



TALK OF THE TOWN

TOWNSHIP OF McCANDLESS

MUNICIPAL REPORT

OCTOBER • 1955

**TOWNSHIP OF McCANDLESS
BOARD OF COMMISSIONERS**

— 1955 —

| | |
|---------------------|---|
| FIRST WARD | WALTER A. LAUTERBACH 243 CRESTMONT RD., PITTSBURGH 37 |
| SECOND WARD | J. HAROLD POMEROY EAST ROAD, INGOMAR |
| THIRD WARD | MRS. M. CARROLL SWEENEY 635 INGOMAR ROAD, INGOMAR |
| FOURTH WARD | JOHN W. SOARS 130 WEST SANDLE AVE., PITTSBURGH 37 |
| FIFTH WARD | DAVID H. SULLIVAN 395 LOCHINVAR DRIVE, PITTSBURGH 37 |
| SIXTH WARD | JAMES W. MARSHALL, JR. 35 MEADOW ROAD, ALLISON PARK |
| SEVENTH WARD | H. HARPER HUSTON 1827 FERGUSON RD., ALLISON PARK |

MONTHLY COMMISSIONERS' MEETING

SECOND FRIDAY OF EACH MONTH, ESPE SCHOOL, 8 P.M.

TOWNSHIP OFFICE — POLICE HEADQUARTERS
WAGE TAX OFFICE — HEALTH DEPARTMENT

**OLD PEEBLES SCHOOL BUILDING
1390 DUNCAN AVENUE
ALLISON PARK, PA.**

FOREST 4-6440

FOREST 4-5944

**TOWNSHIP OF McCANDLESS
ALLEGHENY COUNTY, PENNSYLVANIA**

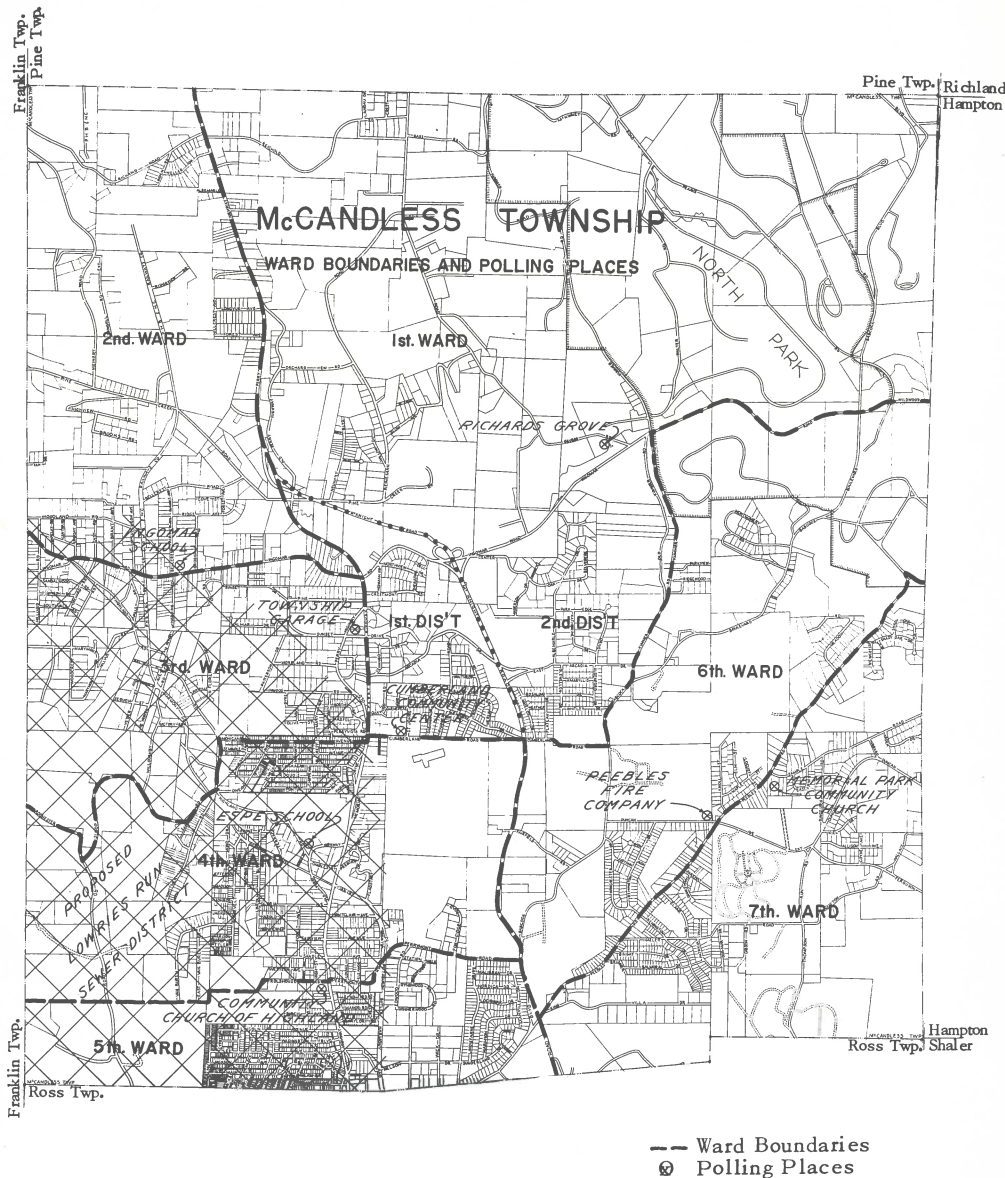
ANNUAL REPORT

Approximately 3,800 homes in McCandless Township will receive copies of this second annual township report. Our aims are to keep the contents brief enough to make you willing to read them and interesting and informative enough to make you glad you did.

Because of space limitations, much of the general information contained in our report of last year has not been repeated herein. If you did not receive a copy of the 1954 report, the township secretary will mail one to you upon request.

If we omit or fail to make clear something you would like to know more about, feel free to ask questions of any of the officials listed herein or attend a monthly township meeting soon.

THE BOARD OF COMMISSIONERS



A TOWNSHIP OF THE FIRST CLASS ALLEGHENY COUNTY, PENNSYLVANIA

POPULATION

1950 U.S. CENSUS - 6,488
1955 SCHOOL CENSUS - 10,762

AREA
17.2 SQUARE MILES
ASSESSED VALUATION
\$20,260,762

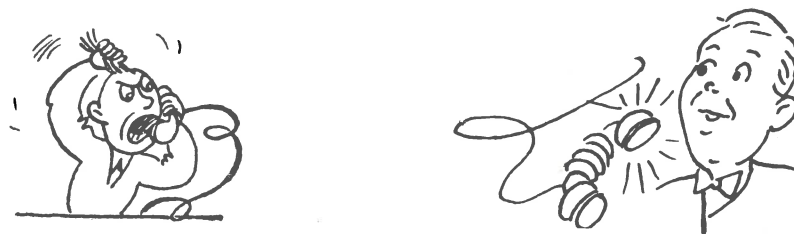
ADMINISTRATION

McCandless is a First Class Township with a governing body consisting of seven commissioners, one from each of the seven wards into which the township is divided. In November of this year, the First, Third, Fifth and Seventh Wards will elect commissioners who will serve until the end of 1959. The Second, Fourth, and Sixth Wards will elect commissioners in November, 1957.

James W. Marshall, Jr., commissioner from the Sixth Ward, was appointed in June, 1955 to replace Harry W. Soul who has moved out of McCandless Township.

In 1954, an ordinance was enacted establishing the position of Township Manager and defining his duties and responsibilities. The manager is a full time administrative employee, appointed by the Board of Commissioners. He handles all complaints except those requiring police action; plans and supervises all road maintenance work within the framework of policy set by the Board; is responsible for the enforcement of sub-division regulations, zoning, building and plumbing codes; hires administrative and road personnel with Board approval.

If you have a complaint, or other business to transact with the township, therefore, the man to call is Manager S. V. Erdelyi, phone number Forest 4-5944, between the hours of 9 a.m. to 5 p.m., Monday through Friday. In many instances, a letter serves to put your case on official record more effectively.



TOWNSHIP BUILDINGS

The old Municipal Building at 9512 Old Perry Highway, now used as a garage and headquarters for the Road Department and as a polling place for the Third Ward, has been repaired and painted this year and toilet facilities installed at a total cost of \$1,262.45.

Lease on the Township Office in the Jackson Building was due to expire May 1, 1956 and notification was received from the owners several months ago that the lease would not be renewed. Temporary office and Police Headquarters have been established in the OLD PEEBLES SCHOOL BUILDING on Duncan Avenue and Peebles Road; effective November 1. The McCandless School Board is offering this property for sale but has granted the township the use of the premises rent free until such time as a buyer may be found.

Several sites are under consideration for a new municipal building which will adequately accommodate all departments and provide space for equipment and materials storage. From the proceeds of the Wage Tax in 1954, \$32,000 was budgeted toward the cost of a Municipal Building and that amount is currently held in a Capital Reserve Fund earmarked for that purpose.

FINANCE AND TAXATION

Real estate tax rate in McCandless is 5 mills, or \$.005 on each \$1,000 of assessed valuation. Average rate for municipalities in Allegheny County is 11 mills, according to Pittsburgh Real Estate Board figures, so that our tax rate this year is less than one half the average rate for the county. Allegheny County assessor's office has full authority in the matter of setting the assessed valuation of each individual property.

McCandless Township does not levy a per capita tax, occupation tax, real estate transfer tax, nor in fact any other Act 481 tax except the Wage Tax. The township Wage Tax rate was reduced to one half of one percent, effective January 1, 1955. However, the McCandless School District also levied one half of one percent effective that date so the total levy for this year remained at one percent.

On January 1, 1956, the School Board has provided for a decrease of its Wage Tax levy to one quarter of one percent and it is the intent of the present Township Commissioners that the township rate will also be reduced to one quarter of one percent on that date which is the beginning of the township's fiscal year. Total levy on income earned in 1956 will then be 1/2%.

No money whatever has been borrowed by the Commissioners this year and the township funds remain free of any debt encumbrance. The balance of \$120,000 outstanding in the Water Bond issue is being retired by proceeds from assessments for water districts installed.

H. L. Stokey, Jr., is treasurer and tax collector and all questions regarding REAL ESTATE taxes for McCandless Township and School District should be directed to him at his office at 8500 Perry Highway, Pittsburgh 37, phone Forest 4-6276.

Mr. Karl Sattler, agent for the Don Wilkinson Collection Agency, is on duty at the Township Office from 9 a.m. to 5 p.m., Monday through Friday, and is available for consultation on all questions and problems regarding the WAGE TAX for both township and school district. For 3 days prior to the close of each quarterly collection period, Mr. Sattler remains in his office until 9 p.m..

PLANNING AND ZONING

Jennings F. Stright, professional planning consultant, is working on the FINAL PHASE of a Master Plan for the McCandless community. It is anticipated that this will serve as a guide and a pattern for the future orderly development of the community. It should be of great assistance in avoiding many of the pitfalls into which rapid growth plunges many suburban communities to-day.

Mr. Stright's contract with the township includes preparation of a condensed report of his findings and recommendations which can be reproduced for distribution to the general public. Revision and bringing up-to-date the Township Zoning Ordinance and Zoning Map is also being studied by the Township Planning Commission and Mr. Stright. The new Zoning Ordinance will be ready for review and Public Hearings within the next few months.

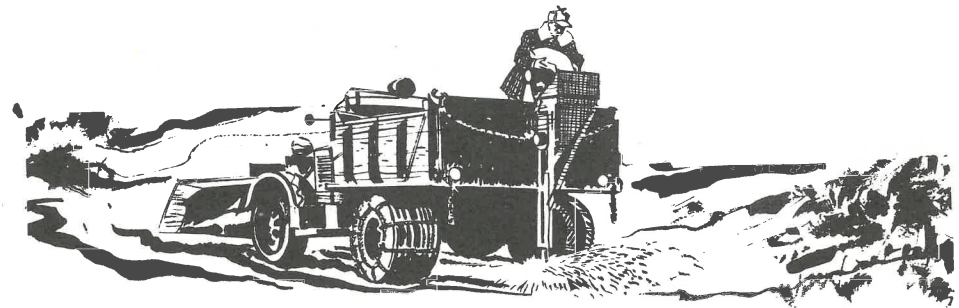
ROADS AND DRAINAGE

McCandless Township owns and is responsible for cartway maintenance, drainage control, snow removal and cinderling, on 39.2 miles of roadway. Of these, 6.6 miles, located in Longvue Acres Plans in the First, Fifth, Sixth and Seventh Wards, are asphalt paved and curbed; 2.4 miles of Old Perry Highway is concrete; and the remaining 30.1 miles have diversified base and surface conditions.

Township owned roads are divided by wards as follows:

| | | | |
|-------------|------|----------------|------|
| First Ward | 6.51 | Fifth Ward | 5.05 |
| Second Ward | 5.93 | Sixth Ward | 2.84 |
| Third Ward | 6.12 | Seventh Ward | 5.10 |
| Fourth Ward | 5.18 | Old Perry Hwy. | 2.4 |

TOTAL - 39.13 Miles



During the winter months, in addition to cinderling and snow removal, the road crew hauled slag and stored it, installed catch basins and storm sewers on some roads with major drainage problems, hauled and applied red dog as needed, and readied equipment for surface treatment work as soon as weather permitted. A new ten-ton roller and trailer for moving it were added to township equipment this year at a total cost of \$8,529.42.

Township road crew consists of one foreman, four equipment operators and truck drivers, and three laborers, all under the direct supervision of the township manager.

A total of 41,661 feet, or approximately 8 miles of township roads have received a 2 inch bituminous surface treatment this year. While differing grading and drainage problems create widely differing costs on specific roads, average cost of complete 18-foot-wide "sealcoating job" this year, including grading and drainage, was approximately \$1.22 per lineal foot.

The installation of permanent roads with adequate base, storm sewers and curbs, is recommended for built-up streets as the best solution for reducing maintenance costs and providing a good overall road program. A substantial percentage of the costs of such roads would be assessed against abutting property owners. It is the thinking of the present Board of Commissioners that such installations should be undertaken only when 51% of the property owners to be benefited petition for the work to be done. The Board would be glad to entertain such petitions early next year when the Road Budget is being prepared.

HERE'S WHERE OUR MONEY COMES FROM---

TOWNSHIP RECEIPTS IN 1954 - AUDITOR'S REPORT

| | | |
|-----------------|----------------------------|-------------|
| January 1, 1954 | Cash on Hand | |
| | General Funds | \$ 3,229.58 |
| | State Aid Funds | 230.41 |
| | Real Estate Taxes | 87,477.73 |
| | Wage Tax (1%) - 1954 | *107,000.00 |
| | Liened Assessments & Taxes | 8,112.19 |
| | Licenses & Permits | #6,249.75 |
| | Fines & Costs | 10,331.00 |
| | Refunds & Miscellaneous | 1,227.06 |
| | State Aid on Roads | 9,222.88 |
| | TOTAL ON HAND AND RECEIVED | 233,080.60 |

* \$32,000 Deposited in Capital Reserve Fund for Township Building

#Includes allocation from the State on township liquor licenses.



EXCESS OF RECEIPTS OVER EXPENDITURES IN 1954 WAS-\$52,985.37

| | |
|------------------------------|-------------|
| On Deposit December 31, 1954 | |
| General Fund Account | \$19,657.98 |
| Capital Reserve Account | 32,000.00 |
| State Road Aid Account | 1,327.39 |
| TOTAL | \$52,985.37 |

HERE'S WHERE THE MONEY GOES---

TOWNSHIP EXPENDITURES

Total Last Year Auditor's Report Total This Year to Sept. 30, 1955

GENERAL GOVERNMENT

| | | |
|----------------------------------|-------------|--------------|
| A. Administration & Office | | |
| Salaries & Fees | \$ 9,123.00 | \$ 13,177.23 |
| Office Equipment & Expense | 2,601.13 | 2,336.85 |
| Advertising & Printing | 1,953.77 | 1,054.88 |
| Legal Fees & Expense | 2,519.45 | 2,565.00 |
| Boundary Survey & Large Maps | 9,748.88 | 2,757.50 |
| Miscellaneous | 174.85 | 150.00 |
| B. Treasurer & Tax Collection | 13,644.77 | 13,056.64 |
| C. Township Building Maintenance | 1,726.83 | 2,333.39 |
| TOTAL GENERAL GOVERNMENT | 41,492.68 | 37,431.59 |

PROTECTION TO PERSONS & PROPERTY

| | | |
|----------------------------|-----------|-----------|
| Police Department | 36,541.29 | 29,823.53 |
| New Traffic Signals | 1,795.05 | 2,289.66 |
| Fire Hydrant Rental | 3,420.89 | 2,996.23 |
| Zoning & Planning | 3,795.94 | 7,784.85 |
| Back Pay-Reinstated Police | 6,241.66 | --- |
| TOTAL PROTECTION | 51,794.83 | 42,894.27 |

HEALTH & SANITATION

| | | |
|----------------|--------|--------|
| Health Officer | 425.00 | 765.00 |
|----------------|--------|--------|

HIGHWAYS

| | | |
|---------------------------------|-----------|-----------|
| Engineering Fees & Expense | 8,369.89 | 4,476.79 |
| Wages - Road Crew | 20,910.28 | 19,690.59 |
| Road Materials - Gen'l. Fund | 19,062.99 | 23,838.48 |
| Road Materials - State Fund | 8,125.90 | 4,558.16 |
| Equipment Maintenance | 5,563.44 | 6,942.71 |
| Street Name Signs | 2,262.14 | 391.57 |
| Miscellaneous | 26.80 | 26.80 |
| New Major Equipment | 4,057.22 | 8,509.42 |
| Road Construction (by contract) | | 13,601.88 |
| TOTAL HIGHWAYS | 68,351.86 | 82,036.40 |

PARKS

| | | |
|---------------------------|----------|--------|
| Maintenance & Improvement | 2,412.05 | 255.00 |
|---------------------------|----------|--------|

MISCELLANEOUS

| | | |
|-----------------------------|-----------|----------|
| Insurance & Social Security | 5,046.33 | 2,391.09 |
| Interest & Refunds | 572.48 | |
| Repayment Prior Years Loan | 10,000.00 | |

| | | |
|---------------------|-----------|----------|
| TOTAL MISCELLANEOUS | 15,618.81 | 2,391.09 |
|---------------------|-----------|----------|

| | | |
|--------------------------|--------------|--------------|
| GRAND TOTAL EXPENDITURES | \$180,095.23 | \$165,283.74 |
|--------------------------|--------------|--------------|

HEALTH AND SANITATION

New Septic Tank Regulations

A very comprehensive ordinance setting up standards and specifications for the installation of septic tanks and drainage fields was adopted in May, 1955. It applies to all new construction and must also be complied with when old installations are moved or altered.

A full time health officer and inspector is on duty to assist contractors in complying with the ordinance, to enforce its provisions, and to find wherever possible, solutions to the numerous complaints that arise where old or faulty installations create unsanitary nuisance conditions. Permits for all sanitary installations must be obtained at the Township Office and full information is obtainable there.

Sewerage Survey Complete

Mr. William J. Murdoch, sanitary engineer, did a substantial amount of preliminary work in studying sewerage problems of the Lowries Run Water Shed area of McCandless after authorization by a prior Board of Supervisors in 1952. This year he was authorized to complete this survey and provide the Board of Commissioners with detailed cost estimates of a sewerage system to serve the Lowrie's Run area.

Mr. Murdoch's survey has recently been completed and the complete report with maps, charts and recommendations is in the hands of the Board of Commissioners. It presents feasible plans for including a portion of the Girty's Run watershed and several fringe areas as well as the complete Lowrie's Run shed, in one sewerage system and includes maps and recommended solutions for eventually sewerage all watersheds in the township. Recommended alternative in the Lowrie's Run area, where the sewerage problem is now most acute, is to negotiate with the Ross Township Authority for a tie-in with their trunk sewer main.

The Ross Township Authority has contracted for the laying of a trunk sewer line in the Lowrie's Run Watercourse from a point in Ross Township to the Ohio River at Emsworth, where it will empty into the interceptor line of the Allegheny County Sanitary Authority for transmission to their proposed treatment plant.

The most practical means of financing an operation of this magnitude appears to be through the creation of a General Authority and issuance of long term bonds. While total costs of lateral lines and a proportion of the cost of trunk lines would be assessed against property owners immediately benefiting, it would be necessary for the Authority to assume in the beginning a portion of the cost of trunk lines (or sewage treatment plants). These advance costs would eventually be defrayed by assessments against future expansion and by a percentage of annual water rental collected.

Construction of a sanitary sewer system will be a costly operation but it does not appear that a start on such a project can much longer be delayed in this rapidly growing community. The Commissioners will endeavor to keep the public informed in advance of contemplated action and will welcome suggestions of names of qualified citizens who might be willing to give their time to serving on a McCandless Sanitary Authority.

PROTECTION TO PERSONS & PROPERTY

Police Department

Police Officers are on duty 24 hours a day and may be summoned in any emergency by calling Court 1-0327 and asking the city desk sergeant to relay your message to the McCandless patrol car by radio. Messages which are not of an emergency nature may be phoned to the township office during business hours. The latter includes reports of stray dog nuisance.

The police station wagon is available upon request for transportation to any Pittsburgh hospital if needed by a township resident. Police escort will also be provided for funeral processions, if notified, and officers will assist in directing traffic at the scene of any large gathering in the township, upon request. Requests for any of these services should be phoned to the township office.

An ordinance was enacted this year requiring ALL door-to-door salesmen to register with the Chief of Police and obtain Transient Vendor's permit. Ask any such salesman to show his permit and if he has none, please report to the Township.

An ordinance regulating indiscriminate and hazardous overnight parking on township roads was recently enacted also.



Building Regulations

The building code adopted in 1946 and still in force requires that a building permit be obtained by "... any person desiring to construct, reconstruct, place, or alter any buildings within the limits of McCandless Township", and further provides that the applicant shall "... furnish the building inspector a full and complete set of drawings and specifications, together with a plot plan of the same which shall remain the property of the township." Graduated fees for permits and inspection are based on construction costs and are very nominal.

Permits must also be obtained for plumbing and sanitary installations and for driveway construction where it affects township roads rights-of-way. It is advisable to consult with the township manager in the matter of any contemplated sub-division of your property, in order that you may learn in advance of any sub-division regulations affecting your proposed plans.

Civilian Defense

Civil Defense Chairman Edward Myers, of Wilson Avenue, Pittsburgh 37, has recruited 26 volunteers from all sections of the township who have been trained and sworn in as Auxiliary police. They are prepared to cope not only with possible wartime emergencies but to render assistance to firemen and police in a number of their routine duties.

WATER DISTRICTS

Water Districts contracted for this year include: a portion of Perrymont Road and all of Eleanor Street; line extending from a point on Elm Street, along Washington Boulevard to Spruce Street, along Spruce to Lee Avenue, and along Lee Avenue Extension, Maple Avenue, and Washington Boulevard Extension to dead ends; Arden Drive and a portion of Sample Road.

The West View Water Authority laid a connecting line between Perry Highway and Babcock Boulevard, along Sandle Avenue and a portion of Perrymont Road, in an effort to improve service in the McKnight Road area. Lines have been installed by developers in the Park Meadows Plans, Meadowbrook Manor and the new Longvue Acres Plans.

Assessments against completed districts are largely being paid with gratifying promptness. Money is therefore available for the installation of additional districts, whenever a substantial percentage of property owners in a given area petition the Board of Commissioners to contract for water lines to serve them. The area must be adjacent to present lines and petitioners must take into consideration all property owners who will be affected by assessments. Copies of questionnaires to be circulated may be obtained at the township office by interested groups or individuals.

LEGAL NOTICES

Legal advertising, on the whole, makes very dull reading but any citizen who really wants to keep informed as to what is going on in local government can learn a great deal by perusing it.

Among things which the State law requires to be advertised are: the annual auditor's report showing all township income and outgo each year must be published within 30 days after the audit is complete - usually around March; public hearings on all contemplated zoning changes and all legislation affecting private property rights must be advertised at least 15 days prior to action being taken; ALL ORDINANCES adopted by the township must be published in full before they are legally effective; bids must be solicited on purchases amounting to \$750 or more, to be opened in public on a specific date; water districts to be established; advance notices of 'views' and complete listings of municipal assessments; all jobs covered by Civil Service; and many more.

The Allegheny Journal, published in West View, is the legal newspaper of McCandless Township.

WHAT HAS OUR ROAD DEPARTMENT ACCOMPLISHED THIS YEAR?

HERE ARE THE ROADS THEY HAVE "SEALCOATED":

| | | |
|-----------------|--------------------|----------------------|
| Almar Drive | *Hillvista Drive | Orchard Road |
| Beech Street | Inwood Street | *Pannier Drive |
| Brant Avenue | *Kaylor Road | Ridge Avenue |
| *Cromwell Drive | Linden-Weller Dr. | Robinson Road |
| Eleanor Street | Louise Street | *Roosevelt Boulevard |
| Gloria Street | *Locust Street | Southvale Road |
| Grant Street | Main Boulevard | Van Buren Drive |
| Grosick Road | Moreland Road | *Wallace Road |
| Harmony Drive | Montclair Avenue | Winthrop Drive |
| Highview Road | Neuhardt Boulevard | Woodcrest Road |
| Hilliard Road | Oak Street | Woodland Road |

*A portion of these roads were "SEALCOATED".

AND WHAT ARE THE POLICE DOING?

| | |
|---|---------------|
| Mileage patrolled | 85,654 miles |
| Gasoline used | 6,386 gallons |
| Radio Calls Answered | 1,493 |
| Traffic Accidents | 77 |
| Traffic Violations | 158 |
| Speed Trap Arrests | 88 |
| Overload Arrests | 86 |
| Burglaries | 12 |
| Emergency Trips Hospital | 29 |
| Fines Collected | |
| Justice-of-the-peace Ray Thomas | - \$4,915.00 |
| Justice-of-the-peace H. L. Stokely, Sr. | - 715.00 |



ANY NEW BUILDING GOING ON?

BUILDING PERMITS ISSUED January through September, 1955

| TYPE | NUMBER | CONSTRUCTION VALUATION |
|--------------------------------|--------|------------------------|
| New Houses | 225 | \$2,421,926 |
| Accessory Bldgs. and additions | 75 | 122,045 |
| Commercial | 2 | 45,500 |
| Public Building | 1 | 265,000 |
| | 303 | \$2,854,471 |

LOOKS LIKE WE'RE STILL IN BUSINESS !!

— WHO'S WHO FOR 1955 —

BOARD OF TOWNSHIP COMMISSIONERS

| | |
|--------------------------------|-----------------------------|
| J. Harold Pomeroy | President |
| Walter A. Lauterbach | Vice President |
| H. Harper Huston | Health & Safety Chairman |
| | Zoning & Public Works |
| | Chairman |
| James W. Marshall, Jr. | Building Sites Chairman |
| John W. Soars | Research Chairman |
| David H. Sullivan | Road Chairman |
| Margaret L. Sweeney | Finance & Property Chairman |

ADMINISTRATIVE OFFICERS AND EMPLOYEES

| | |
|---|------------------------|
| S. Vincent Erdelyi | Manager |
| Mrs. Julia C. Stacy | Secretary |
| H. L. Stokey, Jr. | Treasurer |
| Thomas P. Geer | Solicitor |
| William J. Herbert | Engineer |
| William J. Murdoch | Sanitary Engineer |
| Jennings F. Stright | Planning Consultant |
| Harry E. Wylie | Chief of Police |
| Maurice Shapiro | Health Consultant |
| L. H. Harris | Health Officer and |
| | Building Inspector |
| J. F. Shaffer | Plumbing Inspector |
| Hosack, Specht, Muetzel, Wood | Auditors |
| Don Wilkinson Agency | Wage Tax Collector |
| Karl Sattler, Agent | |
| Edward Myers | Civil Defense Chairman |
| Rody Stevens | Road Foreman |
| H. L. Stokey, Sr. | Justice of the Peace |
| Raymond C. Thomas | Justice of the Peace |

PLANNING COMMISSION

John P. Knight, Chairman

| | |
|----------------|-----------------|
| Harry A. Falls | Eugene J. Coyne |
| Henry T. Blake | Paul L. Geer |

ZONING BOARD OF ADJUSTMENT

Eugene J. Coyne, Chairman

| | |
|-----------------|------------------|
| John J. Schuler | John M. Crawford |
|-----------------|------------------|

CIVIL SERVICE COMMISSION

Carl W. Huch, Chairman

| | |
|--------------------|----------------------|
| Charles K. Gumbert | Walter A. Lauterbach |
|--------------------|----------------------|

SURPLUS FOOD BOARD

Mrs. Bernard Sarver, Chairman

Henry A. Dodge, Secretary

| | |
|----------------------------|----------------|
| Reverend Luther A. Fackler | Bernard Sarver |
| Mrs. Henry A. Dodge | Edward A. Boyd |

HIGHLAND FIREMAN'S ASSOCIATION

| | |
|-----------------------------|--------------------|
| Robert McClellan, President | Ray Wittner, Chief |
|-----------------------------|--------------------|

INGOMAR NO. 2 VOLUNTEER FIRE COMPANY

| | |
|-----------------------------|-----------------------|
| William E. Jones, President | George Willets, Chief |
|-----------------------------|-----------------------|

PEEBLES VOLUNTEER FIRE COMPANY

| | |
|-------------------------|--------------------------|
| Paul M. Gift, President | John C. Hunsinger, Chief |
|-------------------------|--------------------------|