

HISTORY

The area known as “Upper St. Clair” can trace its origins in recorded history back to the mid-eighteenth century when the first known settler, a Scotsman named John Fife, arrived from Virginia in 1762. At that time, the land was part of Yohogania County, District of West Augusta, Virginia, which was settled in 1784. The area now known as “Upper St. Clair” was placed in Peters Township, Washington County, Pennsylvania. In 1788, Allegheny County was formed from parts of Washington and Westmoreland Counties and was divided into seven townships, one of which was called St. Clair. The Township was divided into two parts, Upper and Lower St. Clair in 1839; the latter is now fully within the Pittsburgh City limits. Two more townships were formed from the original township – Snowden Township in 1845 and Scott Township in 1861. The Borough of Bridgeville was separated in 1902.

The Township derives its name from Arthur St. Clair, a Scotsman, who settled in the Ligonier Valley in 1760. St. Clair had served in the British Army prior to settling in Pennsylvania. In the course of his public life, he served as land agent of the Penns, as a county official in Bedford and Washington Counties, and as a representative for Pennsylvania in the United States Continental Congress, including a year as its President in 1787. He was commander of the army that was defeated by Indians of the Northwest in 1791 and was Governor of the Northwest Territory from 1788 until 1802.

The Township area is approximately 80% developed. Upper St. Clair’s most rapid growth occurred during the 1950’s and 1960’s with its recognition as a most desirable residential community within the practical commuting distance to the City of Pittsburgh.

In January 1954, Upper St. Clair was designated a First Class Township of the Commonwealth of Pennsylvania. On January 1, 1976, a Home Rule Charter went into effect officially designating Upper St. Clair a Home Rule Community.

The Township is bordered on the north by the Municipality of Mt. Lebanon and the Township of Scott, on the east by the Municipality of Bethel Park, on the south by Washington County, and on the west by the Townships of Collier, South Fayette and Bridgeville.

MUNICIPAL GOVERNMENT

The Home Rule Charter provides for a Board of seven (7) Township Commissioners, two of whom are elected at large by all the voters of the Township, and one who is elected from each of the five wards in the Township. Each Commissioner serves a term of four (4) years. The Board of Commissioners are the final policy authority of the Township. The Township Manager is appointed by the Board of Commissioners and is the Chief Administrative Officer of the Township, directly responsible and accountable to the Board of Commissioners. The Manager also serves as Secretary of the Township.

MUNICIPAL GOVERNMENT (Continued)

The principal duties and responsibilities of the Township Manager, as prescribed in the Home Rule Charter, include the following: to appoint, suspend or remove all Township employees, except as otherwise provided by law or the Home Rule Charter; direction and supervision of the Finance and Tax Collection office; direction and supervision of all operating departments; preparation of the annual budget and an annual financial report to the Commissioners; the signing of papers, contracts, obligations and documents on behalf of the Township as required by law; preservation of order in the Township and enforcement of its ordinances and regulations; official representation of the Township to other governmental organizations and agencies.

BOARDS OF COMMISSIONERS

The Township is organized into seven departments under the direction of the Township Manager. The departments include Administration, Finance, Public Works, Recreation and Leisure Services, Police, Community Development and Library. Each department is managed by the Director who is supervised by the Township Manager.

Citizens Boards and Commissions, appointed by the Board of Commissioners, play an important role in the governmental process. These Boards specialize in selected types of problems and serve as advisors to the elected Board of Commissioners. Active Boards and Commissions are:

Civil Service Board	3 Members	3 Year Terms
Library Board	5 Members	3 Year Terms
Planning Commission	7 Members	4 Year Terms
Parks and Recreation Board	7 Members	3 Year Terms
Zoning Hearing Board	3 Members	3 Year Terms
Building and Fire Codes Appeals and Advisory Board	3 Members	3 Year Terms
Municipal Authority	5 Members	5 Year Terms

TRANSPORTATION

The Township is ideally located relative to the major sources of transportation available within the County. This enables the Township and its residents to derive the benefits of easy accessibility. U.S. Route 19 passes through the Township in a north-south direction. Interstate 79, running in a north-south direction, lies approximately 3 miles west of the Township line.

Township residents also enjoy the use of other transportation facilities including airlines, bus, light rail and motor freight. Greater Pittsburgh International Airport is located 10 miles west of the Township and provides passenger service by most major airlines including US Airways, American, Northwest, Delta, Continental, Canadian Partner and British Airlines. The Port Authority of Allegheny County has bus lines and a light rail line with service to downtown Pittsburgh and the Oakland area of the City. Suburban Lines also operates buses through the Township connecting it with the City to the north and the city of Washington, Washington County, to the south. Bus and rail service to other major cities is provided to residents by Greyhound Lines, Inc., Continental Trailways Bus Company and Amtrak. The area's ground freight transportation requirements are serviced by over 250 major freight carriers.

UTILITIES

Allegheny Power Company provides electricity to residents and businesses in the Township. Columbia Gas of Pennsylvania, Peoples Gas and Dominion Natural Gas Company provide gas service. Telephone service is provided by Verizon. Water is supplies by PA American Water Company. The Allegheny County Sanitary Authority (ALCOSAN) provides sewage treatment service; however, feeder and trunk lines are the responsibility of the Township.

COMMERCIAL DEVELOPMENTS

The South Hills Village Shopping Center, completed in 1965, is located at the intersection of Route 19 and the Fort Couch Road on 90 acres divided equally between the Township and the Municipality of Bethel Park. This is a two-level air-conditioned shopping mall with facilities for 110 stores, includeing Macy’s Departement Store, Boscov’s Departments Store and Sears Roebuck & Company. The parking area accommodates 6,500 cars.

HIGHER EDUCATION

In addition to the educational facilities provided by the School District, the Township is within 15 miles of 16 colleges and universities which offer a variety of undergraduate, graduate and non-credit programs.

LIBRARY & RECREATION

The Township operates and maintains 775 acres of parks, parklets and open space which includes a 3-hole municipal golf course, recreation center, tennis center and nature areas. Two all-weather platform tennis courts and three tennis bubbles are available at the facilities in McLaughlin Run Park. The Township Library contains approximately 96,000 volumes with an estimated annual circulation of 332,000.

HEALTH FACILITIES

St. Clair Memorial Hospital, a 389 bed privately operated general hospital, is located in the adjoining Municipality of Mt. Lebanon and serves residents of the Township. Complete services and facilities are available for most types of medical and surgical care. The Township jointly operates an emergency medical service with neighboring Municipality of Bethel Park and South Park Township. Advanced and basic life support service is provided to users of this system.

POPULATION GROWTH TRENDS

1980 - 2000 POPULATION GROWTH TRENDS UPPER ST. CLAIR AND SELECTED AREAS						
	1980		1990		2000	
	Population	Change From 1970	Population	Change From 1980	Population	Change From 1990
Upper St. Clair	19,023	23.0%	19,692	3.5%	20,053	1.8%
Pittsburgh	423,938	-18.5%	369,879	-12.8%	334,563	-9.5%
Allegheny County	1,450,085	-9.7%	1,336,449	-7.8%	1,281,666	-4.1%

TOWNSHIP PRINCIPAL EMPLOYERS

PRINCIPAL EMPLOYERS YEAR END 2007					
Rank	Name	Description	Number of Employees	Percentage of Major Employers	Percentage of Total Township Employees
1	USC School District	Local Public School	635	22.7%	9.9%
2	Consol Energy	Corporate Headquarters	383	13.7%	5.9%
3	Boscovs	Retail Department Store	300	10.7%	4.7%
4	Friendship Village	Retirement Community	273	9.8%	4.2%
5	YMCA of Pittsburgh	Non-Profit Community Organization	260	9.3%	4.0%
6	OS Restaurant Service, Inc.	Local Restaurant	207	7.4%	3.2%
7	USC Township	Municipality	165	5.9%	2.6%
8	St. Clair Country Club	Country Club	153	5.5%	2.4%
9	Port Authority of Allegheny County	Transit Authority	142	5.1%	2.2%
10	Sears Roebuck & Co.	Retail Department Store	142	5.1%	2.2%
11	Southwood Psychiatric Hospital	Medical Facility	135	4.8%	2.1%
Total			2,795	100.0%	43.4%
Township Wide - Total Employees			6,445		

Source: Upper St. Clair Local Services Tax Records

TOWNSHIP PRINCIPAL REAL ESTATE TAXPAYERS

PRINCIPAL REAL ESTATE TAXPAYERS YEAR END DECEMBER 31, 2007				
Rank	Taxpayer	Estimated Actual Values of Real Property	Percentage of Major Taxpayers	Percentage of Total Assessed Valuation
1	South Hills Village Associates	\$ 74,304,200	45.6%	4.5%
2	Friendship Village of South Hills	29,705,500	18.2%	1.8%
3	BDS South Hills Village Portfolio LP	14,800,000	9.1%	0.9%
4	18900 Washington Road Associates LP	13,700,000	8.4%	0.8%
5	Summerfield Commons Associates	6,886,700	4.2%	0.4%
6	McMurray Road Family Limited PTR	6,065,900	3.7%	0.4%
7	Upper St. Clair Senior Living	6,000,000	3.7%	0.4%
8	St. Clair Country Club	5,850,600	3.6%	0.4%
9	Southwood Psychiatric Hospital	2,900,000	1.8%	0.2%
10	Painters Plaza Associates	2,841,000	1.7%	0.2%
Total		\$ 163,053,900	100.0%	9.8%
Township Wide - Total Employees		\$ 1,656,171,750		

Source: Allegheny County Assessment Duplicate Books

DEMOGRAPHIC AND ECONOMIC STATISTICS

DEMOGRAPHIC AND ECONOMIC STATISTICS 10 YEAR HISTORY						
Year	Population ¹		Total Personal Income ²	Per Capita Personal Income ¹		Unemployment Rate
2007	20,053	(a)	574,839,298	28,666	(a)	4.7%
2006	20,053	(a)	574,839,298	28,666	(a)	3.9%
2005	20,053	(a)	574,839,298	28,666	(a)	5.0%
2004	20,053	(a)	574,839,298	28,666	(a)	5.3%
2003	20,053	(a)	574,839,298	28,666	(a)	5.7%
2002	20,053	(a)	574,839,298	28,666	(a)	5.4%
2001	20,053	(a)	574,839,298	28,666	(a)	4.3%
2000	20,053	(a)	574,839,298	28,666	(a)	4.1%
1999	19,692	(b)	296,443,368	15,054	(b)	4.4%
1998	19,692	(b)	296,443,368	15,054	(b)	4.1%

¹ Source: U.S. Census, Census of Population
 (a) 2000 Federal Census
 (b) 1990 Federal Census
² Computation of per capita personal income multiplied by population

PER CAPITA INCOME

PER CAPITA INCOME 1990 v. 2000			
Year	1990	2000	Percentage Change
Upper St. Clair Township	\$15,054	\$28,666	13.20%
Allegheny County	\$7,968	\$15,115	6.59%
Commonwealth of Pennsylvania	\$7,077	\$14,068	7.11%

Source: US Census Reports

TOWNSHIP CAPITAL ASSETS

CAPITAL ASSET STATISTICS BY FUNCTION/PROGRAM 2006-2007		
Function/Program	2007	2006
General Government		
Square Footage Occupied*	5,000	5,000
Staff Vehicles	2	2
Community Development		
Square Footage Occupied*	2,500	2,500
Inspection Vehicles	3	3
Public Works		
Municipal Street (lane miles)	110	110
Number of Traffic Lighted Intersections	9	9
Sanitary Sewers (miles)	66	66
Storm Sewers (miles)	50	50
Staff Vehicles	4	4
Inspection Vehicles	3	3
Vehicles	25	25
Recreation		
Staff Vehicles	1	1
Number of Parks	11	11
Acreage of Park Land	613	613
Recreation Centers	1	1
Recreation Center Square Footage	6,500	6,500
Basketball Courts	10	10
Tennis Courts	10	10
Ball Fields	8	8
Public Safety		
Square Footage of Police Department	4,500	4,500
Police Vehicles	20	20
Library		
Square Footage Occupied	10,000	10,000
Sources: Upper St. Clair Township		