

PUBLIC HEARING

WEDNESDAY

7:00 P.M.

June 2, 2021

Solicitor Patricia McGrail

This is the date and time set for a Public Hearing on the condemnation of 3 structures in the Borough of Port Vue. They are identified as blighted and unsafe. The properties are 1816 Tacoma Avenue, lot and block# 465-A-263, 1818 Tacoma Avenue, lot and block#465-A-265, 1820 Tacoma Avenue, lot and block # 465-A-267 and 1124 Burbank Road, lot and block # 383-P-090. The hearing notices were sent to all owners by regular and certified mail, including all taxing bodies and any one with interest in the properties. Allegheny County as well as South Allegheny School District were notified as well. All properties were posted and advertised. All owner mailing information was obtained from the Allegheny County Assessment office.

The first property is 1820 Tacoma Avenue recorded property owner is Revan Retinger. Neither party was present. Solicitor McGrail asked if anyone was her representing the owners or property. Brian Rentz said stated he is here and he rents the property. Mr. Rentz said he will be cutting the grass but doesn't have a weed wacker or lawn mower. Solicitor McGrail asked why the owner isn't here. Mr. Rentz stated that he's either in rehab or jail. All mailings certified and regular mail sent. The Solicitor asked Malisa Migliori if she has information from the building inspector in regards to this property. She stated she has the building inspectors report from April 15, 2021 and said she is very familiar with the property. She was asked to summarize the condition of the property. She stated it's a fire hazard, danger of structural collapse, unsanitary conditions, vermin and rodent infestation and health hazard to neighbors. It is also considered high priority and she went through the report. She asked to make the report part of the record. Mr. Rentz stated he hasn't seen any rodents. He also said there's railings on the rear of the house. Mr. Hresko asked about the tarps on top of the house. He said he's going to take the tarp down. He said water doesn't come into the house that it was just a spot of water when he put up the tarp. She asked if Council had any questions, with no comment or questions, the Solicitor closed the hearing. Mr. Betters asked about the sewage issue and Mr. Rentz stated it was resolved. He also mentioned the property next door.

Next property hearing is 1124 Burbank Road, lot and block # 383-P-090 and the deceased property owner is Maryanne Bench. Solicitor McGrail tried to locate information to see if an estate was opened, to contact a representative, certified mail was returned, letters were sent to all taxing bodies and lien holders. Property notices were advertised and sent to the property and tax payer address. She stated we have not received any contact from this property. Solicitor McGrail asked Malisa Migliori if she knows about the property and if there was an inspection report done. She stated she has the report and is very familiar with the property and there was a hoarding issue there. She stated a few years ago the property owner next door was interested in doing the repairs and following through because it's a duplex, however nothing came of that and the situation of the property has only gotten worse. Solicitor McGrail said the interested party didn't follow through. Malisa gave the property condition and stated the bricks and foundation are literally separating, it's a fire hazard, danger of structural collapse, unsanitary conditions, vermin and rodent infestation, hoarding issue, and health hazard to neighbors. The Building Inspector considers this a high priority for demolition. Solicitor McGrail asked if Council had any questions, with no comment or questions, the Solicitor closed the hearing.

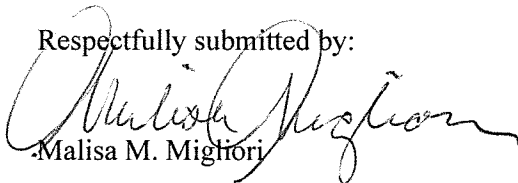
Next property hearing is 1816 Tacoma Avenue, lot and block #465-A-263. Property owner is Kenneth Luwellen. Solicitor McGrail stated that we received signed cards from whoever is residing in the property and also from Myers, Duffy, Dansak and Clay Law regarding the condition of the property. Solicitor McGrail asked Malisa if we have a report on the property. She asked her for the testimony. Malisa said the property is considered a fire hazard, health hazard to the neighbors, rodent infestation, unsanitary conditions, the concrete steps are not in place and more items that are not compliant than are. Excessive weeds, grass, abandoned swimming pool and not in good shape. She asked if anyone was here to give

testimony. Mr. Kenneth Luwells said he is and he's the son of the deceased owner and believes there are more issues with compliance with the other properties on that street than this one. He stated there's a newer roof and windows that were replaced 4 years ago. He said the steps and garage need replaced. He said he contacted the magistrate to advise that he's working on the place but not sure if they are going to do the work or sell as is. He also said someone broke into the property, but nothing was taken. He stated no estate has been set up and that his father passed away February 5, 2021. Solicitor McGrail, stated certified mail was signed and returned, letters were sent to all taxing bodies and lien holders. Property notices were advertised and sent to the property and tax payer address. Solicitor McGrail asked Malisa Migliori if she knows about the property and if there was an inspection report done. She stated she has the report and is very familiar with the property. Solicitor McGrail asked if anyone here has any other comments. With no further comments and no other testimony provided. Solicitor McGrail closed the hearing.

Next property hearing is 1706 New York Avenue-lot and block, 466-D-051, owned by Edward R and Rudolph Skuhrovec. Solicitor McGrail asked if anyone is here this evening to give testimony on the property? She stated the property owner is deceased since 1978 and wife passed in 2010 has 2 sons that survived him, one son passed in 2019 and the other lives in Florida. She stated that just yesterday she has located an address for the heir to this property. Solicitor McGrail requested the property condemnation be placed on hold to send out new letters to the heirs of this property to see what they want to do and then schedule another public hearing for 2 weeks later. She said she would work with Malisa to get this scheduled. With no further comments and no other testimony provided. Solicitor McGrail closed the hearing.

All Public Hearings are ended.

Respectfully submitted by:



Malisa M. Migliori

Borough Manager



Mark D. Tortorice

President of Council