

Valley News Dispatch

West Deer closer to requiring new business fee

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West Deer is one step closer to requiring a fee from new businesses that would help pay for traffic-related improvements to its roads.

The proposed "joint transportation impact fee" with Indiana Township would protect both municipalities from bearing the full cost of traffic modifications and maintenance to major roadways that connect the two -- such as Saxonburg Boulevard and Route 910.

West Deer supervisors unanimously approved a Joint Comprehensive Plan with Indiana Township last week. The plan outlines those township roads that have potential for, and are subject to traffic from the development of new businesses.

Indiana Township supervisors have publicly discussed the plan, but they are giving residents until their Sept. 14 meeting to comment. Supervisors are slated to vote on the idea on that date. The meeting will begin at 7 p.m. in the township building at 3710 Saxonburg Blvd.

Approval of the plan by both townships is a required first step before Indiana and West Deer can join together on the transportation fee.

The comprehensive plan study relied on a land assessment performed by Delta Engineering and HRG Engineering that identified existing deficiencies and areas with the potential for commercial development.

David Sabosley of Delta Engineering specifically addressed the area surrounding Rock Airport.

Rock Ferrone, owner of Rock Airport, said he supports the fee.

"As a developer, if you're coming in and developing in the township you should have to pay your share," Ferrone said. "As a resident, I wouldn't want to pay for additional impact caused by a lot being developed. I think developers should pay the fee as long as its reasonable and controlled."

The plan also will help the townships to select the roads and dates for traffic modifications, Matt Radinovic of HRG said.

Having the updated plan with the time line for specified roads would also help the townships in their application for state funds, Sabosley said.

"They'll be able to review your plan and see how you've planned for the future," he said.

The impact fees would be separately collected and retained in interest-bearing

accounts by each township, Radinovic said.

Radinovic told supervisors that, once the townships have settled on a fee, that it could only be updated once each year.

A public hearing for the impact fee ordinance is scheduled for Sept. 15 at the West Deer Municipal Building at 109 East Union Road.

In other business

- Curtisville roads are nearly ready to be tarred and chipped.

Infrastructure work is nearly complete on Poplar Lane and crews will soon begin work on Hawthorne Lane and Magnolia Drive, Allegheny County Public Works Director Mike Funk said.

Tarring and chipping will begin on all roads from Poplar to Hawthorne in mid to late September, Township Manager Daniel Mator said.

There is no estimated date for completion at this time, Mator said.

- Redi-Mix Cement Company on Gibsonia Road will receive a warning letter from West Deer Code Enforcement Officer Gary Bogan for violating the terms of its temporary permit.

The company has begun work before the mandated start time of 7 a.m., Bogan said. A resident complained of workers making noise on the site beginning as early as 4 a.m., he said.

Bogan verified the complaints against police reports, he said.

"We want to protect our residents," Bogan said, "but also we want to permit our businesses to operate."

The company is doing work on the Turnpike.

"We're hoping for cooperation from everyone involved to solve this," he said.

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