



CODES ENFORCEMENT ACTIVITY REPORT

Time Period: August 29, 2020 to September 28, 2020

PROPERTY INSPECTIONS

727 completed (70%)

I am continuing to conduct and schedule inspections with the property owner or property management representative on properties that are in between tenants and are vacant. Our office monitors recommendations from the Governor's office daily and we act accordingly. The property owners I speak with on a regular basis have expressed their gratitude and appreciation of this policy.

When covid restrictions start to lift I will start scheduling occupied inspections of rental units.

CHARGES FILED/CITATIONS ISSUED/RESOLVED

534 Bosler Avenue, Joseph Padamonsky, Rubbish/garbage R2104406-3, Parking and storage of certain motor vehicles R2104409-6, Outdoor Stockpiling, R2104408-5

- The Court was awaiting a plea from Mr. Padamonsky prior to the Covid shut down
- No plea was received, on 4.28.20 a Certified Summons was issued
- 06.24.20 I checked with the court on the current status. Their backlog is cumbersome but did inform me that they have had no response from the issued summons and will be issuing a warrant within the next 30 days.
- 07.29.20 I spoke with the court. They have continued to work through a challenging backlog and have not been able to get current yet. The next step of issuing a warrant for Mr. Padamonsky will happen as soon as they are able to get caught up. Naturally, they are unable to give a timeline as to when.
- 08.28.20 We continue to wait for the court to catch up on their back log and get current on this case.
- 09.25.20 I contacted the MDJ regarding the warrant status for these 3 citations. I was informed they will go into US postal service website to track the registered summons, once that takes place these citations will be moved to the warrant list and this should be served in October.

75 Cumberland Road, Alese & Alana Wooditch 02.21.20 Citation R2104407-4 filed with the MDJ for violation of zoning code 550-12, 550-3-2 violating permitted land use, operating an illegal Air B&B.

- A not guilty plea was received by the court and the Case was scheduled to be heard in court 04.07.20. This date was canceled due to the Covid Shut down.
- The case was re-scheduled to be heard on 07.30.20.
- 07.16.20 My office was informed that the residents council requested a continuance so his client's case could be heard by The Zoning Hearing Board first.

- The Zoning Hearing Board will hear this case on 08.04.20 at 6:30 pm via the zoom platform.
- 08.04.20 The Zoning Hearing Board heard this case and the final decision of the Board was to deny the applicants variance request.
- 08.28.20 the Zoning Hearing Board Solicitor sent out the Boards decision in writing. The applicant has 30 days from receiving that letter to file an appeal.
- 08.27.20 The property owner continues to violate the Lemoyne Borough Ordinances as well as the decision of the Zoning hearing Board.
- A hearing with The Magisterial District Judge is scheduled for 09.28.20.
- I will be filing additional citations as the property owner has demonstrated no intent to comply with the Borough Ordinances or the Zoning Hearing Boards decision.
- Our office was notified that council for Alese Wooditch filed for a continuance on the 09/28/20 court date pending their intent to file an appeal to be heard in the Cumberland County Court of Common Pleas. They were granted a continuance; the new court date is in November of 2020.

Trish Choup 879 Walnut Street Lemoyne, Pa 17043 R2104418-1 Permits and Certificates.
R2104417-0 Fences and walls

- On 05/19/20 a complaint was received; a notice of violation was issued for a fence that was erected without a permit and that violated multiple ordinances. 30 days to comply.
- 06/22/20 a second notice of violation was issued as no attempt to correct or comply had taken place. 10 days to comply.
- 07/03/20 a follow up inspection with again no correction or compliance.
- 07/16/20 A zoning permit application was received.
- 07/17/20 the zoning permit application was denied as it was based on the current fence that is in violation of multiple ordinances. A third and final notice of violation was included in the denial email.
- This fence was built on the neighbor's property at 883 Walnut. The property owner at 883 paid to have a land survey done proving that the Choups had built this fence several feet into her property and notified them of the findings on 08/17/20.
- 09/01/20 two Non traffic citations were filed with the MDJ. A non-guilty plea was received, and a summary trial has been set for 11/10/20.

Kevin Black 641 Lowther Street Lemoyne, Pa 17043 R2104419-2 Exterior Property areas
motor vehicles.

- Multiple Abandoned inoperable, unregistered vehicles at property.
- This property owner is a repeat offender and a non-traffic citation has been prepared and was filed with the MDJ on 09/28/20.

RENTAL INSPECTION PROGRAM PROGRESS

- Rental unit listings are at 485 residences with 1045 units.
- Billing for 2020 has been completed.

(2019)
1038 registered (99%)
\$1380 late fees collected

(2020)
923 Registered (88.22%)
\$1540 late fees collected

IWORQS SUMMARY

PERMIT MANAGEMENT

- 17 new permit applications received and being processed.

CODE ENFORCEMENT

- 16 new Code Enforcement issues have been or are being addressed. Additionally, follow up on several open cases.

MISCELLANEOUS

- The Cumberland County Board of Assessments and Appeals were updated with this month's Building/Zoning and Demolition permits.
- The monthly building permit report to the US Bureau of Census was submitted.
- The Cumberland County Tax Bureau was updated with new occupancy forms that were received.
- Implementation process of codification is ongoing.
- A Land Development Application was received for 230 Lowther Street by the September deadline and will be heard by the Planning Commission on October 13, 2020.
- 09/09/2020 I attended on online training for Pictometry, a property mapping site provided by Cumberland County.
- The Top Ten List of MOST WANTED PROPERTIES (FOR IMPROVEMENT) has been updated in September as well as all entries prior to June of 2020 have been removed.

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

1. **228 Hummel Ave, Robert Delligatti** 230 Hummel Ave. Lemoyne
 - As of June 2020, we are investigating if the Building permit was ever renewed. Once we have a clear picture of the timeline on that we can issue additional violations as they currently exist.

- 07/23/20 It was determined that the Building Permit was never renewed. I did an inspection of 228 Hummel. Following the inspection on 07/29/20 I issued a notice of violation on all current violations as well as a time limit to renew/reapply for a valid building permit.
- 09/24/20 A cease and desist order for any construction work was issued on 230 Hummel. The property owner still has not applied for a building permit.
- 09/25/20 A second notice of violation was issued and mailed on all outstanding code violations.

2. **240 Clark St, Joann Garnet, 631 Congress Ave., New Cumberland, Pa 17070**

- 06.04.20 A High grass violation was issued to the property owner. The grass and weeds were out of control.
- 06.17.20 follow up inspection all grass and weeds were cut and trimmed.
- 07.06.20 I was contacted by a kind Clark St. neighbor who is keeping the grass cut at this address. Thank you, Steve!
- 07.20.20 I contacted Emily Border the Lemoyne Tax Collector to research the tax records for 240 Clark St. The property taxes are current and were paid by Nationstar Mortgage LLC 04/30.20.
- 07.24.20 I contacted Nationstar Mortgage and spoke with representative Brianna Clark to report this home had been abandoned, the deteriorated shape
- the home had fallen into, that it was depreciating and losing value, and Joann Garnets failure to protect their asset or to respond to the Borough to correct the various code violations. A report was taken, contact with Ms. Garnet was unsuccessfully attempted by Nationstar. A property preservation inspection has been requested. Nationstar will send a representative to the property to verify that it has been abandoned and go from there.
- 07.24.20 I issued an updated notice of violation to the homeowner and mailed to the address on file.
- 09.21.20 I followed up with Nationstar bank regarding the status of the property preservation inspection and I was informed the investigation was ongoing.
- 09.24.20 I conducted a follow up inspection. No new notices had been posted by the bank, no exterior changes have taken place, but the lawn is being cared for.

3. **141 Hummel, John B Mape 141 Hummel Lemoyne, Pa 17043**

- Long History of code and ordinance violations dating back to 09/2017
- 05.05.20 Grass several feet tall a violation and follow up notices sent until the Borough had to cut the grass. Mr. Mape was billed, and this bill remains outstanding.
- 06.25.20 a notice of violation was issued for stockpiling, rubbish/trash, high grass.
- 06.25.20 Mr. Mapes Home Occupation Permit was revoked due to violation of terms. He continues to operate his home business.

- 06.25.20 I contacted the DEP regarding a leaking oil tank Mr. Mape was keeping at the back of his property.
- 07.01.20, 07.08.20, 07.16.20 follow up inspections were done regarding the leaking oil tank.
- 09/22/20 I added this property to the top ten list as multiple issues and violations continue to exist.
- 09/24/20 A second notice of violation was sent regarding the Home Occupation violations

4. **672 Market Street, James and Shirley Mardis, 1010 Chippenham Rd, Mech, Pa. 17055**

- 6.17.20 For Sale sign has been removed but a lock box on the front door remains.
- I am attempting to reach the property owners regarding the condition of this house. Once I make contact a plan will be forthcoming.
- 07.20.20 Researched/updated current contact information.
- 07.22.20 Contacted property owner. Owner has ripped out and re-done the 1 ½ baths, they are currently working on the kitchen and are very behind on exterior renovations because of Covid. I will monitor progress.
- 09.24.20 I conducted an inspection that showed no exterior improvements.

4. **420 Bosler, Paulette D Beck**

- This property is in dilapidated condition. The property owner Gary Null passed away and willed the property to his sister Paulette Beck. Ms. Beck is in a nursing home and unable to care for the property.
- 07.08.20 I sent a notice of multiple exterior violations.
- 07.08.20 I made contact with the realtor attempting to sell the property to a rehab company who would be able to flip it.
- 08.31.20 an inspection showed the ABV removed.
- 09.24.20 The property has not yet been sold and no corrections or improvements have been made.

6. **725 Hummel, Robert Shellenberger, SA.**

- 06.24.20 The property owner has been issued/sent a Notice of Violation letter for the following IPMC code violations 693-401.1 Exterior Structure, 693-304.2 Protective Treatment, 693-302.4 High Grass/weeds with deadlines to comply.
- 07/27/20 a re-inspection showed the homeowner had complied with ordinance 693-304.2 High Grass. The remainder of the violations have not been corrected.
- 09/24/20 Upon a re-inspection, no corrections have been made to the existing violations and a 2nd notice of violation has been sent to the property owner.

7. 601 Pear Street, 601 Pear Street LLC 1229 Blossom Terrace Boiling Springs, Pa 17007.

- 06.04.20 a 550-48 violation letter issued for Outdoor Stockpiling of tires and other rubbish as well as a 2nd warning regarding the previous violations stating the building should be brought to code or demolition should take place.
- 06.19.20 I spoke with Keith Smith the Sr. Project Mgr. of Reardon Steel regarding the violations. His co. will be applying for a demolition permit with the Borough and will follow up with a zoning permit to fence the property in to avoid any future dumping.
- 07.02.20 Reardon Steel applied for a demolition permit. It was approved on 07.06.20. Payment was received 07.15.20 giving them the approval to proceed with the demolition.
- 07.07.20 a Zoning permit application was received to install a fence around the vacant lot. It was approved on 07.08.20. Payment received on 07.15.20. I am told upon completion of the demolition the fence will be installed.
- 07.23.20 On a follow up inspection I documented that the property owner had cleaned up/removed all the tires and debris that had been dumped here.
- 09.02.20 Upon inspection the garage that was falling down was demolished. Some remaining debris remains to be hauled away.
- 09.16.20 A follow up inspection showed the remaining demolition debris had been hauled away and the ground was being prepared for the fence installation. This inspection also showed the grass and weeds along the current fence line had been cut and trimmed.

8. 100 Hummel Avenue, Leighann Tate Garland

- 06.01.20 I spoke to Chris Garland 717-736-0230 regarding the violations. He agreed to get the grass taken care of even though the property is scheduled for Sheriff's sale.
- 06.22.20 A re-inspection showed all grass and weeds cut and trimmed.
- 07.17.20 I checked the Cumberland County Sheriff Sale listing to confirm that 100 Hummel was still on the Sheriff Sale date of 08.05.20, the status had been changed and is postponed to 09.02.20.
- 07.23.20 Inspection of the property showed the grass and weeds are still being cut and trimmed.
- 09.02.20 This property sold at Sheriff sale. Once I am notified of the new owners information, I will make contact regarding the code and ordinance violations for this property.
- 09.22.20 An inspection showed the grass and weeds still being cut and trimmed.

9. 426 Bosler, Joanne C Souders, 1101 Columbus Ave Apt 4, Lemoyne, Pa 17043

- 6-24.20 Inspection the piles of Rubbish and vegetation have not been cleaned up or removed. The back yard is barely visible.



Permit Detail Report

8/29/2020 - 9/28/2020

Permit Date	Permit Type	Applicant Name	Applicant Address	City, State, Zip	Description	Project Cost	Status	Permit #	Owner Name	Owner Address	Owner City	Parcel Address
9/23/2020	Street Cut	Pennsylvania American Water Co	852 Wesley Dr.	Mechanicsburg, Pa 17055	Repair Leaking Water Service		0 Open	SC2020-13	SHEAFFER, TAMMIE K	1002 BRIDGE STREET	NEW CUMBERLAND	233 Walnut Street
9/21/2020	Zoning	Ashley Brandt	58 N Ninth Street	Lemoyne, Pa 17043	Home occupation/new business		0 Open	ZP2020-25	Ashley Brandt and Ermin Perez	58 N 9th Street	Lemoyne	58 N 9 STREET
9/21/2020	Zoning	Min Dong	149 S 32nd Street	Camp Hill, Pa 17011	Spa and Massage		0 Open	ZP2020-24	LISA KUZMIAK	305 HERMAN AVENUE	LEMOYNE	305 HERMAN AVENUE
9/21/2020		Harry Noss	65 North Tenth Street	Lemoyne, Pa 17043	REMOVAL OF HANDICAPPED PARKING SIGN		0 Open		NOSS, HARRY C III & LINDA L NOSS	65 NORTH TENTH STREET	LEMOYNE	65 N TENTH STREET
9/18/2020	Building	Murray Plumbing	108 Tioga Avenue	Middletown, Pa 17057	Sewer Lateral Repair	12,000	Open	BP2020-45	BOWLING, JACK J & MAEGAN A	606 WARREN STREET	LEMOYNE	606 WARREN STREET
9/16/2020		Robert Waldhausen	515 Bridgeview Drive	Lemoyne, Pa 17043	2nd Dumpster		0 Open	DP2020-06	WALDHAUSEN, ROBERT LIVING TRUST	515 BRIDGEVIEW DRIVE	LEMOYNE	21 N THIRD STREET
9/11/2020	Zoning	Michael Young	502 Indiana Avenue	Lemoyne, Pa 17043	Two concrete pads	3,000	Approved	ZP2020-23	YOUNG, MICHAEL D & KATRINA	502 INDIANA AVENUE	LEMOYNE	502 INDIANA AVENUE
9/11/2020		Robert Waldhausen	515 Bridgeview Drive	Lemoyne, Pa 17043	Dumpster permit for new roof		0 Open	DP2020-05	WALDHAUSEN, ROBERT LIVING TRUST	515 BRIDGEVIEW DRIVE	LEMOYNE	21 N THIRD STREET
9/10/2020	Zoning	Kerry Reisinger	400 Summit Street	Lemoyne, Pa 17043	Paver Walkway	2,000	Approved	ZP2020-22	Reisinger, Kerry J	400 SUMMIT STREET	LEMOYNE	400 SUMMIT STREET
9/9/2020	Building	Mark Colebrook	1700 Hummel Avenue	Camp Hill, Pa 17011	Re-model / Alterations	20,736	Open	BP2020-44	FRANTZ, CARTER D & JODI A	514 ORCHARD DRIVE	LEMOYNE	514 ORCHARD DRIVE
9/8/2020	Land Development	T&J Enterprises LLC	2300 Gettysburg Road	Camp Hill, Pa 17011	Medical Building		0 Open	LD2020-02	T & J ENTERPRISE LLC	2300A OLD GETTYSBURG ROAD	CAMP HILL	230 LOWTHER STREET
9/4/2020	Building	Dilks Plumbing Roto Rooter	1308 E Main St.	Palmyra, Pa 17078	Sewer Lateral Repair	10,200	Open	BP2020-43	MAXTON, JOHN C III &	716 STATE STREET	LEMOYNE	438 MARKET STREET



Case Report

8/29/2020 - 9/28/2020

Case Date	Owner Name	Owner Address	Description	Status	Parcel Address
9/23/2020		Corner of First and Hummel	ABVV On First Street near the corner at Hummel	Open	103 Hummel Avenue
9/24/2020	John Mape	141 Hummel Avenue Lemoyne, Pa 17043	Violation of Home Occupation Agreement	Open	141 Hummel Avenue
9/10/2020	Deborah Bauer	2950 NW 46 Ave. #205 Lauderdale Lakes Fla. 33313	High Grass	Open	117 N FOURTH STREET
9/10/2020	Amy Weber	405 Walnut Street Lemoyne, Pa 17043	bushes blocking sidewalk	Open	405 WALNUT STREET
9/24/2020	Macy Holdings LLC	700 Ayers Avenue Lemoyne, Pa 17043	High grass along S Third Street		330 S THIRD STREET
9/25/2020	Kevin Black	641 Lowther Street Lemoyne, Pa 17043	Multiple ABV	Open	641 LOWTHER STREET
9/24/2020	Robert Delligatti	228 Hummel Avenue Lemoyne, Pa 17043	Cease and desist	Open	230 HUMMEL AVENUE
9/24/2020	Ronald Stewart	233 Clark St. Lemoyne, Pa 17043	High Grass	Open	233 CLARK STREET
9/24/2020	Robert Delligatti	Hummel Avenue Lemoyne, Pa 17043	Illegal trailer parked on street	Open	228 HUMMEL AVENUE
9/14/2020	Joe Ayers	725 Walnut Street	High Grass	Open	725 WALNUT STREET

		Lemoyne, Pa 17043			
9/14/2020	Anthony Oliveira	102 Hummel Avenue Lemoyne, Pa 17043	High Grass	Open	102 HUMMEL AVENUE
9/11/2020	601 Pear Street LLC	1229 Blossom Terrace Boiling Springs, Pa 17007	High Grass/Weeds	Open	549 BOSLER AVENUE
9/11/2020	Susan Plethcher	954 Hummel Avenue Lemoyne, Pa 17043	High grass/weeds	Open	954 HUMMEL AVENUE
9/3/2020	Jeremy Count	509 West Simpson Street Mechanichburg, Pa 17055	High Grass and Weeds	Open	618 STATE STREET
9/2/2020	Douglas McFadden	1 Camden Cause Way Unit 7 Elizabeth City NC 27909	Large TV left a curb for apx. 3 weeks.	Open	631 WALTON STREET
9/1/2020	Patrick F Lyons	717 Market St #426 Lemoyne, Pa 17043	UGI Red Tag	Open	808 MICHIGAN AVENUE

Total Records: 16

9/28/2020

Page: 1 of 1