

Manager Committee Meeting  
TCVCOG  
January 21, 2015

In attendance: Moe Rayan, Penn Hills; Greg Bachy, Plum; Mike Thomas, Plum; Julie Bastianini, Edgewood; Tim Little, Monroeville; Craig Robinson, Churchill

Blight Busters

The next Blight Busters meeting will be on Monday January 26<sup>th</sup> at 2:00 pm at the Steel Valley COG in Homestead. John Stephen and Ted Mucellin from Federal Property Registration Corporation will be there to talk about Foreclosed Property Registries.

Land Banking

Woodland Hills School Board voted to join the land bank in the beginning of December. They are the first and only school district to officially pass their resolution to join. Right now we are waiting for Allegheny County to begin their legislative process to join the land bank. The ordinance will need to go through committee before it is voted on by County Council. The County commissioned the Center for Community Progress, a national expert in land banking, to analyze our land bank business plan. That report has been finalized and we are waiting on the County to officially release it. The report was complimentary and should be a good tool when approaching County Council.

Tim asked about the cost for a school district in joining the land bank and how that would affect the penalty and interest that is collected on delinquent taxes. Amanda explained that the portion of money that the school district will pay to the land bank is based off the face value of collected delinquent taxes. The school district would still get to collect and keep the penalty and interest. There was a discussion about what other school districts would be interested in joining the land bank and how we should approach their elected officials.

Code Enforcement

We are on track to begin our in-house Code Enforcement program in the beginning of March. We had over sixty people apply for the position. The hiring committee will be conducting interviews next Tuesday and Thursday. Moe advised that Penn Hills is also in the process of hiring a code enforcement officer and was a little concerned about the lack of applications with certifications. We have stated for the COG code enforcement officer that certifications are preferred but we would be willing to pay for education that would enable the inspector to get certifications within the first year.

Improvements to the code enforcement database were discussed and as well as the role of the administration person. The code enforcement officer would be in the field and the administrator will have the capabilities to send letters from the office. Monroeville will be discussing whether there is a vehicle for the COG to purchase at low cost from the Police Department at the upcoming council meeting.

### Utility Billing

Amanda announced that we have recently updated our utility billing services. However in order to sustain this program we will need more business. There was a conversation about how the municipalities were currently billing for their utilities. We are also able to bill for communities that are outside the TCVCOG footprint.

The managers had a discussion about their current refuse haulers and their billing rates. In Edgewood Waste Management bills the residents directly.

The managers also had a conversation about Storm Water Management fees. Some of the municipalities are interested in passing an ordinance that would allow for these fees to be collected. Plum charges \$5 per month for residential units and \$3 per month for apartments. Commercial fees are based on square footage, up to \$50 per month. There have not been a lot of push back from community members about this new fee.

### Mini-Cell Tower Ordinance

As a follow up from a previous Managers meeting, Amanda wanted to discuss the mini-cell tower ordinances and the offer for free ordinance reviews from Cohen law group. Some of the municipalities had Cohen Law Group review their current cell tower ordinances. Cohen Law group will revise ordinances and provide a mini cell tower ordinance at a cost of \$5,000. Amanda will touch back with them to see if the COG can purchase the ordinances, and interested municipalities can share the cost.