250.00 \$ 12,250.00 \$ 21,600.00 \$ 21,600.00				
L	Glenellen Drive from E. Arcadia Drive to 9150 Glenellen Drive (Dead End), complete in place	Each	1 \$ 1,097.00 \$ 1,097.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
M	Heather Place from Lancelot Drive to Plateau Drive, complete in place	Each	1 \$ 481.00 \$ 481.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
N	Hubbard Road from Sample Road to Duncan Avenue (Line Striping Only), complete in place	Each	1 \$ 1,000.00 \$ 1,000.00 \$ 1,540.00 \$ 1,540.00 \$ 2,453.92 \$ 2,453.92 \$ 5,500.00 \$ 5,500.00 \$ 1,500.00 \$ 1,500.00				
O	Lancelot Drive from Cumberland Road to End of Road, complete in place	Each	1 \$ 1,202.00 \$ 1,202.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
P	Landau Court from Landau Drive to Cul-De-Sac, complete in place	Each	1 \$ 379.00 \$ 379.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,000.00 \$ 4,000.00 \$ 1,500.00 \$ 1,500.00				
Q	Landau Drive from Reichold Road to Westvue Road, complete in place	Each	1 \$ 764.00 \$ 764.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				
R	Linden Road from Richard Road to Amber Court, complete in place	Each	1 \$ 2,097.00 \$ 2,097.00 \$ 1,540.00 \$ 1,540.00 \$ 2,453.92 \$ 2,453.92 \$ 5,500.00 \$ 5,500.00 \$ 1,500.00 \$ 1,500.00				
S	Plateau Drive from Rosaline Road to Cumberland Road including extension, complete in place	Each	1 \$ 1,211.00 \$ 1,211.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,500.00 \$ 4,500.00 \$ 1,500.00 \$ 1,500.00				
T	Red Coach Road from Thompson Run Road to Cul-De-Sac, complete in place	Each	1 \$ 4,172.00 \$ 4,172.00 \$ 1,540.00 \$ 1,540.00 \$ 2,453.92 \$ 2,453.92 \$ 5,000.00 \$ 5,000.00 \$ 1,500.00 \$ 1,500.00				
U	Rosalind Road from Lancelot Drive to Aldenford Drive, complete in place	Each	1 \$ 1,608.00 \$ 1,608.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				
V	Shady Oak Circle from Shady Oak Drive to Cul-De-Sec, complete in place	Each	1 \$ 1,399.00 \$ 1,399.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				
W	Shady Oak Drive from Peebles Road to Shady Oak Circle, complete in place	Each	1 \$ 1,188.00 \$ 1,188.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				
X	Springfield Drive from Shady Oak Drive to Cul-De-Sac, complete in place	Each	1 \$ 1,706.00 \$ 1,706.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				
Y	Stage Court from Stage Drive to Cul-De-Sac complete in place	Each	1 \$ 305.00 \$ 305.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				
Z	Stage Drive from Post Road to Guyton Road complete in place	Each	1 \$ 1,029.00 \$ 1,029.00 \$ 1,540.00 \$ 1,540.00 \$ 1,333.92 \$ 1,333.92 \$ 4,350.00 \$ 4,350.00 \$ 1,500.00 \$ 1,500.00				

RECORD OF BIDS
CONTRACT A 2025 Road Resurfacing Program
Town of McCandless

Bid Opening Date: March 13 2025
Bid Opening Time: 10:00 A.M.

Certified As A Correct Copy of All Bids Received

By:



CONTRACT A - 2025 Road Resurfacing Program
C-35496-2025

			Youngblood Paving 2519 State Route 18 Wampum, PA 16157 10% Bid Bond		Shields Asphalt Paving P.O. Box 672 Valencia, PA 16059 10% Bid Bond		A Liberoni 459 Davidson Road Pittsburgh, PA 15239 10% Bid Bond		Mele & Mele and Sons, Inc. One Mele Place Braddock, PA 15104 10% Bid Bond		Folino Construction 109 Dark Hollow Road Oakmont, Pa 15139 10% Bid Bond			
AA	Sunset Road from W. Ingomar Road to Old Perry Highway, complete in place	Each	1	\$ 4,697.00	\$ 4,697.00	\$ 1,540.00	\$ 1,540.00	\$ 2,453.92	\$ 2,453.92	\$ 5,500.00	\$ 5,500.00	\$ 1,500.00	\$ 1,500.00	
AB	Viewcrest Drive from Springfield Drive to Cul-De-Sac, complete in place	Each	1	\$ 715.00	\$ 715.00	\$ 1,540.00	\$ 1,540.00	\$ 1,333.92	\$ 1,333.92	\$ 4,350.00	\$ 4,350.00	\$ 1,500.00	\$ 1,500.00	
AC	Weller Drive from Linden Road to Perry Highway, complete in place	Each	1	\$ 2,256.00	\$ 2,256.00	\$ 1,540.00	\$ 1,540.00	\$ 2,453.92	\$ 2,453.92	\$ 5,500.00	\$ 5,500.00	\$ 1,500.00	\$ 1,500.00	
AD	Westvue Road from Landau Drive to Crest Road, complete in place	Each	1	\$ 550.00	\$ 550.00	\$ 1,540.00	\$ 1,540.00	\$ 1,333.92	\$ 1,333.92	\$ 4,350.00	\$ 4,350.00	\$ 1,500.00	\$ 1,500.00	
Total Traffic Control (Total of Lines 17A-17AD)				\$ 48,500.00		\$ 46,200.00		\$ 54,017.60		\$ 143,900.00		\$ 65,100.00		
Total of Base Bid Prices				\$ 1,369,635.63		\$ 1,415,460.08		\$ 1,607,110.82		\$ 1,630,461.75		\$ 1,815,083.79		
Alternate Bid - Additional Cost per Square Yard to add Forta Fiber to 2" 9.5mm Fine Graded Superpave Wearing Surface, complete in place			S.Y.	105215	\$ 0.82	\$ 86,276.30	\$ 0.86	\$ 90,484.90	\$ 0.56	\$ 58,920.40	\$ 1.00	\$ 105,215.00	\$ 1.58	\$ 166,239.70
Total of Base Bid Prices				\$ 1,455,911.93		\$ 1,505,944.98		\$ 1,666,031.22		\$ 1,735,676.75		\$ 1,981,323.49		

1. 1.Aldenford Drive from E. Arcadia Drive to Whitley Drive.
2. Aldergrove Drive from Carriage Hill Road to Dolphin Drive.
3. Amaryllis Drive from Glenellen Drive to Aldenford Drive.
4. Braewick Drive from Covington Place to Cul-De-Sac.
5. Buckingham Drive from Covington Place to Dead End.
6. Canterbury Drive from Covington Place to 9696 Canterbury Drive
7. Canterbury Lane from Grubbs Road to Cul-de-Sac
8. Coach Court from Red Coach Road to Cul-De-Sac
9. Covington Place from Center Oak Drive to Old Kumer Road
10. Crest Road from Reichold Road to Westvue Road
11. Duncan Avenue West from McKnight Road to Terminus
12. Glenellen Drive from E. Arcadia Drive to 9150 Glenellen Drive
13. Heather Place from Lancelot Drive to Plateau Drive
14. Hubbard Road from Sample Road to Duncan Avenue
15. Lancelot Drive from Cumberland Road to End of Road
16. Landau Court from Landau Drive to Cul-De-Sac
17. Landau Drive from Reichold Road to Westvue Road
18. Linden Road from Richard Road to Amber Court
19. Plateau Drive from Rosaline Road to Cumberland Road including extension
20. Red Coach Road from Thompson Run Road to Cul-De-Sac
21. Rosalind Road from Lancelot Drive to Aldenford Drive
22. Shady Oak Circle from Shady Oak Drive to Cul-De-Sac
23. Shady Oak Drive from Peebles Road to Shady Oak Circle
24. Springfield Drive from Shady Oak Drive to Cul-De-Sac
25. Stage Court from Stage Drive to Cul-De-Sac
26. Stage Drive from Post Road to Guyton Road
27. Sunset Road from W. Ingomar Road to Old Perry Highway
28. Viewcrest Drive from Springfield Drive to Cul-De-Sac
29. Weller Drive from Linden Road to Perry Highway
30. Westvue Road from Landau Drive to Crest Road



January 23, 2025

C-35608-0015

Town of McCandless
9955 Grubbs Road
Wexford, PA 15090

Attn: Rachel Susko, Planning Administrator, Town of McCandless

Re: Blazier Drive Subdivision Plan No. 5
Amendment No. 2 for Lot 2

Dear RJ,

We have reviewed the above referenced subdivision plan of Lot 2 along Hopkins Street in the M-U Urban Zoning District. The plan proposes to mortgage subdivide, per Ordinance Section 1103.210.B.3, Lot 2 (0.3874 acres) into 6 units along the as-built party walls of the townhouse. The units are Unit 23 (0.0803 acres), Unit 24 (0.0569 acres), Unit 25 (0.0570 acres), Unit 26 (0.0571 acres), Unit 27 (0.0572 acres), and Unit 28 (0.0790 acres) for the townhome units.

The plan revised January 22, 2025, prepared by Sperdute Land Surveying, meets the technical requirements of the Town of McCandless Subdivision and Land Development Ordinance and Zoning Ordinance and is order for Planning Commission's consideration.

The plan has been reviewed for conformance to the Town of McCandless Subdivision and Land Development Ordinance and Zoning Ordinance. The review is based on surveys and a plan prepared by others and assumes this information is correct and valid as submitted. If you should have any questions, please call.

Sincerely,
THE GATEWAY ENGINEERS, INC.

Daniel S. Deiseroth, P.E.
Town Engineer

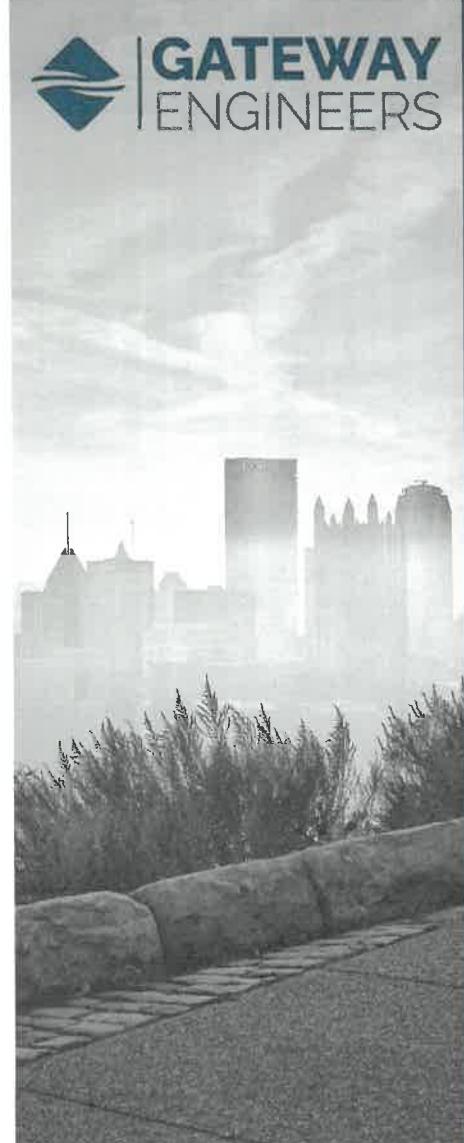
Kelley R. Harrington
 Kelley R. Harrington, E.I.T.
Project Manager

cc: John Schwend, Town Manager, Town of McCandless
Lucas Holden, Land Use Administrative Assistant, Town of McCandless
Brad Iannuzzi, Superintendent of Public Works, Town of McCandless
Stephen Korbel, Town Solicitor, Town of McCandless
Jimmy Sperdute, Sperdute Land Surveying
D.R. Horton, Inc. – New Jersery, 1603 Carmody Ct., Suite 300, Sewickley, PA 15143

G:\Projects\35000 McCandless\35608 McCandless Square\0015 Amend 2 Lot 2\review 2.docx

FULL-SERVICE CIVIL ENGINEERING

ASSET MANAGEMENT • ENVIRONMENTAL • GEOTECHNICAL
LAND DEVELOPMENT • MUNICIPAL • STRUCTURAL • SURVEYING • TRANSPORTATION

A black and white photograph of a city skyline at sunset, with a bridge and trees in the foreground. The image is faded and serves as a background for the title.

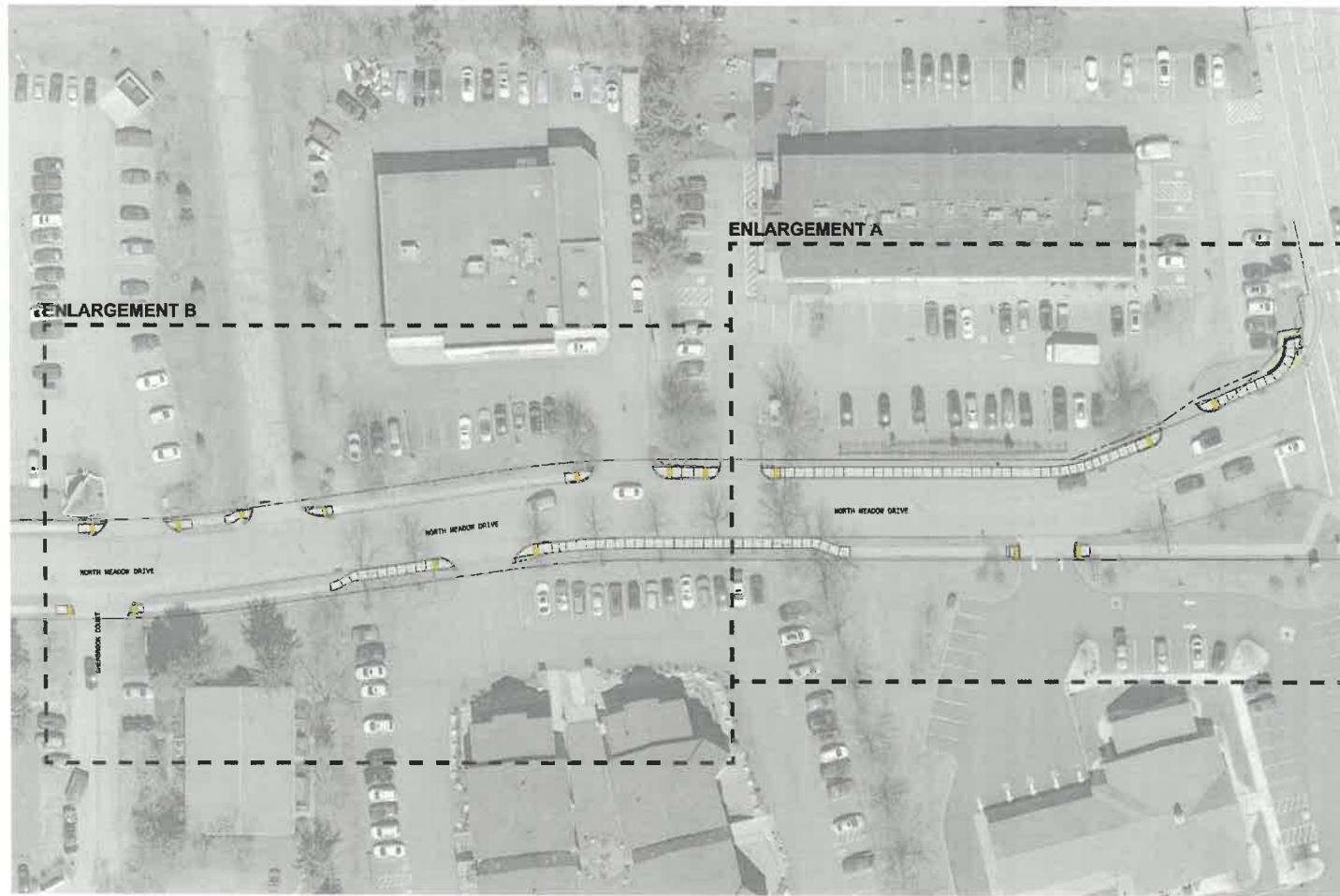
NORTH MEADOW DRIVE SIDEWALK PROJECT

MARCH 24, 2025
TOWN OF MCCANDLESS COUNCIL MEETING

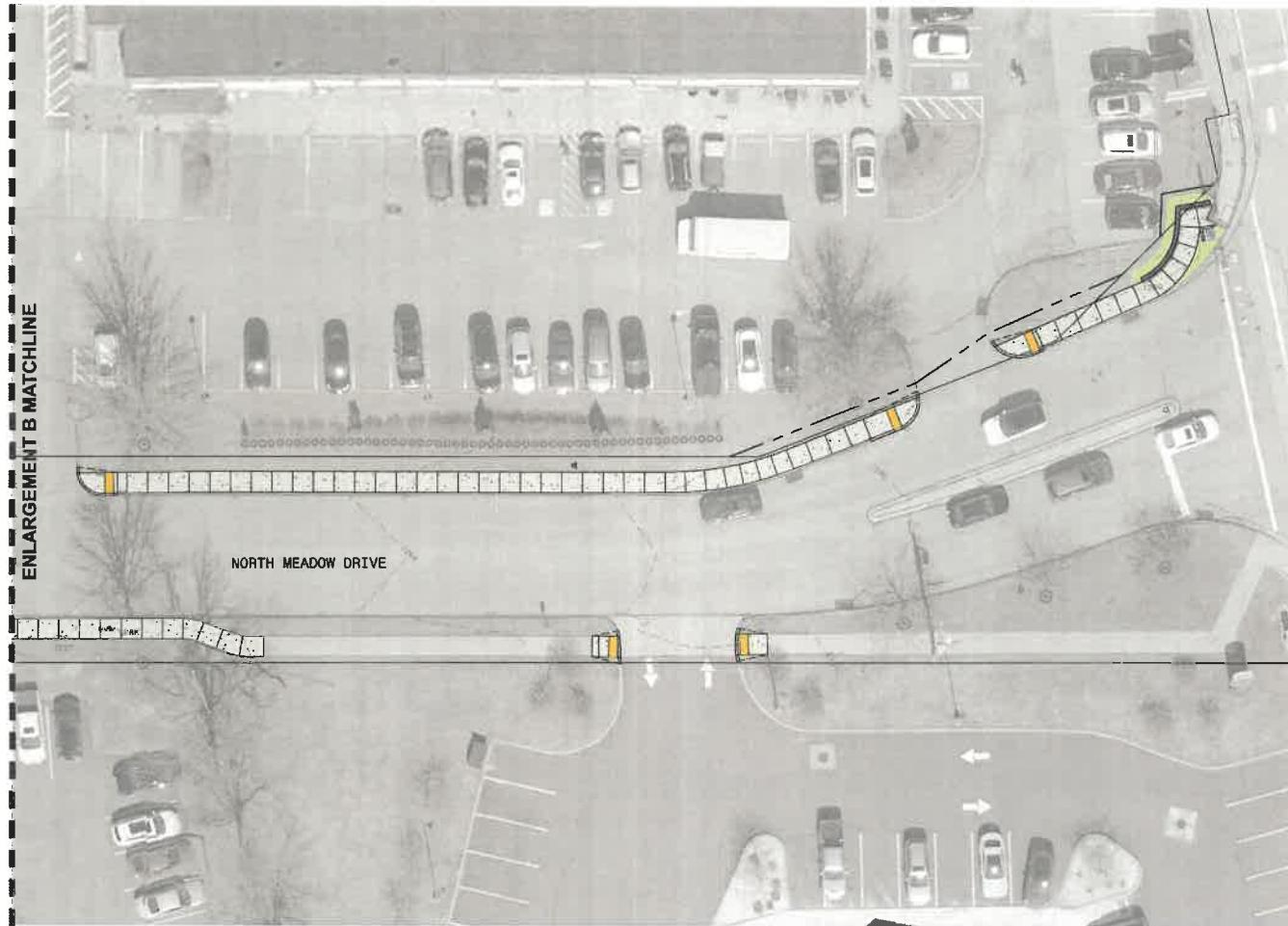
EXISTING CONDITIONS



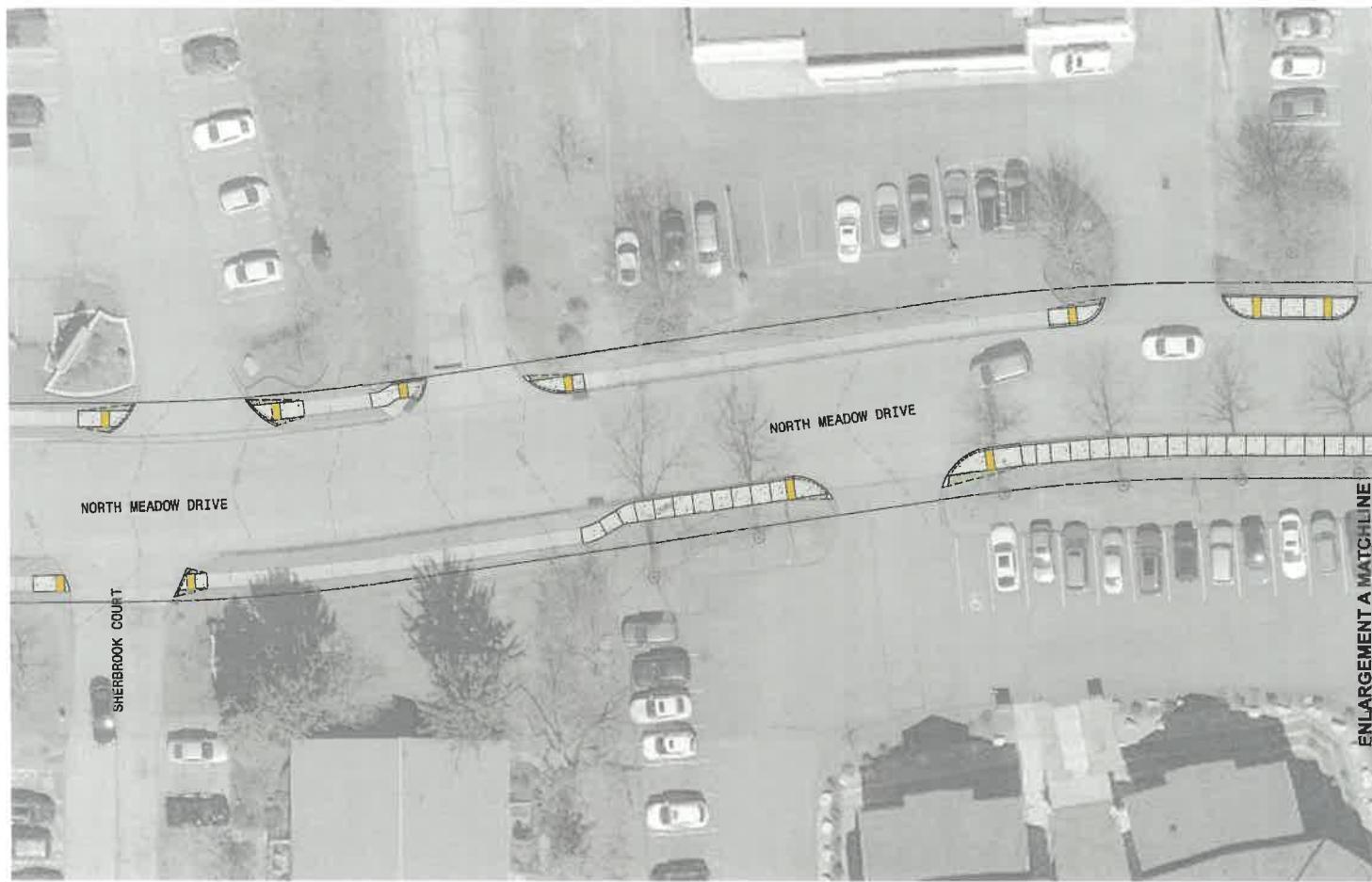
PROPOSED PLAN



PROPOSED PLAN



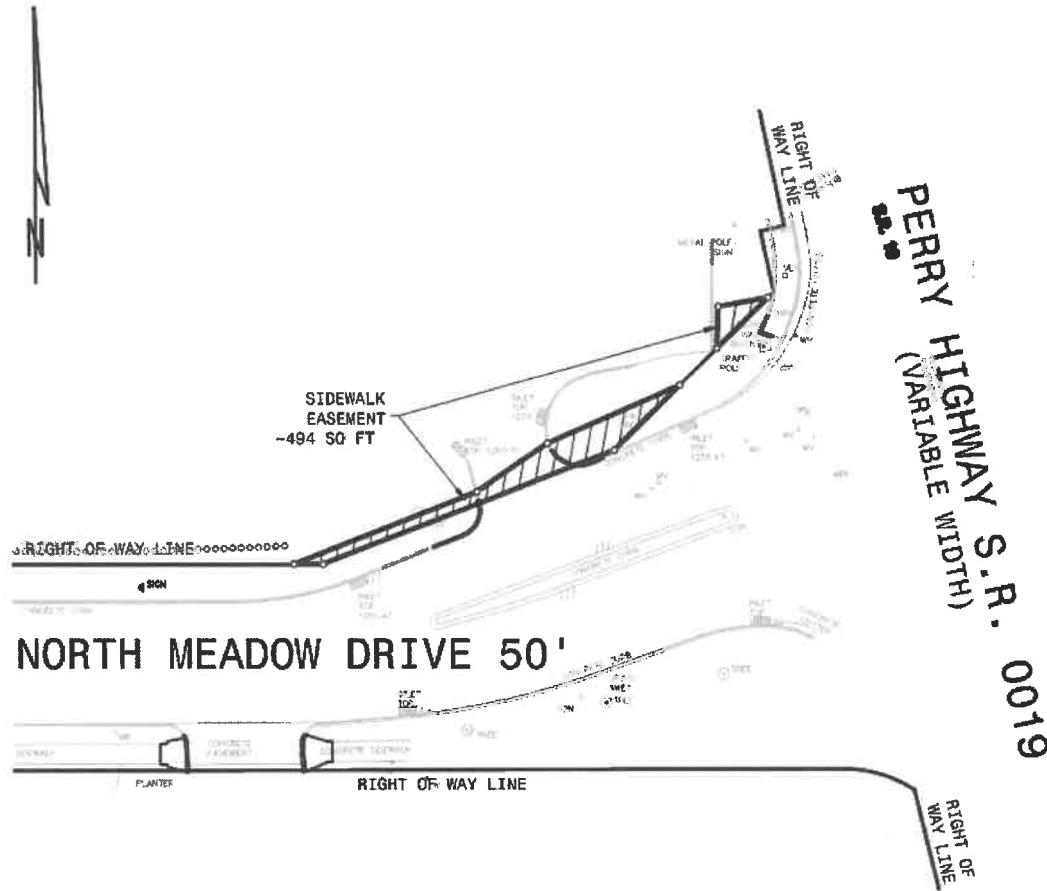
PROPOSED PLAN



PROPOSED PLAN



REQUIRED EASEMENT



NEXT STEPS...

- APPROVE SIDEWALK DESIGN
- EXECUTE EASEMENT AGREEMENT
- ESTABLISH BID SCHEDULE
- CONSTRUCTION → SUMMER 2025

MULTIMODAL TRANSPORTATION FUND (MTF)
GRANT AMOUNT \$142,418