



CODES ENFORCEMENT ACTIVITY REPORT

Time Period: March 01, 2024, to March 31, 2024

CHARGES FILED/CITATIONS ISSUED/RESOLVED

***334 Walnut Street Lemoyne, PA 17043 Elwood Kline**

- **01.25.24 Non-traffic citation No.R2104442-4** for repeat violation of ordinance 550-48 Outdoor Storage and Stockpiling.
- 02.28.24 As of this date I have not received a trial summary date from the court.
- 03.28.24 I have not received a trial summary date yet from the court.

BLIGHT PROPERTY REFERRAL APPLICATIONS

- **02.27.24 240 Clark Street Lemoyne, PA 17045** - I submitted a Property Referral and Certification Form application to the Cumberland County Blighted Property Reinvestment Board. This property has been vacant and abandoned for going on 9 years. The structure continues to deteriorate, and it has taken numerous Notice of Violations and filing Non-traffic Citations with the MDJ's office 3 separate times just to get the abandoned vehicles removed and the out-of-control vegetation cleaned up. The property is a nuisance, and the property owner has neglected it completely and has refused to take any corrective measures or take action so that it is no longer abandoned and vacant.
- 03.14.24 The scheduled Blight Board meeting for this date had to be canceled due to lack of quorum. The next meeting is scheduled for 05/09/24.
- **02.27.24 513 Herman Avenue Lemoyne, PA 17043 Thomas and Charlene McCurdy** – I submitted a Property Referral and Certification Form application to the Cumberland County Blighted Property Reinvestment Board. This property has been vacant and abandoned since 08.01.2022. I condemned this property at the request of the WSRPD and after an onsite inspection due to the unsanitary and inhabitable condition of the property. The property remains vacant and unattended to. The property has vector issues and after many attempts the property owners have not been able to be reached.
- 03.14.24 The scheduled Blight Board meeting for this date had to be canceled due to lack of quorum. The next meeting is scheduled for 05/09/24.

RENTAL INSPECTION PROGRAM PROGRESS

- Current rental unit listings are at 464 residences with 1143 units.
- Annual billing for 2024 Residential Rental Unit Registration has been completed.

(2023)

978 Registered (96.5 %)

(2024)

1079 Registered (94.4 %)

IWORQS SUMMARY

PERMIT MANAGEMENT

- 12 New permit applications received and are being processed.

CODE ENFORCEMENT

- 30 New Code Enforcement issues have been or are being addressed. Additionally, follow up to close open cases and follow up, photos, research, activity, 2nd, or 3rd notice of violations issued on several open cases.

REPORT AN ISSUE/CITIZEN REQUEST

- 1 new issue were reported for Codes in March.

MISCELLANEOUS

- The Cumberland County Board of Assessments and Appeals has been updated with this month's Building/Zoning and Demolition permits.
- The Cumberland County Tax Bureau was updated with new occupancy forms that were received.
- The Planning Commission will meet at its regularly scheduled time in April on 04.09.24.
- I did not receive the Cumberland County February Recorder of Deeds Realty Transfer tax distribution report in March. When Feb. and March come in both months will be updated.

- As the residential rental unit numbers are constantly changing, I updated these numbers again this month. I am happy to report we are at the highest percentage of Annual 2024 RRU fees paid by the end of the first quarter since the start of the program.
- 03.04.24 The annual renewal letters for handicap parking permits went out on this date. The response and cooperation this year is greatly appreciated and has been fantastic!
- 03.05.24 I partnered with Sarah Fuhrmeister with Cumberland County's Geographic Information Systems and another team member from her office for a session bringing their presentation to myself, Amanda and Kasha giving us information and a tutorial on new online tools being offered by the County that will assist my department and the MS4 department. It was incredibly informative, and these tools will be great to put into use.
- 03.06.24 I attended the Lemoyne Borough Safety Committee meeting.
- 03.07.24 I attended the Cumberland County Planning Department Outreach meeting. We (Lemoyne Borough) were asked to give a brief presentation on our EVCS Ordinance draft that is in process as Lemoyne will be the first in our area to address this need. Joe spoke on it as he has been the driving force in drafting this ordinance. His presentation was well received and generated a lot of discussion.
- 03.12.24 The Planning Commission meeting took place to re-visit the discussion of the EVCS Ordinance draft with updated revisions. The County's second review was not complete so the PC will discuss final recommendations to Council at the April 9th meeting. The PC unanimously voted to recommend approval of the re-zoning application on Plum Street. That will go to Council to schedule a public hearing date next.
- 03.13.24 I received, completed and submitted a Cumberland County Historic Preservation Survey for the Borough of Lemoyne.
- 03.14.24 The scheduled CC Blight Board meeting was cancelled due to a lack of Quorum.
- 03.28.24 We are a month in on our permit applications that can be filled out electronically online through our website and it is going great! All the prep work with Iworqs was well worth the time. All positive feedback so far!!!
- 03.27.24 I along with our team were on site on Pennsylvania Avenue and N 8th Street to do the curb and sidewalk evaluations for the 2025 road repaving project.

***5 MOST WANTED PROPERTIES (FOR IMPROVEMENT)**

1. 240 Clark St, Joann Garnet, 631 Congress Ave., New Cumberland, Pa 17070

- 01.10.24 I have issued multiple Notice of violations and gone to court with this property owner twice, so I discussed filing a Property Referral and certification application to the Blight Board on this property to seek a Blight Determination with Mary Kuna. She agreed and gave me the green light.

- 01.18.24 When beginning the application process, I discovered the application which previously had no fee now has a \$250.00 administrative submission fee. I discussed this with Amanda and we determined we would hold off until I could do some research to see if we can recover all or some of these fees.
- 01.25.24 In the current scope of our codes grant guidelines blight prevention is a recoverable expense. So, Amanda gave her approval for me to go forward with the application process in February.
- 02.27.24 Blight Application was submitted.
- 03.14.24 The scheduled Blight Board meeting for this date had to be canceled due to lack of quorum. The next meeting is scheduled for 05/09/24.



2. 420 Bosler, Paulette D Beck

- 01.10.24 I had a meeting with Mary Kuna at the Re-development authority regarding the grant money awarded to the new property owner to re-hab this property and the slow to no progress we have seen lately. She is touching base with him on her end and will be looking for some answers or progress.
- 02.29.24 I do not have a status report from the county on the demo grant accountability from the property owner for this property yet and no further inspections have taken place.
- 03.06.24 – 03.11.24 I had a great deal of correspondence with the property owner regarding the continuation of rehab work.
- 03.28.24 The property owner is back on track. He picked up a demo permit for the dilapidated garage and is completing permit work on the inside and front porch.



3. **334 Walnut Street** Elwood & Arlene Kline 334 Walnut Street Lemoyne, PA 17043

- **01.25.24 Non-traffic citation No.R2104442-4** was filed with the Magisterial District Judge for repeat violation of ordinance 550-48 Outdoor Storage and Stockpiling.
- 02.29.24 I have not received a trial summary date from the court yet. I also did a follow-up inspection and no corrections or progress has been made.
- 03.27.24 I have not received a trial summary date from the court yet. I did a follow-up inspection on this date and no improvements have been made.
- 03.28.24 I had a meeting with the property owner. I reviewed the consequences with him of inaction to correct before the next court date. He appeared to take our conversation seriously and stated what his plans are to correct.



4. 513 Herman Avenue, Thomas McCurdy 513 Herman Avenue Lemoyne, PA 17043

- 01.10.24 I condemned this structure last year and both property owners are no longer living there. The property has been abandoned and I have had no luck in getting anyone to take responsibility for it and address the many issues and vector problems so I discussed filing a Property Referral and certification application to the Blight Board on this property to seek a Blight Determination with Mary Kuna. She agreed and gave me the green light.
- 01.18.24 When beginning the application process, I discovered the application which previously had no fee now has a \$250.00 administrative submission fee. I discussed this with Amanda and we determined we would hold off until I could do some research to see if we can recover all or some of these fees.
- 01.25.24 In the current scope of our codes grant guidelines blight prevention is a recoverable expense. So, Amanda gave her approval for me to go forward with the application process in February.
- 02.27.24 I submitted a Blighted Property application to Cumberland County.
- 03.14.24 The scheduled Blight Board meeting for this date had to be canceled due to lack of quorum. The next meeting is scheduled for 05/09/24.

ZONING REPORT FOR NEW BUSINESS USES AND COMMERCIAL PROJECTS

ZONING COMPLIANCE PERMITS ISSUED IN NOVEMBER 2023

- I received a Zoning Compliance application this month for a new business use at 319 S Third Street for a semi mobile coffee/pastry service DBA ZHAGA Coffee Shop.

COMMERCIAL PROJECTS IN PROGRESS

- 1201 Hummel Ave. Brother and Sister Food Service project is making progress every day. You cant see great change but there is constant bench marks being hit.

Last Month



This Month



CUMBERLAND COUNTY SHERIFF SALE LISTING

I checked the upcoming following sale dates;

- 04.03.24 – No Lemoyne Borough properties are listed for this date.
- 05.01.24 – 110 North 7th Street Lemoyne PA is listed and active for this sale date.
- 06.12.24 – No Lemoyne Borough properties are currently listed for this sale date.
- 07.10.24 – No Lemoyne Borough properties are currently listed for this sale date.

WISHING EVERYONE A HAPPY UPCOMING EARTH DAY ON APRIL 22!!!





Case Report

3/1/2024 - 3/28/2024

Case Date	Owner Name	Owner Address	Description	Main Status	Parcel Address
3/28/2024	DPM Development LLC/ Dan Murphy	739 N Strickler Road Manheim, PA 17545	fence wood leaning on neighbors property		137 HERMAN AVENUE
3/28/2024	ORRIS, DONALD T II	1 BEAVER ROAD HERSHEY, PA 17033	Trash cans and debris put out at collection site 6 days before pickup		722 HUMMEL AVENUE
3/28/2024	EVANS, WENDY D	358 WEATHERSTONE DRIVE NEW CUMBERLAND, PA 17070	Detached Garage door falling off		740 HUMMEL AVENUE
3/28/2024	ACRI PROPERTIES LLC / Richard Acri	785 Old Quaker Road Etters, PA 17319	Permit Required		802 HUMMEL AVENUE
3/28/2024	SAYED, AKO	33 EDGEWOOD DRIVE MECHANICSBURG, PA 17055	Permits needed / non compliance with NOV from 03/15/24		638 HUMMEL AVENUE
3/26/2024	JOHNSON, CARLA	407 HERMAN AVENUE LEMOYNE, PA 17043	not securing trash for pick up and it spilling and blowing everywhere		407 HERMAN AVENUE
3/26/2024	WILLOW MILL REALTY HOLDINGS LLC	1311 Old Willow Mill Road Mechanicsburg, PA 17050	Failure to register residential rental unit.		814 HUMMEL AVENUE
3/26/2024	Interstate Rental Management Group LLC	1477 E Queen Street Lebanon, PA 17003	Failure to register a residential rental unit.		818 HUMMEL AVENUE
3/15/2024	SAYED, AKO	33 EDGEWOOD DRIVE MECHANICSBURG, PA 17055	PERMIT NEEDED		638 HUMMEL AVENUE
3/14/2024	Fraulie's German Delicatessen	224 S Third Street Lemoyne, PA 17043	scattered trash in rear of property		222 S THIRD STREET
3/14/2024	ORAVECZ HOGG, JANAM	P.O. Box 73 New Cumberland, Pa 17070	RRU REQUIRED INSPECTION	Closed	107 S THIRD STREET
3/14/2024	ORAVECZ HOGG, JANAM	P.O. Box 73 New Cumberland, Pa 17070	RRU REQUIRED INSPECTION	Closed	107 S THIRD STREET
3/14/2024	ORAVECZ HOGG, JANAM	P.O. Box 73 New Cumberland, Pa 17070	RRU REQUIRED INSPECTION	Closed	107 S THIRD STREET
3/8/2024	NALAN REAL ESTATES LLC	184 Cricket Drive Malvern, PA 19355	Complaint about discharge from corner of house	Closed	748 STATE STREET

3/12/2024	Larry C Geedey	P.O. BOX 194 MECHANICSBURG, PA 17055	Deteriorating fence in poor condition.		732 BOSLER AVENUE
3/12/2024	MITCHEM, BRYCE A & SABRINA R	316 Bosler Ave. Lemoyne, PA 17043	Outdoor stock piling, scattered trash and debris		316 BOSLER AVENUE
3/12/2024	ZAKKO, FADI	59 Chestnut Hills New Hartford, NY 13413	Failure to register rental unit and pay annual registration fee.		37 INDIANA CIRCLE
3/11/2024	Abdelhadi Lhafidi	546 BOSLER AVENUE LEMOYNE, PA 17043	Storage of certain vehicles		546 BOSLER AVENUE
3/11/2024	ICHTER, WM JEFFE	145 WASHINGTON TERRACE LEMOYNE, PA 17043	Jusiper bushes growing apx. a foot into pedestrian sidewalk. and tree low hanging over sidewalk		145 WASHINGTON TERRACE
3/11/2024	NIELIWOCKI, RAYMOND JR & HELEN A NIELIWOCKI	544 BOSLER AVENUE LEMOYNE, PA 17043	Massive amount of trash and scattered debris.		544 BOSLER AVENUE
3/11/2024	Matthew W Haun	602 Bosler Ave Lemoyne, PA 17043	Unsafe condition exists on elevated second story deck.		602 BOSLER AVENUE
3/11/2024	PENNHOUSE LLC (KHALED AGHA)	9737 NW 41st St #747 Miami, FLA 33178	RRU Initial Inspection	Closed	547 HUMMEL AVENUE
3/11/2024	STAIGER, ROBERT M & SHARI R	PO BOX 1455 MECHANICSBURG, PA 17055	Large branch of tree down.		546 HUMMEL AVENUE
3/11/2024	Lemoyne Holdings LLC	982 State Route 225 Dalmatia, PA 17017	Unpermitted work being done.		415 BOSLER AVENUE
3/8/2024	BERWAGER, KATHLEEN A	409 HUMMEL AVENUE LEMOYNE, PA 17043	Abandoned vehicle on street in front of this house.		409 HUMMEL AVENUE
3/7/2024	WAGONER, JEFFREY H & CHARLOTTE M WAGONER	69 CUMBERLAND ROAD LEMOYNE, PA 17043	Deck Lighting		69 CUMBERLAND ROAD
3/6/2024	Massimo's Bakery	304 MARKET STREET Lemoyne, PA 17043	pulsing/flashing illuminated OPEN sign.		304 MARKET STREET
3/6/2024	BRECHBIEL, KIRK M & LENA R LIEUX BRECHBIEL	726 INDIANA AVENUE LEMOYNE, PA 17043	Large tree branch down at rear of property		726 INDIANA AVENUE
3/5/2024	FAMILY FIRST FINANCIAL LLC	3315 MARKET STREET CAMP HILL, PA 17011	RRU Inspection		129 BOSLER AVENUE
3/6/2024	FISHER, STEVE O	426 N FRONT STREET WORMLEYSBURG, PA 17043	Hole in side of building		402 MARKET STREET

Total Records: 30

3/28/2024



Permit Report

3/1/2024 - 3/28/2024

Permit Date	Permit Type	Applicant Name	Applicant Address	City, State, Zip	Description	Project Cost	Permit #	Owner Name	Owner Address	Owner City	Parcel Address
3/28/2024		Gregory S Lebo	129 Woodland Ave.	Carlisle, PA 17013	Demolition of detached garage at rear of property	0	DP2024-01	Gregory S Lebo	129 Woodland Ave.	Carlisle	420 BOSLER AVENUE
3/27/2024		Murray Plumbing	108 Tioga Ave.	Middletown, PA 17057	Sewer Repair/street cut	0	SC2024-12	NEFF, GRACE BONNIE	117 WALTON STREET	LEMOYNE	117 WALTON STREET
3/26/2024		Murray Plumbing, Inc.	108 Tioga Avenue	Middletown	Repair Sewer Lateral	5,000	BP2024-20	NEFF, GRACE BONNIE	117 WALTON STREET	LEMOYNE	117 WALTON STREET
3/26/2024		Gustavo Hernandez	1635 Church Rd.	Hershey, PA 17033	Complete 100' of sidewalk tear out and replacement wider than ordinal footprint.	6,500	ZP2024-08	931 Real Estate Holdings LLC	921 Market Street	Lemoyne	931 MARKET STREET
3/25/2024		Always Plumbing LLC	611 S Front St	Harrisburg, PA 17104	Sewer lateral replacement from house to curb with tree removal.	10,236	BP2024-19	EMILY POOLEY & QIMING ZOU	802 BOSLER AVENUE	LEMOYNE	802 BOSLER AVENUE
3/14/2024		PA American Water -- Daniel Fauth	852 Wesley Dr.	Mechanicsburg, PA 17055	Tap into our water main to install a new water service. Backfill and restore to original conditions.	0	SC2024-11	Louis R Verdicchio	528 Market Street	Lemoyne	528 MARKET STREET
3/13/2024		Shameaka King	1301 Aip Dr. Middletown, Pa, 17057	Middletown, Pa, 17057	Emergency work to repair gas service. Work complete.	0	SC2024-10	DAVIS, JENNIFER	628 BOSLER AVENUE	LEMOYNE	628 BOSLER AVENUE
3/13/2024		Shameaka King	1301 Aip Dr. Middletown, Pa, 17057	Middletown, Pa, 17057	Emergency work to repair gas service. Work complete.	0	SC2024-09	STONE, CHARLES H	618 BRIDGE STREET	NEW CUMBERLAND	518 & 520 BOSLER AVENUE
3/11/2024		Lemoyne Holdings	415 Bosler Ave	Lemoyne PA 17017	Add entrance to basement	120,000	BP2024-18	Lemoyne Holdings LLC	982 State Route 225	Dalmatia	415 BOSLER AVENUE

		LLC/Jonathan Blank						Owner Jonathan Blank			
3/11/2024		Zuleika Iiranzo	5544 poplar st	Harrisburg, Pa 17112	Coffee shop in a mobile food trailer.	0	ZP2024-07	LEMOYNE LAND CORP INC	1772 NORTH MEADOW DRIVE	MECHANICSBURG	319 S THIRD STREET
3/6/2024		Zoom Drain	500 Davis Drive	Plymouth Meeting PA 19462	Excavate and replace the broken sewer lateral, approx 50 ft.	12,329	BP2024-17	BOWLING, JACK J & MAEGAN A	606 WARREN STREET	LEMOYNE	606 WARREN STREET
3/4/2024		UGI Utilities Inc. / Natalie Frey	1301 AIP Drive	Middletown, PA 17057	Utility Gas Work; Excavate 2 - 2' x 4' Macadam Cuts	0	SC2024-08	SCALERA, JOHN B JR	508 INDIANA AVENUE	LEMOYNE	508 INDIANA AVENUE

Total Records: 12

3/28/2024

Page: 1 of 1