



# BOROUGH OF TARENTUM

Allegheny County, Pennsylvania



## RESOLUTION #21-20

RESOLUTION OF THE BOROUGH OF TARENTUM, COUNTY OF ALLEGHENY, COMMONWEALTH OF PENNSYLVANIA APPROVING THE ACQUISITION AND SUBSEQUENT DISPOSITION OF NUMEROUS PARCELS OF VACANT PROPERTY KNOWN AS BLOCK AND LOT NUMBER 1223-K-250 WOULD BE IN ACCORD WITH THE COMPREHENSIVE PLAN OF TARENTUM BOROUGH.

**WHEREAS**, the Borough of Tarentum, County of Allegheny, Commonwealth of Pennsylvania, in cooperation with the County of Allegheny and the Redevelopment Authority of Allegheny County are participating in the Allegheny County Vacant Property Program (Program); and

**WHEREAS**, certain properties have been submitted to the County for consideration under the Program known and identified as Block and Lot Number 1223-K-250 and having a Borough address of 1006 East Street; and

**WHEREAS**, under the Program the Municipality is required to review the property acquisition and proposed disposition, and submit its approval to the County that said acquisition and proposal resale is in accordance with the Municipality's comprehensive plan.

**NOW, THEREFORE**, BE IT RESOLVED by the Tarentum Borough Council as follows:

1. That the above listed property has been reviewed by the Borough of Tarentum and the Borough approves that the acquisition and subsequent disposition under the Program would be in accordance with the comprehensive plan of Tarentum Borough.
2. That the above listed property is located in the R-2 Mixed Density Residential District and is a conditional use. Off-street parking is required pursuant to Tarentum Borough Zoning Code Sec. 265-801 Parking Regulations which stipulates 2 spaces per multifamily dwelling unit must be paved with an all-weather dustless material such as asphalt, grouted brick, concrete, pavers, or similar material approved by the Borough Engineer.
3. The above listed property shall have sidewalk repairs pursuant to Tarentum Borough Code Sec. 216-10-12 Sidewalks which provides that sidewalks shall be graded, paved, repaired and maintained by owners of lots adjacent thereto and shall be maintained as to be safe and usable by the public at all times, subject to the provisions herein.
4. That a certified copy of this Resolution should be forwarded to the County of Allegheny and the Redevelopment Authority.

RESOLVED and ENACTED this 9th day of November, 2021.

ATTEST:

BOROUGH OF TARENTUM

Michael L. Nestico, Borough Manager

Scott Dadowski, President of Council



# BOROUGH OF TARENTUM

Allegheny County, Pennsylvania



## RESOLUTION #21-20

EXAMINED AND APPROVED by me this 9th day of November, 2021.

\_\_\_\_\_  
Bob Lang, Mayor

I, the undersigned, duly qualified Secretary of the Borough of Tarentum, Allegheny County, Pennsylvania, hereby certify that the foregoing is a true and correct copy of a Resolution duly adopted by a majority vote of the Borough of Tarentum at a regular meeting held on the 9th day of November, 2021 and said Resolution has been recorded in the Minutes of the Borough of Tarentum and remains in effect as of this date.

IN WITNESS WHEREOF, I affix my hand and attach the seal of the Borough of Tarentum, this 9th day of November, 2021.

\_\_\_\_\_  
Michael L. Nestico, Borough Manager



ALLEGHENY COUNTY  
ECONOMIC DEVELOPMENT

## ALLEGHENY COUNTY VACANT PROPERTY RECOVERY PROGRAM

### APPLICATION

Please submit the complete application and all required supporting documentation to the address below. Applications will not be accepted via fax or e-mail. Failure to submit all required information may result in termination of the application.

**Allegheny County Vacant Property Recovery Program - Applications**  
**One Chatham Center, Suite 900**  
**112 Washington Place**  
**Pittsburgh, PA 15219**

#### SECTION 1: PROPERTY INFORMATION

<b>Address</b>	1006 EAST ST.
<b>Block and Lot # (Parcel ID)</b>	1223-K-250
<b>Condition</b>	<input type="checkbox"/> Vacant Lot <input checked="" type="checkbox"/> Vacant Structure
<b>Approximate Size (in square feet)</b>	729 SQ. FT.
<b>Assessed value</b>	\$
<b>Has the property been tax delinquent for at least 3 years?</b>	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Unknown
<b>Are you related to the record owner of the property?</b>	<input type="checkbox"/> Yes (Please Specify _____) <input checked="" type="checkbox"/> No

#### SECTION 2: APPLICANT INFORMATION

<b>Legal Name of Applicant(s)</b> (The name of each individual or the organization applying for the property, as it should appear on all legal documents)	Bradly Lightner Kally Ann Lightner
<b>Address of Applicant</b> (Street Address, City, State and Zip)	909 East Street Tarentum, PA 15084
<b>Name of Contact Person</b>	Bradly Lightner
<b>Telephone Number of Contact Person</b>	Home:
<b>Email Address (optional)</b>	
<b>Do you currently own property that shares a common boundary with the subject property?</b>	Yes: <input type="checkbox"/> Homeowner Occupant <input type="checkbox"/> Business <input type="checkbox"/> Residential Rental Property <input type="checkbox"/> Other (Please specify _____) No: <input checked="" type="checkbox"/>

Please identify the address and Block and Lot number of all property that you own in Allegheny County, including property owned individually, jointly, or owned by any entity (LLC, corporation, partnership, etc.) in which you have an interest.

909 East Street  
1723-K-00194-0000

### SECTION 3: REUSE/DEVELOPMENT PLAN

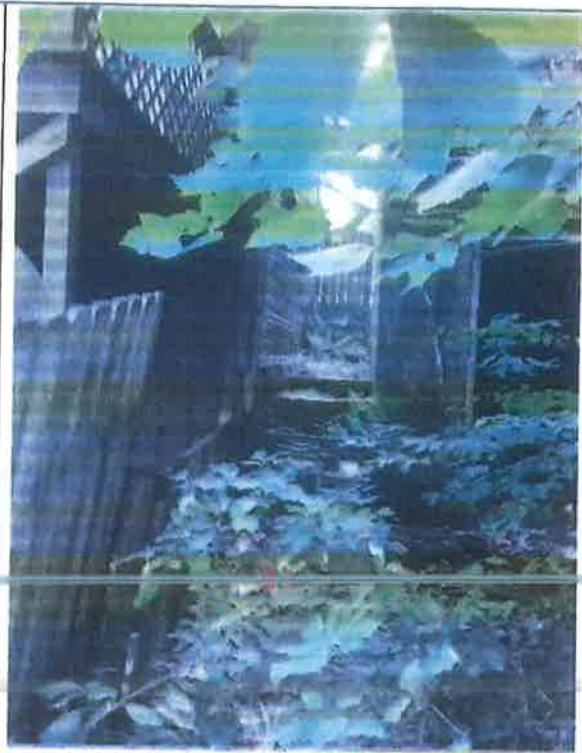
<p><b>Type of Application</b></p>	<p><input type="checkbox"/> Side Yard to Primary Residence  <input type="checkbox"/> Demolition of Blighted Structure  <input checked="" type="checkbox"/> Rehabilitation of Blighted Structure  <input type="checkbox"/> Other</p>
<p><b>Please describe the current condition of the property.</b></p>	<p>Currently: Vacant for years. All pipe and wire has been stolen and left major damage to walls and ceiling throughout.</p>
<p><b>How will you use the property (ex. side yard, residential rental property, etc.)? Please be specific.<sup>1</sup></b></p>	<p>Residential Rental Property</p>
<p><b>If you own abutting property, how does your proposed re-use relate to that property?</b></p>	
<p><b>Describe any changes or improvements you will make to the condition of the property. Please be specific.<sup>1</sup></b></p>	<p>Renovation of existing structure</p>
<p><i>If the property has or will have a structure on it, you must also submit all information outlined in the attached Parcels with Existing/Future Structures Policy.</i></p>	
<p><b>What are the estimated costs of these improvements?<sup>2</sup></b></p>	<p>\$ 14,550.00</p>

- <sup>1</sup> Applicants are responsible for ensuring that their plan adheres to all local zoning, property maintenance, and building code requirements and should contact the municipality in advance to determine the applicable requirements. Applicants may be required to provide information about these requirements as part of the application process.
- <sup>2</sup> Depending upon the applicant's proposed plan, applicants may be required to submit supplemental information, such as bids or quotes, schematic plans, and information about relevant experience.





**Photo no. 1**



**Photo no. 2**



**Photo no. 3**



**Photo no. 4**

## 1006 East Street Plan

<p><b>1. Cleanout:</b></p> <p>Building and property covered in debris including: items and animal fesses left by previous inhabitants, construction materials from damages caused by looting of plumbing and wiring, and a mixture of Items scattered about the property from the same.</p> <p>Photo no. <u>1,6,11,19</u></p>	<p>A dumpster will be rented and waste will be removed from the entire property. This will also include the removal of some overgrowth of vegetation on the back side of the building.</p>
<p><b>2. Roof:</b></p> <p>Flat roof in unknown condition. Roof only shows one leak from interior, located at the chimney. Hopeful that it is in decent shape and only needs re-flashed along the chimney. Roof is not visible from ground level.</p>	<p>Roof will be re-flashed and inspected. If repair or replacement is needed, it will be added to the scope at that time.</p>
<p><b>3. Gutters and Downspouts:</b></p> <p>Standard gutters and downspouts are existing along the rear edge of the building, but have become detached from the building, and are hung up in the trees.</p>	<p>Existing gutters and downspouts will be salvaged and repaired as needed, in order to be reattached to the building.</p>
<p><b>4. Foundation and Brickwork:</b></p> <p>The brick is in fair condition. The back right corner, some areas on the left side wall, and the headers above the front doors and windows will need to be repointed/re-mortared. Foundation otherwise is in good condition, with no evidence of structural movement, settling, insect infiltration, or brick deterioration.</p> <p>Photo no. <u>1, 3, 22</u></p>	<p>Foundation will be maintained in its existing configuration. Proper drainage will be provided by downspout repairs (see above), and by removal of excessive plant growth adjacent to foundation. Deteriorated mortar joints to be raked out by hand and repointed to match original.</p>

<p>only provides for a standing shower. The second floor currently has one bedroom that is 15' x 19'.</p> <p>Drawing no. 1-6</p>	
<p><b>10. Wall and Ceiling Finishes</b></p> <p>The existing walls and ceilings are in poor condition caused by looting of the plumbing and wiring. There is extensive damage to the drop ceilings in the first floor.</p> <p>Photo no. <u>6, 13, 14, 17, 18, 20</u></p>	<p>Repairs will be made to existing dry wall and drop ceilings as well at matching drywall finishes in restructured areas.</p>
<p><b>11. Plumbing System</b></p> <p>The current plumbing supply system is nearly non-existent due to looting of the copper piping. Drain system is in fair condition and needing only minor repairs. Plumbing fixtures are in poor condition. Water heater is disconnected, but appears to be in good working condition.</p> <p>Photo no. <u>7, 14, 16, 21</u></p>	<p>The plumbing supply system will be replaced with a Pex system. The drains will be repaired as needed. New tub/shower units, sinks, and toilets will be installed. Water heater will be inspected and reconnected if possible. A new water heater will be added to scope if necessary.</p>
<p><b>12. Electrical System</b></p> <p>The current electrical system is nearly non-existent due to looting of the wiring. Electrical panels are in fair condition. Most fixtures are also intact.</p> <p>Photo no. <u>8, 9</u> Drawing no. 7-9</p>	<p>The electrical panels will be cleaned up and reused along with most electrical fixtures. New wiring will be installed between panel and fixtures throughout the building.</p>
<p><b>13. HVAC</b></p> <p>The current furnace is disconnected and in poor condition. Existing ducting appears to be in fair condition.</p>	<p>Existing duct work will be cleaned out. New furnace will be installed by a licensed contractor. Verbal quote received from Meyers Mechanical for \$1,000 installed.</p>



Photo no. 1



Photo no. 2



Photo no. 3



Photo no. 4





Photo no. 9



Photo no. 10



Photo no. 11



Photo no. 12



**Photo no. 17**



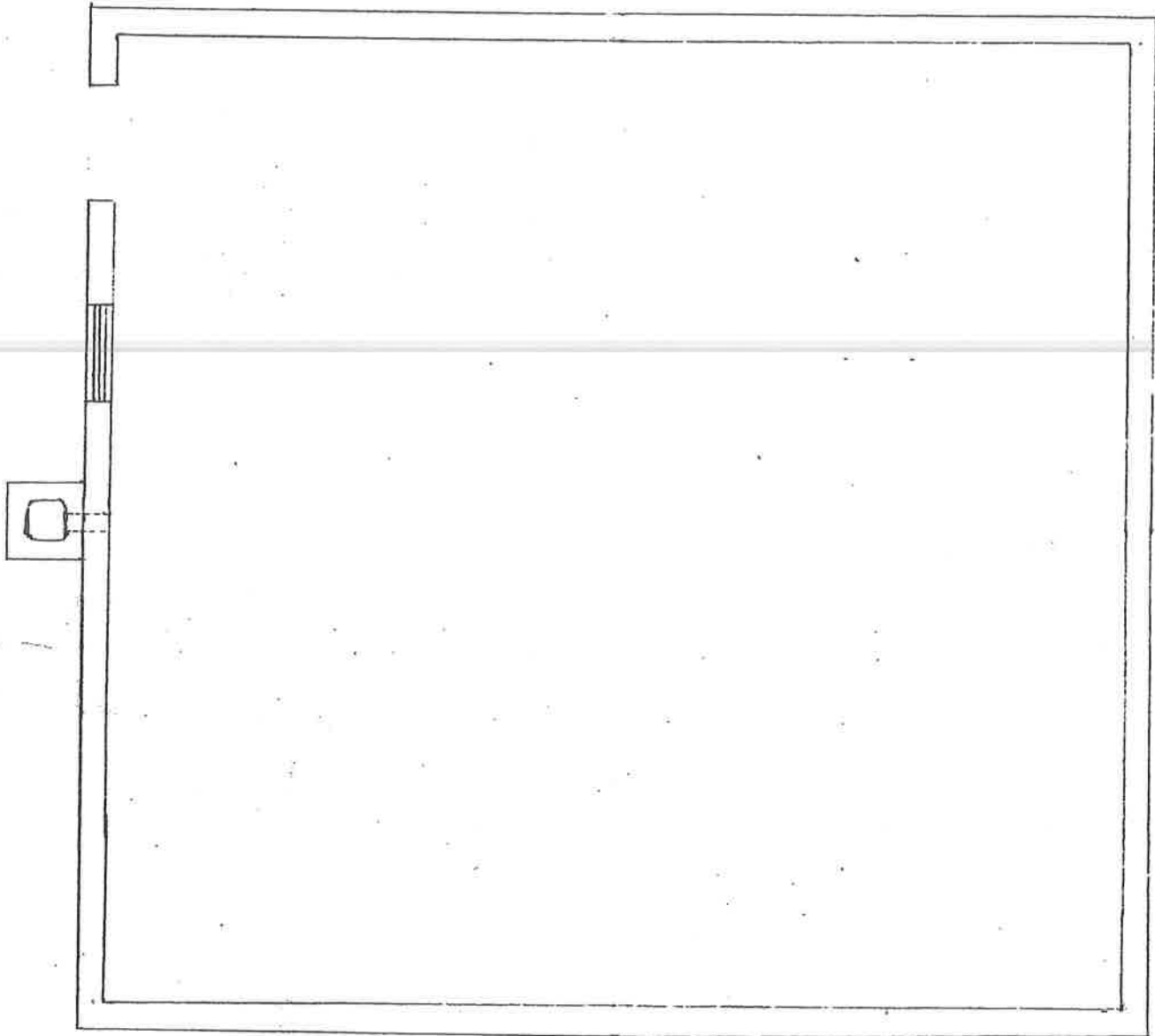
**Photo no. 18**



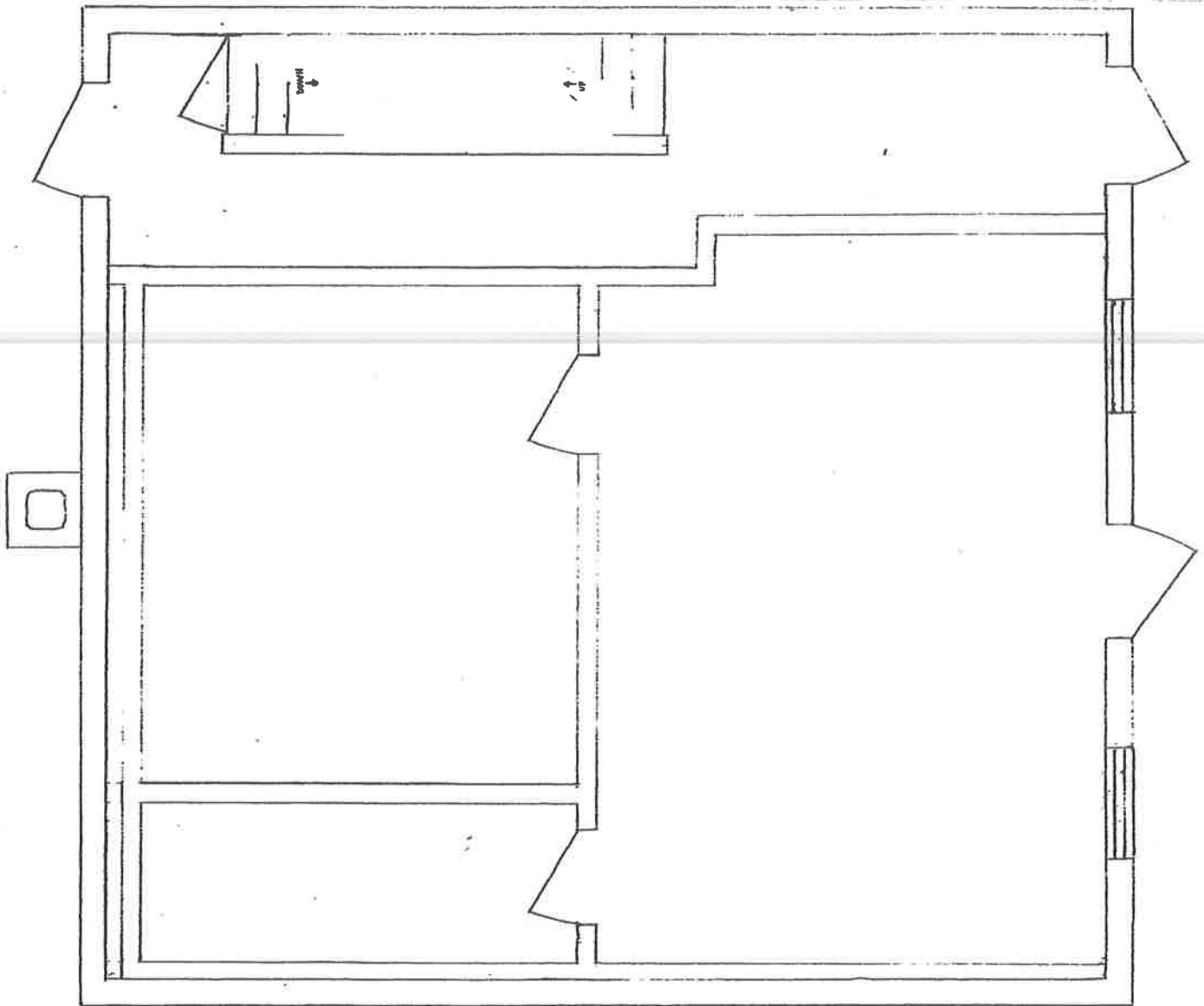
**Photo no. 19**



**Photo no. 20**

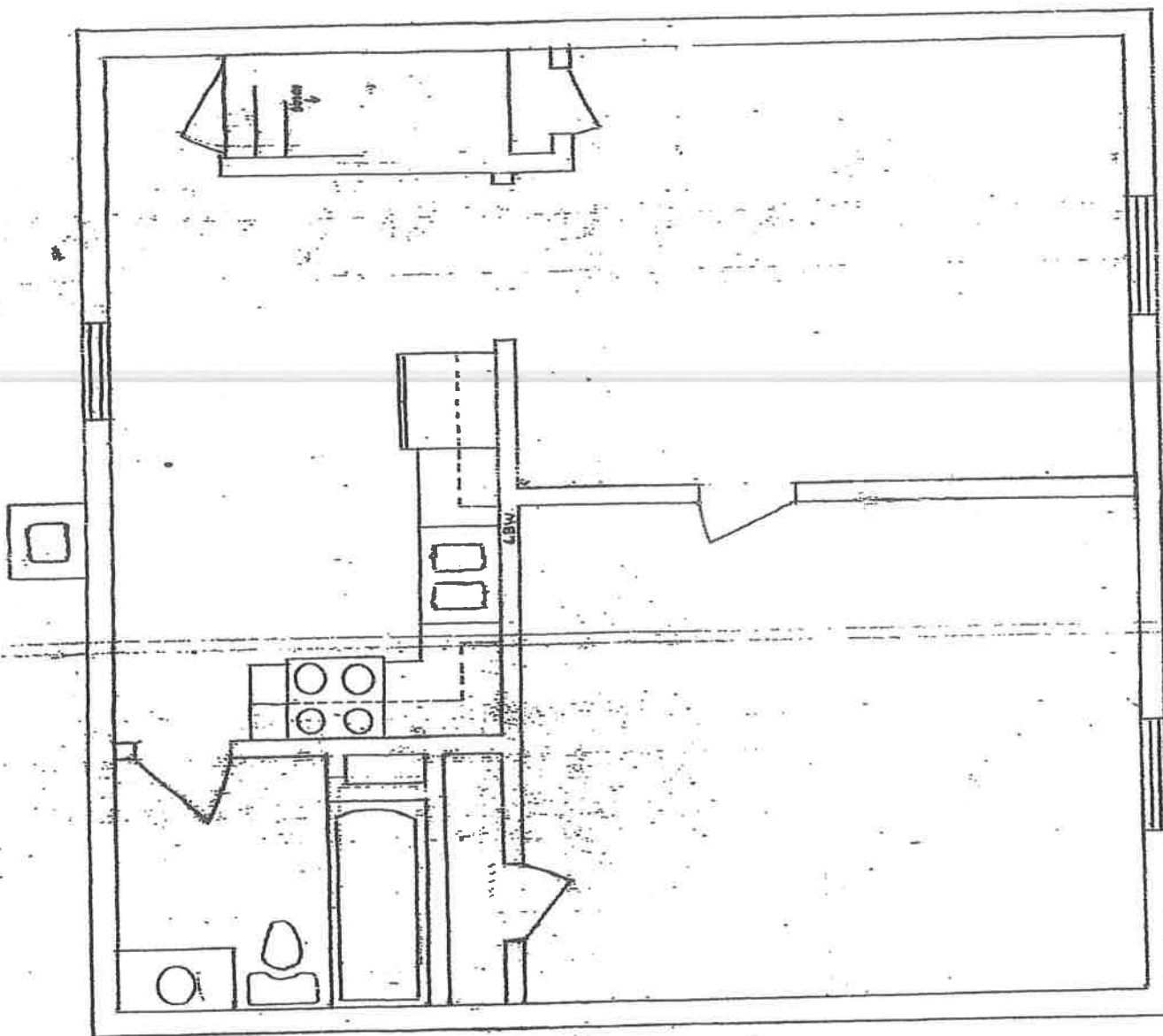


1008 East Street Plaza	
11/18/20	11/18/20
<i>David H. H.</i>	8.00.00
Floor Plan	
Existing Basement	1008-1

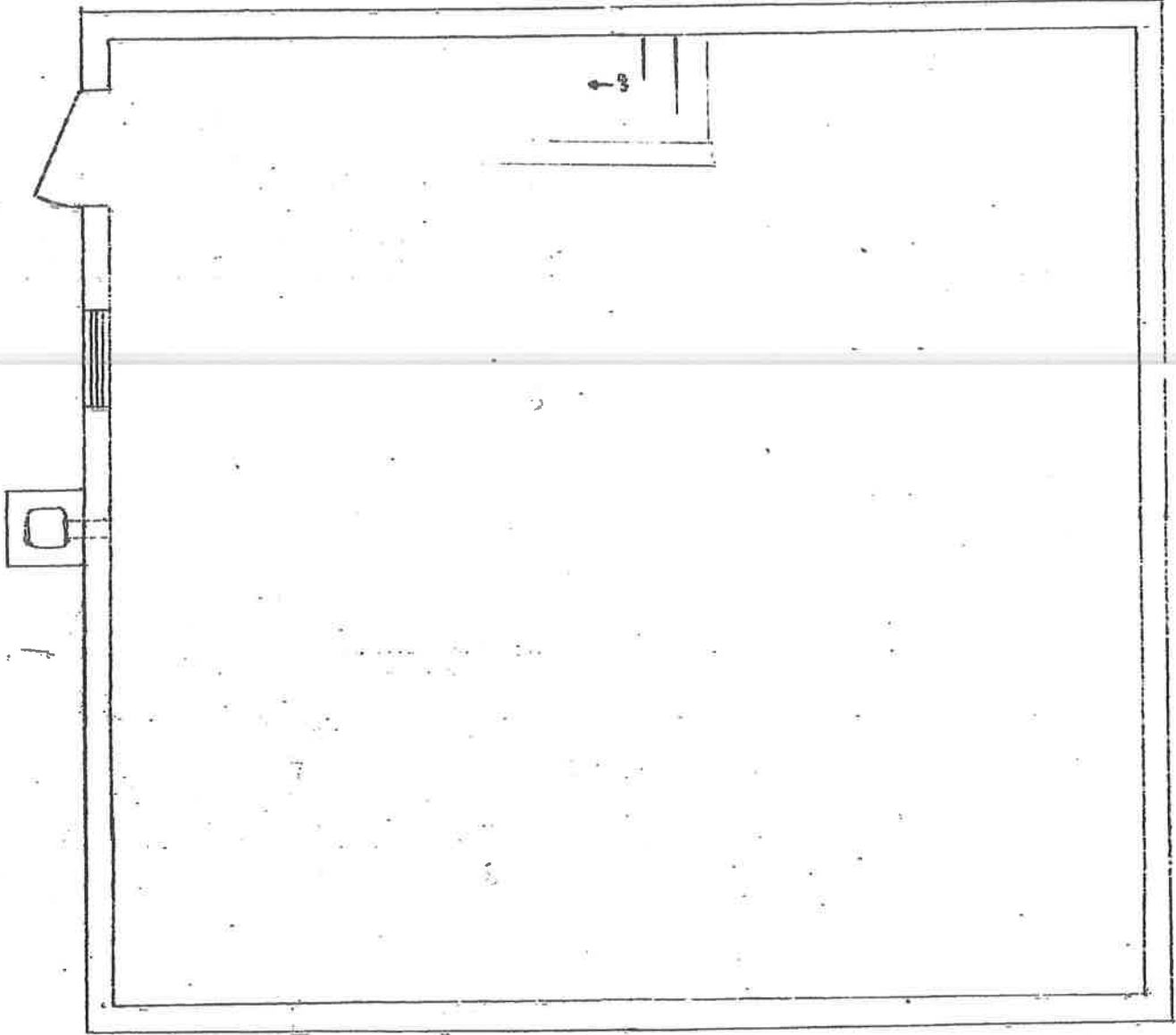


1006 East Street Plan	
Drawn By <i>[Signature]</i>	Scale 1/4" = 1'
Date 8-22-26	
Floor Plan	
Existing 1st Floor	Drawing Number 1006-2

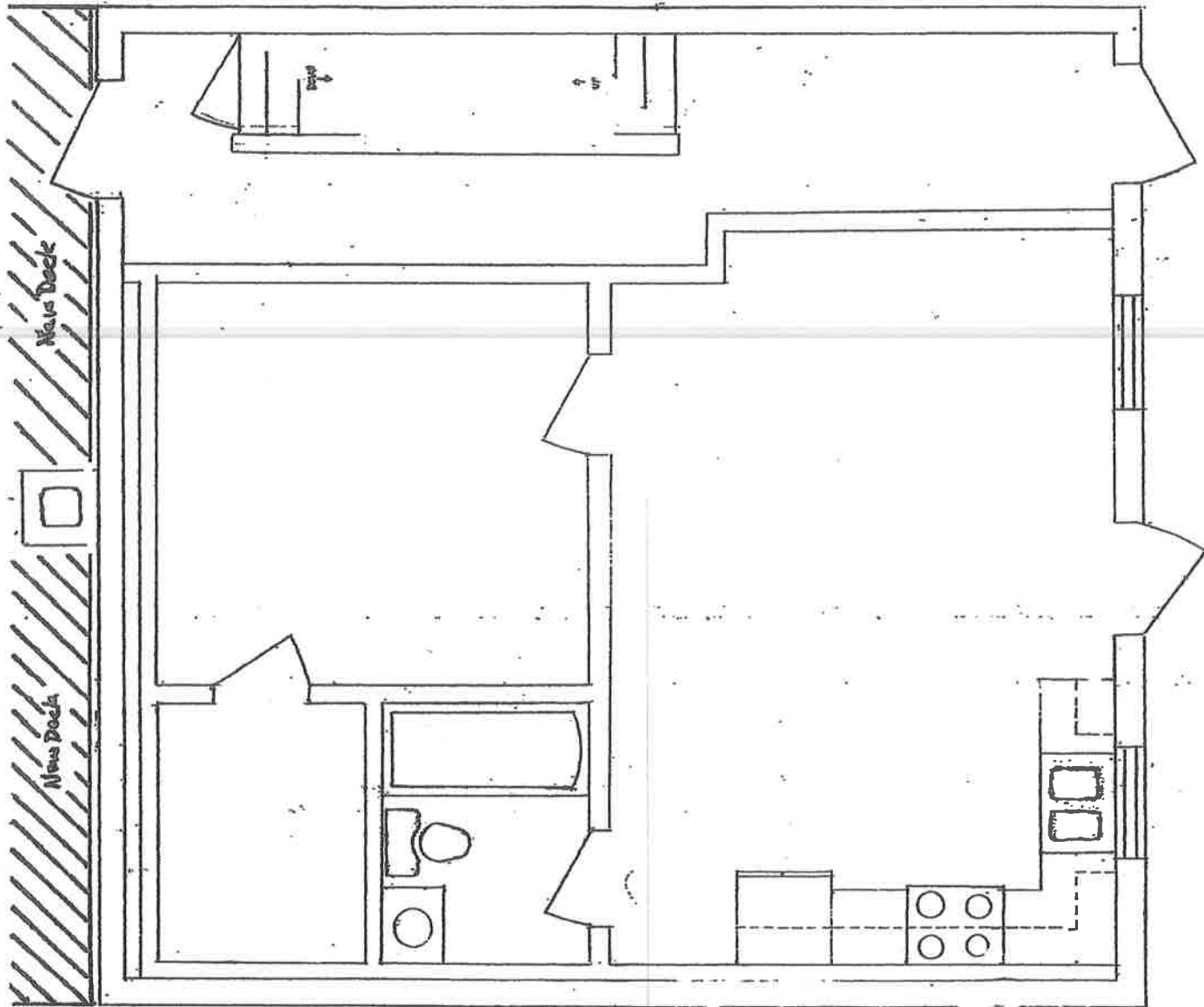




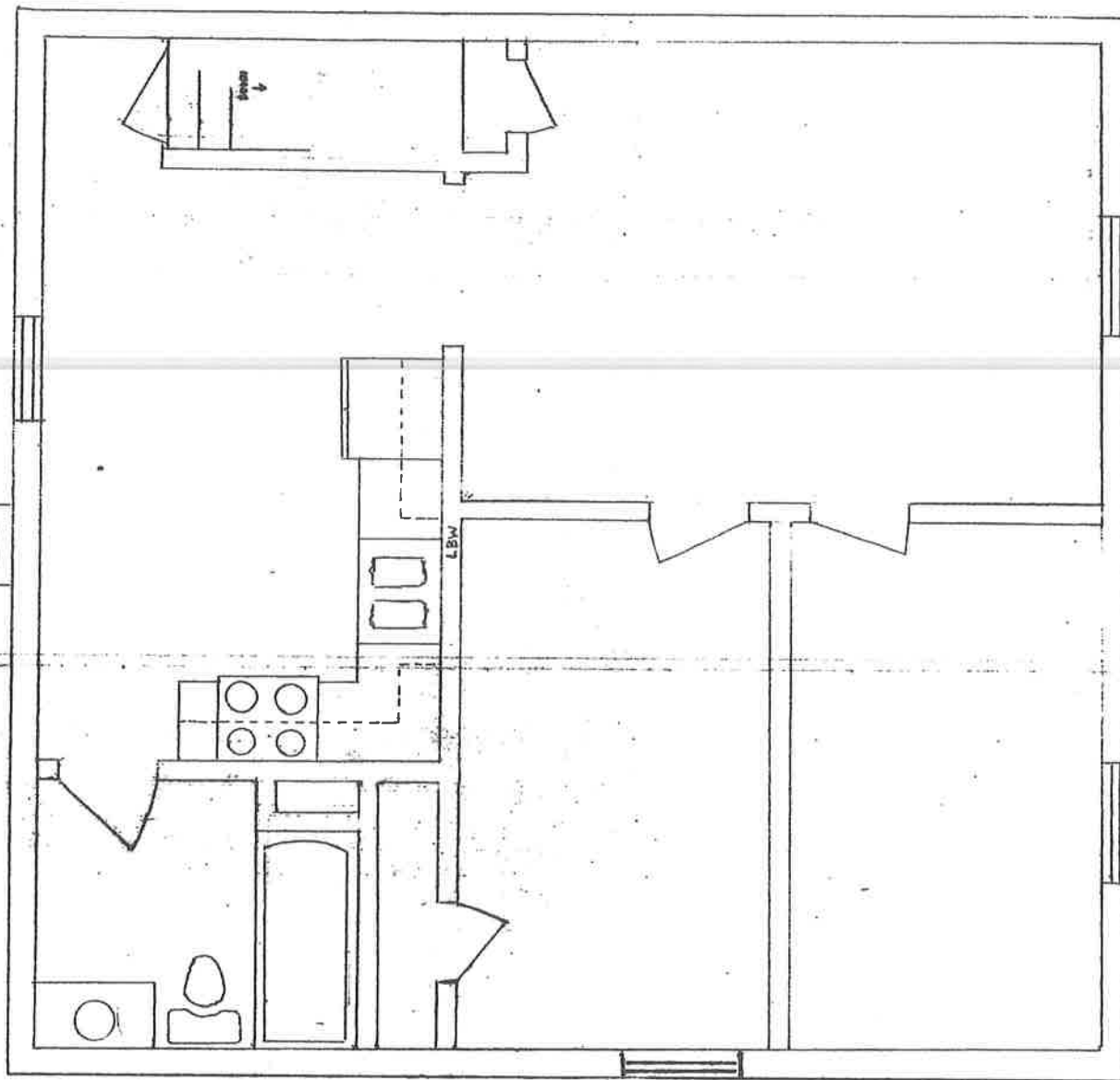
1006 East Street, Phila.	
DATE	10-1-11
BY	J. B. B. B.
Floor Plan	
Existing and Floor	
Drawn by	1006-3



1006 Best Sheet Map	1006-1
<i>Best Sheet</i>	1006-1
<i>Best Sheet</i>	1006-1
Future Basement	1006-1

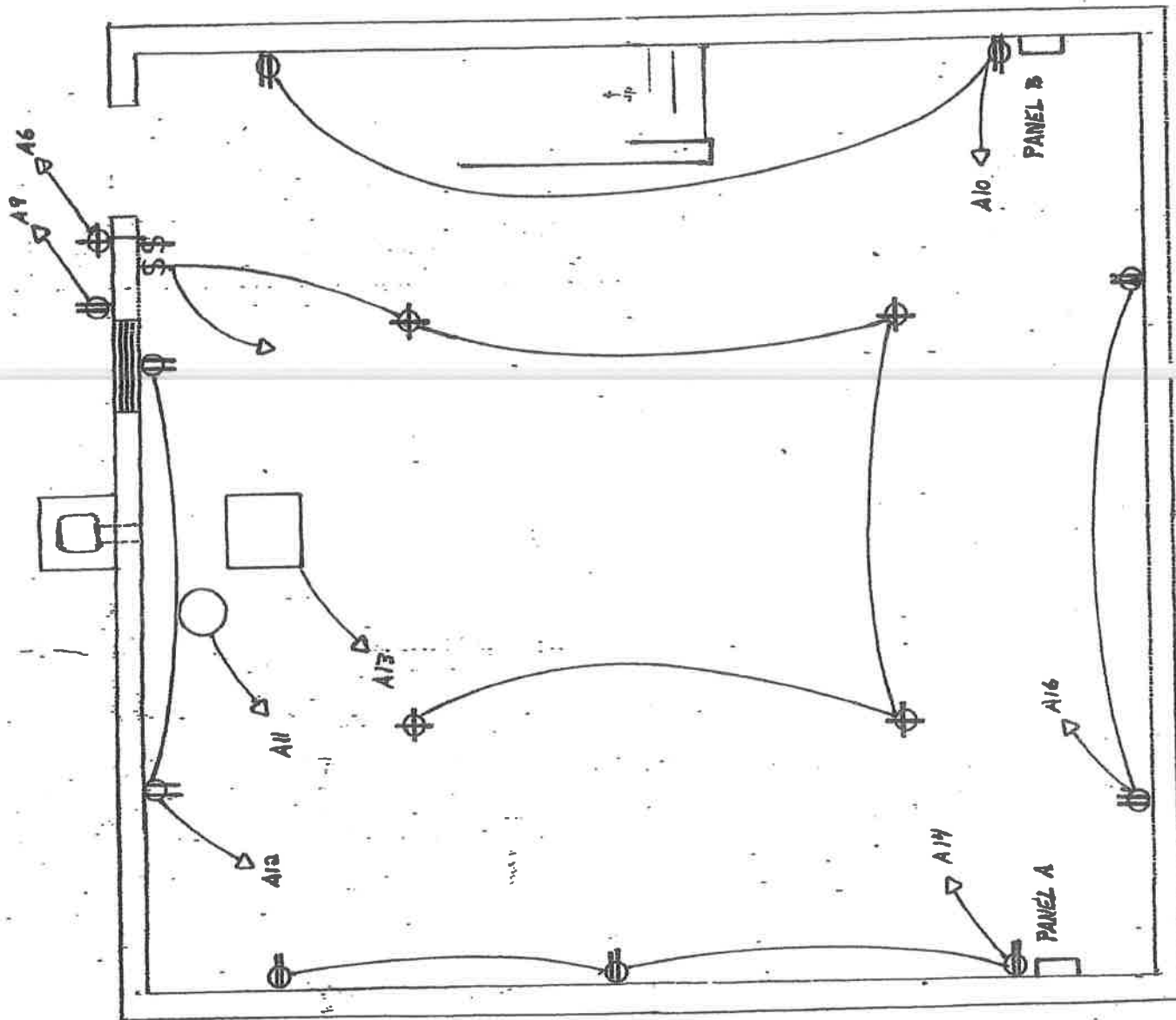


1006 East Street Plan	
Drawn by	David R. R. R.
Floor Plan	
Future 1st Floor	
Project Number	200615



1006 East Street, Plan	Scale 1/4" = 1'
Drawn by <i>David H. H.</i>	Date 8-27-80
Floor Plan	
Future 2nd Floor	Drawing Number 1006-6





1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

Electrical Plan, Basement

Future Basement

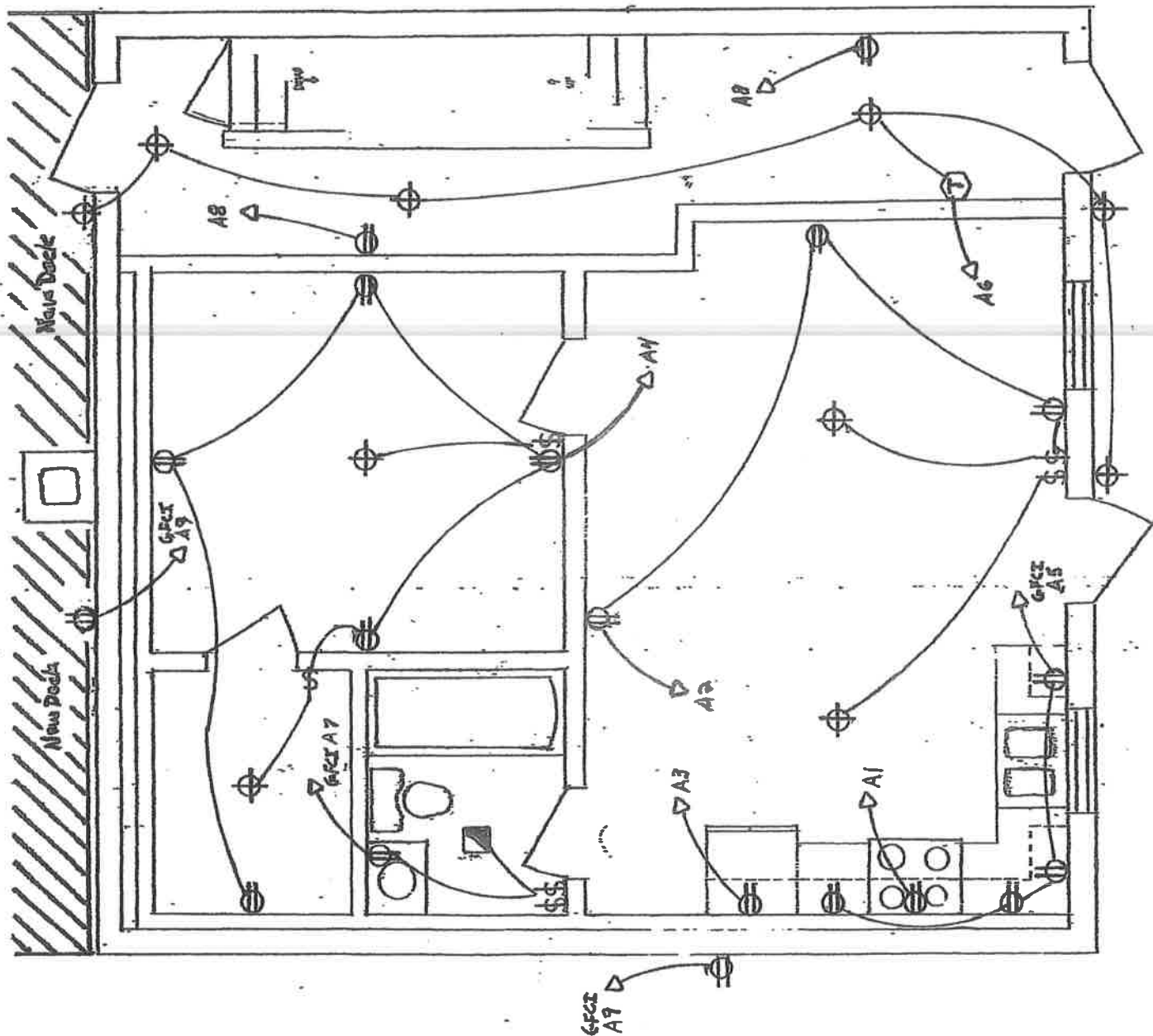
1006 East Street, Phila

1006 East Street, Phila

1006 East Street, Phila

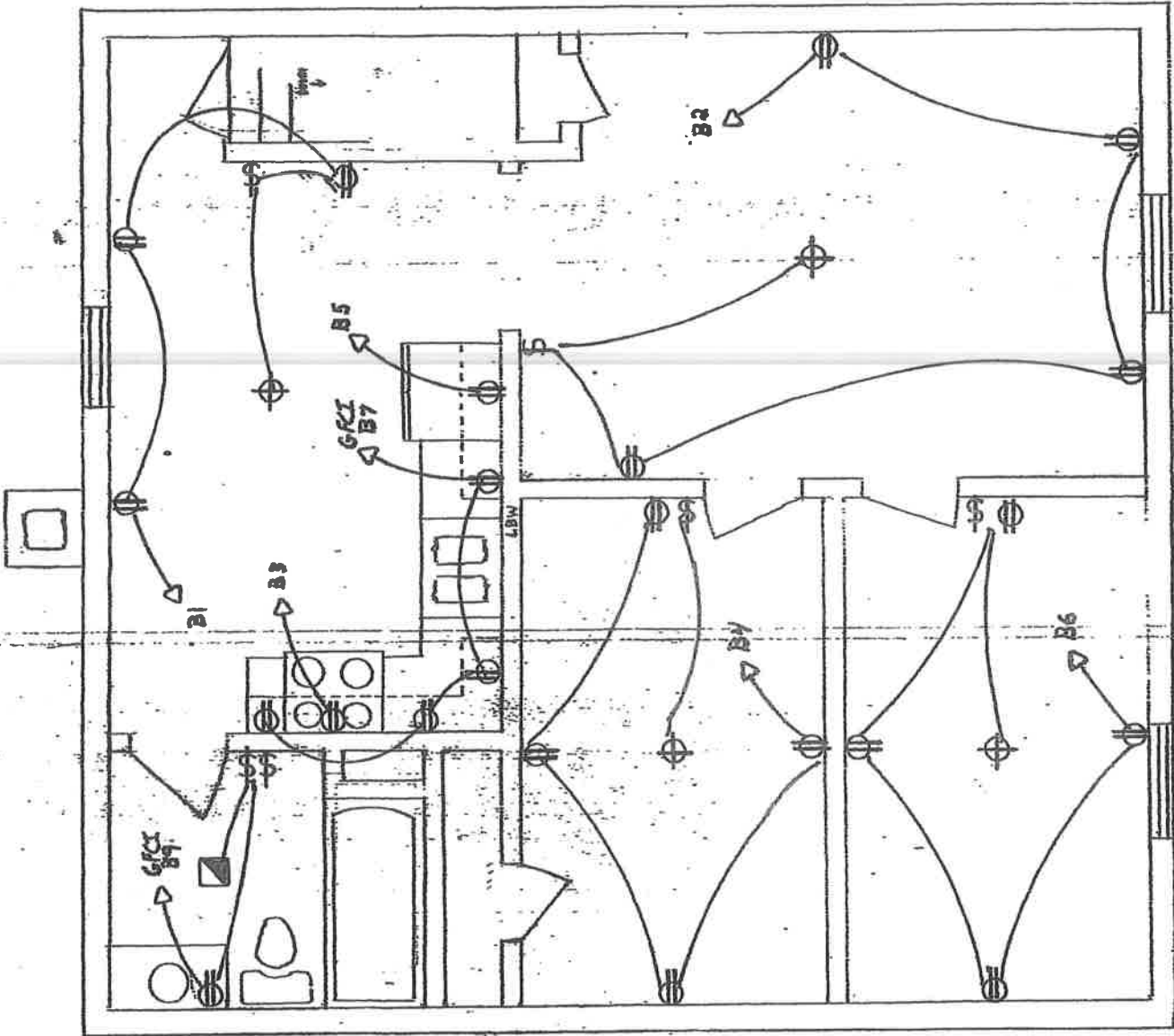
1006 East Street, Phila

1006 East Street, Phila



1008 East Street Plan	Scale: 1/4" = 1'
Electrical Plan	Drawn by: [Signature]
Future 1st Floor	Drawn by: [Signature]

1006 East Street, Phila.	
Drawn by <i>W. H. H. H.</i>	Date <i>10-2-11</i>
Electrical Plan	
Future 2nd Floor	
Drawn by <i>W. H. H. H.</i>	Date <i>10-2-11</i>



Revised  
7/12/21

1006 East Street Plan

Repair	Materials	Labor / Supplier	Qty	Price Per	Total
Demo and Clean Out	15 yd. Dumpster	J.J. Brunner	1	\$ 500.00	\$ 500.00
Block Pointing	80 lb. Bag, Type S Mortar Mix	Lowe's	3	\$ 6.97	\$ 20.91
Deck Addition	Lumber, Treated 6x6x12	Lowe's	12	\$ 53.57	\$ 642.84
	Lumber, Treated 2x8x8	Lowe's	22	\$ 14.57	\$ 320.54
	Lumber, Treated 2x8x16	Lowe's	4	\$ 28.57	\$ 114.28
	Lumber, Treated 2x10x8	Lowe's	2	\$ 17.98	\$ 35.96
	Lumber, Treated 2x10x16	Lowe's	4	\$ 35.57	\$ 142.28
	Lumber, Treated 2x4x8	Lowe's	18	\$ 8.27	\$ 148.86
	Lumber, Treated 4x4x8	Lowe's	4	\$ 18.57	\$ 74.28
	Lumber, Treated Balusters	Lowe's	145	\$ 1.18	\$ 171.10
	Decking	Lowe's	225	\$ 1.16	\$ 261.00
	Carriage Bolts 3/8x10 with nuts and washers	Lowe's	24	\$ 2.17	\$ 52.08
	Decking Screws, 3" 5 lb. Box	Lowe's	1	\$ 26.98	\$ 26.98
	Decking Screws, 2.5" 5 lb. Box	Lowe's	1	\$ 29.58	\$ 29.58
	80 lb. Bag, Concrete Mix	Lowe's	12	\$ 5.80	\$ 69.60
Exterior Doors	Lumber, Treated 2x8x8	Lowe's	10	\$ 14.57	\$ 145.70
	36" Decorative	Lowe's #741077	2	\$ 349.00	\$ 698.00
	36" Solid	Lowe's	2	\$ 139.00	\$ 278.00
	Can Spray Foam, Window and Door	Lowe's	4	\$ 4.48	\$ 17.92
Utility Hook-ups	Electrical Service Connections	Tarentum Borough	2	\$ 125.00	\$ 250.00
	Water Meter	Plumber (Vinnie?)	1	\$ 300.00	\$ 300.00
	New Furnace	Myers Mechanical	1	\$ 1,000.00	\$ 1,000.00
Apartments Carpentry	Interior Studs 2x4x8	Lowe's	75	\$ 4.48	\$ 336.00
	16d Framing Nails, 5 lb. Box	Lowe's	1	\$ 13.98	\$ 13.98
	Drywall 4x8x1/2	Lowe's	20	\$ 10.47	\$ 209.40
	Drywall compound, 5 gal.	Lowe's	2	\$ 16.16	\$ 32.32
	Drywall Screws, 1.5" 5 lb. Box	Lowe's	1	\$ 19.98	\$ 19.98
	32" Interior Doors	Lowe's	7	\$ 85.00	\$ 595.00
	Banister per. ft.	Lowe's	15	\$ 37.44	\$ 561.60
	Flooring per. Sq. ft. with underlayment	Lowe's	275	\$ 1.11	\$ 305.25
	Carpet per. Sq. ft. with padding, Installed	Lowe's	850	\$ 2.00	\$ 1,700.00
	Drop Ceiling, Grid and Tile per. Sq ft.	Lowe's	100	\$ 1.10	\$ 110.00
	Countertops	Lowe's	2	\$ 214.00	\$ 428.00
Apartments Plumbing	3/4 Copper pipe and fittings	Ace Hardware	10	\$ 3.79	\$ 37.90
	3/4 Pex 100 ft. roll	Ace Hardware	1	\$ 48.69	\$ 48.69
	3/4 Pex Fittings	Ace Hardware	16	\$ 1.98	\$ 31.68
	1/2 Pex 100 ft. roll	Ace Hardware	1	\$ 28.52	\$ 28.52
	1/2 Pex Fittings	Ace Hardware	26	\$ 1.98	\$ 51.48
	1/2 Pex Wall Stub-outs	Ace Hardware	10	\$ 7.58	\$ 75.80
	Tub / Shower Units	Ace Hardware	2	\$ 390.00	\$ 780.00
	Lavatory Faucet	Ace Hardware	2	\$ 37.99	\$ 75.98
	Tub / Shower Faucet	Ace Hardware	2	\$ 119.99	\$ 239.98
	Kitchen Faucet	Ace Hardware	2	\$ 59.99	\$ 119.98
Apartments Electrical	12/2 Romex per. Ft.	Lowe's	500	\$ 0.26	\$ 130.00
	Plastic Nail-on Boxes	Lowe's	76	\$ 0.29	\$ 22.04
	Romex Connectors, Box of 100	Lowe's	1	\$ 32.48	\$ 32.48
	Outlets with covers	Lowe's	50	\$ 1.23	\$ 61.50
	Switches	Lowe's	15	\$ 1.10	\$ 16.50
	Bathroom Fan / Light Combo	Lowe's	2	\$ 35.92	\$ 71.84
	GFCI Breakers	Lowe's	5	\$ 51.99	\$ 259.95
	Electrical Inspection on Completion	John	1	\$ 50.00	\$ 50.00
Habitat Re-Store	Total Budget	Habitat Re-Store	1	\$ 2,754.24	\$ 2,754.24
	Toilet	Habitat Re-Store	2	\$ -	\$ -
	24" Vanity	Habitat Re-Store	1	\$ -	\$ -
	36" Vanity	Habitat Re-Store	1	\$ -	\$ -
	Double Bowl Kitchen Sink	Habitat Re-Store	2	\$ -	\$ -
	Light fixture Outside	Habitat Re-Store	4	\$ -	\$ -
	Light fixture Bedroom	Habitat Re-Store	3	\$ -	\$ -
	Light fixture LR / Kit	Habitat Re-Store	4	\$ -	\$ -
	Kitchen Bass Cabinet 36" Corner	Habitat Re-Store	2	\$ -	\$ -
	Kitchen Bass Cabinet 32" Sink	Habitat Re-Store	2	\$ -	\$ -
	Kitchen Bass Cabinet 24"	Habitat Re-Store	\$ -	\$ -	\$ -
	Kitchen Bass Cabinet 12"	Habitat Re-Store	\$ -	\$ -	\$ -
	Kitchen Wall Cabinet 24" Corner	Habitat Re-Store	2	\$ -	\$ -
	Kitchen Wall Cabinet 18"	Habitat Re-Store	\$ -	\$ -	\$ -
	Kitchen Wall Cabinet 12"	Habitat Re-Store	\$ -	\$ -	\$ -
	Kitchen Wall Cabinet / Filler 6"	Habitat Re-Store	\$ -	\$ -	\$ -
	Kitchen Wall Cabinet 30" Stove Upper	Habitat Re-Store	2	\$ -	\$ -
	Kitchen Wall Cabinet 30" Fridge Upper	Habitat Re-Store	2	\$ -	\$ -
				Real Total	\$ 14,500.00
	Cost Doubled without explanation at written order of RAAC	No Justification Given, Even When Asked		\$ 14,600.00	\$ 29,100.00
	Roofing budget for an un-needed roof added at written order of RAAC	No Justification Given, Even When Asked		\$ 10,000.00	\$ 39,100.00
	30% contingency on top of \$25,000.00 imaginary budget added at written order of RAAC	No Justification Given, Even When Asked		\$ 11,730.00	\$ 50,830.00
				New Total based on RAAC Math	\$ 50,830.00
	Additional Proof of Credit added to cover new imaginary budget By written order of RAAC	No Justification Given, Even When Asked		HELOC-\$43,200.00 Citi Card-\$14,945.00	\$ 58,145.00



## Information of Applicants Knowledge

I, Brad Lightner, have been working in the trades all my life, even before my documented work history. I started with helping my grandfather around the family farm with construction and remodels of the house and outbuildings on the 218-acre farm. There I also operated and maintained many forms of equipment including heavy machinery. I had the pleasure of working with him on his masonry and cement finishing business, laying block, brick, and concrete. I worked with Paul Busshause Carpentry Contracting throughout high school. After that I worked with my uncle's plumbing, heating, and remodeling company, Ace's Plumbing.

I have worked in the electrical field for 8 years as an apprentice and journeyman electrician at Metro Electric and Omni Electric Inc. I now work as a facilities manager, working up from maintenance supervisor over the years, where I was and am currently in charge of all forms of maintenance on the buildings. I have included my resume for you to see my work history in more detail.

I have personally owned two companies, B & J Remodeling and Brad Lightner Custom, where I not only helped individuals and businesses with affordable services, but also volunteered for Kiski Valley Habitat for Humanity and the Community Church of Pine Run.

In Tarentum I restored my personal home at 16 East 10<sup>th</sup> Avenue after hurricane Ivan flooded our area as well as helping out my neighbors who also suffered after the flood. I am now restoring my personal home at 909 East Street with my wife. We are close to finishing our project. This house was bought as a project home, which was unlivable and needed to be completely rebuilt including the foundation, plumbing, electrical, interior walls, and more. We bought the house for \$5,000 and it is now appraised at \$54,000. We pride ourselves on making sure that the house we built will be safe and sound for years to come.

**08/2007 – 12/2015**

**Key Bellevilles Inc.**

**Leechburg, PA**

**Maintenance Supervisor**

- Supervision of maintenance department for 75,000 sq. ft. precision stamping, machining, and heat-treating facility with over 120 production machines.
- I also maintained my role as the only electrician and had 3 direct report mechanics in the department.
- Troubleshooting, repairs, fabrication, and preventative maintenance.
- Maintenance department planning, ordering, inventory, and organization.
- Automation and safety systems modernization and upgrading.
- Assessment, training, and supervision of the maintenance team.

**07/2002 – 12/2006**

**Omni Electric Inc.**

**Tarentum, PA**

**Job Supervisor**

- Supervision of traveling crew for electrical contracting company.
- Responsible for 1 or 2 direct report employees depending on job.
- Responsible for employee travel and accommodations, as well as job estimating, scheduling, time and materials management, and job sight supervision.
- Commercial and light industrial electrical sub-contracting.
- High voltage, low voltage, communications, and networking.
- Fire alarms, emergency power, and standby power systems.
- Familiar with NEC and ANSI code.

**11/2000 – 01/2002**

**Sears, Roebuck and Co.**

**Natrona, PA**

**Stock Room Manager**

- Shipping and receiving, RTV, and inventory.
- Store and electronic security systems maintenance.
- Stock room inventory and general labor supervision.
- Responsible for 2 direct report employees.

**04/1999 – 07/2002**

**B & J Remodeling**

**Vandergrift, PA**

**Owner**

- Licensed and insured, residential contracting and remodeling.
- Framing, roofing, siding, and soffit and fascia.
- Plumbing (water and gas) and electrical.
- Drywall, cabinetry, tile, and hardwood floors.

**1999-2000**

**Metro Electric Inc.**

**New Kensington, PA**

**Commercial Electrician/Apprentice**

- Leadership training including Lean Six Sigma, Conflict Resolution and Project Planning as well as multiple seminars on business management and finance through SCORE Pittsburgh.

#### **Personal Interests/Achievements:**

- Member of Community Church of Pine Run and active in various leadership, fundraising, and maintenance positions.
- Member of The Society for Creative Anachronism, an international organization dedicated to researching and re-creating the arts and trade skills of pre-17th-century Europe. 1998 – Current
- Volunteer with Kiski Valley Habitat for Humanity
- Participated with my daughter in The Pittsburgh Space Command, a model rocket club and sanctioned member of the National Association of Rocketry. 2004 – 2006
- Designed an emergency power system for U.S. Department of Homeland Security emergency warning system. 2005
- Co-founder of The Praxis Foundation. One of the six individuals responsible for planning, organizing and hosting a fan oriented memorial tribute to actor Mark Leonard, which successfully raised over \$10,000 benefiting the Juvenile Diabetes Foundation. 1998
- Explorer Scouts, Pennsylvania National Guard, 28<sup>th</sup> Infantry, 112<sup>th</sup> Division. 1991-1996
- Previous employer currently holds 7 US Patents based on my designs. 1994 - 1995.

#### **EDUCATION:**

##### **Art Institute of Pittsburgh**

Architectural Drafting and Interior Design, Dean's List 1998

##### **Kiski Area High School**

Gifted Program

# ALLEGHENY COUNTY VACANT PROPERTY RECOVERY PROGRAM

## ASSESSMENT OF STRUCTURE BY MUNICIPAL CODE OFFICIAL

**Block and Lot No.:** 1223-K-250

**Mailing Address:** 1006 EAST ST

**Municipality:** Tarentum

**Date of Inspection:**

**Structure Status as of Date of Inspection:** \_\_\_\_\_ Structure exists on property

         Structure has been demolished

**Occupancy Status as of Date of Inspection:** \_\_\_\_\_ Structure is vacant.

(If structure exists.)

\_\_\_\_ Structure is occupied

**If the property contains a structure, do any of the following conditions exist on the property as of the date of inspection? Please check all that apply.**

- ☐ Because of its physical condition or use it is regarded as a public nuisance at common law or has been declared a public nuisance in accordance with the local housing, building, plumbing, fire and related codes.
- ☐ Because of its physical condition, use or occupancy it is considered an attractive nuisance to children.
- ☐ Dwelling which because it is dilapidated, unsanitary, unsafe, vermin-infested or lacking in the facilities and equipment required by the housing code of the municipality, has been designated by the department responsible for enforcement of the code as unfit for human habitation. *(Please attach a copy of the notice sent by the municipality to the record owner.)*
- ☐ It is a fire hazard, or is otherwise dangerous to the safety of persons or property.
- ☐ The utilities, plumbing, heating, sewerage or other facilities have been disconnected, destroyed, removed, or rendered ineffective so that it is unfit for its intended use.
- ☐ It is vacant and has not been rehabilitated within one year of the receipt of notice to rehabilitate from the appropriate code enforcement agency. *(Please attach a copy of the notice sent by the municipality to the record owner.)*
- ☐ None of the above conditions apply.

Signature of Director of Code Enforcement

Printed Name \_\_\_\_\_

Date \_\_\_\_\_





ALLEGHENY COUNTY  
ECONOMIC DEVELOPMENT

## ALLEGHENY COUNTY VACANT PROPERTY RECOVERY PROGRAM

### CODE VIOLATION REVIEW

The following Applicant has applied to the Allegheny County Vacant Property Recovery Program for a property located in Tarentum. To be eligible for the Program, an Applicant cannot have outstanding code violations on any property in which the Applicant has an ownership interest. We request your assistance in verifying this.

**Applicant:** Bradly Lightner & Kelly Ann Lightner

**Properties Owned by Applicant:** Based upon information provided by the Applicant in Section 2 of the application and a search of Allegheny County Department of Real Estate Records, properties in which the Applicant has an ownership interest located in Tarentum include, but may not be limited to, those listed below. Please add additional properties to the list as necessary.

Parcel ID	Owner Name	Address	Municipality
1223-K-194	LIGHTNER BRADLEY & KELLY ANN LIGHTNER (W)	909 EAST STREET	TARENTUM

Does the Applicant have any outstanding code violations on any property in which the Applicant has an ownership interest in the Borough of Tarentum?

\_\_\_\_\_ Yes (Please provide documentation.)

\_\_\_\_\_ No

\_\_\_\_\_  
Name and Title

\_\_\_\_\_  
Date of Review

\_\_\_\_\_  
Signature



### CONFLICT OF INTEREST FORM

All applicants requesting participation in an Allegheny County Economic Development (ACED) or Redevelopment Authority of Allegheny County (RAAC) program are requested to disclose whether they or any of their relatives are one or more of the following:

1. An employee of Allegheny County;
2. An elected or appointed official at the local, county, state or federal level; and/or
3. A person who has a personal financial interest or benefit and/or has decision-making ability that could influence the outcome of any application.

If one or all of these categories applies, a formal Conflict of Interest waiver must be obtained from the appropriate party. If the source of funding for your participation in an ACED/RAAC program is the U. S. Department of Housing and Urban Development (HUD), then a formal Conflict of Interest waiver must be submitted to HUD for approval.

**APPLICANT INSTRUCTIONS:** Please read all of the sections below and complete all sections as applicable to each applicant. More than one section may apply. Please sign the bottom of the form.

Check the appropriate box for each category			Category
I am*	I am related to*	I am not nor am I related to	
		<input checked="" type="checkbox"/>	An Allegheny County Employee
		<input checked="" type="checkbox"/>	An Elected or Appointed Official
		<input checked="" type="checkbox"/>	A person who has a personal financial interest or benefit and/or has decision-making ability that could influence the outcome of any application.

\* If you checked anything in the "I am" and/or the "I am related to" Category above, please provide the following information regarding this relation (attach additional pages as necessary):

Name	Title	Organization/Department	Relationship to Applicant

I/we acknowledge and agree that any misrepresentation contained in this Conflict of Interest Disclosure may result in the cancellation of my application for acquisition assistance or, if the misrepresentation is discovered after the acquisition assistance has been granted, I/we may be required to repay the entire amount of acquisition assistance upon demand.

Bradly Lightner  
Applicant Name (Printed)

[Signature]  
Applicant Signature

11-5-20  
Date

Kelly Ann Lightner  
Co-Applicant Name (Printed)

Kelly Ann Lightner  
Co-Applicant Signature

11-5-20  
Date

1006 East St.  
Address (Property applied for)

1223-K-250  
Block/Lot

Torontom  
Municipality

In addition, the applicant(s) have completed all required Municipal Conflict of Interest processes and it has been determined that no Conflict of Interest exists. Copies of such documentation will be made available to ACED/RAAC upon request.

ANTHONY D. BRUNI, BCO  
Municipal Official Name (Printed)

[Signature]  
Municipal Official Signature

11-9-2020  
Date