MINUTES
SCOTT TOWNSHIP
BOARD OF COMMISSIONERS
301 LINDSAY ROAD, MAIN MEETING ROOM
SCOTT TOWNSHIP, PA 15106
AGENDA MEETING
AUGUST 11, 2015

The meeting was called to order by President Jason at 7:30 p.m. Mr. Giudici then led all present in prayer and pledge to the flag.

Roll Call:

Patricia A. Caruso	Present
Eileen Meyers	Present
Thomas M. Castello, Esq.	Present
Stacey Altman	Present
Donald Giudici, Vice President	Present
Craig C. Stephens, Esq.	Present
David G. Calabria	Present
William Wells	Absent
David A. Jason, Vice President	Present

PRESENT - 8 ABSENT - 1

ALSO PRESENT:

Robert McTiernan, Esq., Solicitor, Tucker Arensburg, PC
Lawrence Lennon, P.E., Lennon, Smith, Souleret Engineering
Denise H. Fitzgerald, Township Manager
Randy Lubin, Director of Public Services
Robert Fischer, Building Inspector/Code Enforcement Officer
Kathleen Gazda, Assistant Secretary
Chief James Secreet

Planning, Zoning and Code Enforcement

Discuss granting preliminary and final approval of Chartiers Enterprises, Inc. Consolidation Plan

Discuss granting approval of the Preliminary and Final Land Development Plan for Chartiers Enterprises, Inc. contingent on:

1. addressing the items noted in the engineer's review letter dated August 3, 2105, in particular, but not limited to:
   a. addressing the parking area lighting design
   b. executing a Developer's Agreement

2. providing a landscape buffer between the parking spaces on Bent Alley and the neighboring residential property

The property is located in Ward 6 and Zoned R-2.
The **Planning Commission** at their August 5, 2015 meeting made favorable recommendation for referral to the Board of Commissioners

Adele Beaves of CEC Engineering said she is representing Chartiers Enterprises. They are proposing an office building on Bent Alley and Bell Avenue. Chartiers Enterprises Joint Company plans to consolidate three separate locations and replace the aging building they have. There is a small increase in the square footage. They propose a governors drive off Bell Avenue with 16 parking spaces. They went to the Zoning Hearing Board for the storm water site.

Mr. Stephens asked if they have all the variances from the Zoning Hearing Board.

Mrs. Beaves said yes.

Mr. Jason said this is a great addition down there. They did a great job buying up houses and tearing them down.

Mr. Fischer said there is a copy of the rendition in the commissioners' package.

Mr. Stephens asked if this is across two existing buildings.

Mrs. Beaves said yes.

Mr. Stephens asked what work they are going to do with the existing building.

Mr. Lennon said they had some issues to address but he understands they are taken care of.

Mr. Jason said to put it on the agenda for approval.

Mr. Fischer said the first item on the agenda deals with the consolidation and the second item is approval of the project.

Mr. Stephens said they have to file with the Department of Real Estate.

Mr. Fischer said they will file as soon as they have the board's approval.

Discuss granting preliminary and final approval of the Hardman Subdivision plan between Hope Street and Hope Hollow Road, subject to Engineer's letter of June 30, 2015, in particular

1) recording of an easement providing access through Lot 109
2) recording a utility easement on Lot 2
3) execution of a sewer maintenance agreement

The property is located in Ward 5 and Zoned R-1.
The **Planning Commission** at their July 1, 2015 meeting made favorable recommendation for referral to the Board of Commissioners

Harry Hardman of 604 Hope Street said he owns both properties and they are doing this to separate the two properties. Also, the utility line for 604 Hope Street goes through 1135 Hope Hollow Road. He will get an easement so if they decide to sell the property in the future, they will have easements.

Mr. Lennon said this is subject to three conditions.

Mr. Hardman said they will be handled in the deed.

Mr. McTiernan asked who is handling this.

Mr. Hardman said Howard Gilford is communicating with Bob Fischer.

Mr. McTiernan said he would try to have this done before they vote.

Mr. Castello asked the status of Wendy's.

Mr. Fischer said they are waiting for the developer's agreement.

Solicitor's Report

Engineers Report

Discuss approval of Partial Payment No. 7 for Contract No. 14-S1 2014 Storm Sewer Improvements from Stefanik's Next Generation Contracting Company, Inc. in the amount of $15,888.33

Mr. Lennon said this was processed through his office, it is in order and he would recommend payment.

Discuss estimate received from Peter J. Caruso Paving for the following:

Apron at Swallow Hill Road/Greentree Road	$17,437.50 (if done separately)
Apron at Kerr Road	$15,516.00 (if done separately)
Swallow Hill/Greentree and Kerr	$21,566.25 (if done together)
Access Drive on Park Alley (Fortunato)	$15,390 00

Mr. Lennon said the Board asked him to approach Caruso for pricing if this was done separately.

Mr. Calabria said the aprons are Penn DOT's.

Mr. Lennon said yes, they will see if Penn DOT would take care of it. If Penn DOT agrees it won't cost the township anything. Park Alley is the township's.

Mr. Calabria said Park Alley was $22,000 five years ago so that is a good price.

Mr. Lubin said they estimate it as a one day job to do both. That is why they gave a good price. They did commit to one day to get it done.

Mrs. Fitzgerald said she will send a letter to Penn DOT.

Mr. Lennon said they had a discussion with Penn DOT at the time.

Mr. Calabria said Greentree Road is in good shape and Penn DOT doesn't want to do these little jobs.

Mr. Lennon said since they gave the price to the township it would be a Change Order to the township and then bill Penn DOT.

Discuss approving Final Payment to Jadell Minniefield for Contract No. 14-D1 (CD40) Demolition of 216 Noblestown Road (payment to be made to SHACOG)

Mr. Lennon said this should go on the agenda for payment.

Public Works Report:

Ordinance Detail Update – the Planning Commission asked for a sample SALDO and he provided the Manager a Service Order Authorization for that.

CDBG Year 40 Final Applications – this was discussed (Minnefield).

2015 Capitol Infrastructure – on Kane Boulevard, they still need to do lawn restoration. They are not finished and they are holding $100,000.

Spinner Field and Hope Street Park – the bid reports are attached to his report. Stefanik was the low bidder for two contracts.

2014 Roadway Improvement Program –they are holding retainage on this against punchlist items.

Township Garage (Bartley Way Subdivision Plan) - there is nothing new.

Idlewood Avenue Bridge – they submitted for a DEP general permit on July 10.

Pinetrees Drive – has been completed and they are scheduled to start on the Ryan Drive Stream Stabilization September 14. Stefanik did submit Partial Payment No. 7 in the amount of $15,888.33.

Orchardview Drive Emergency – they discussed this.

Chartiers Enterprises – they discussed this.

Wendy's Cochran Road – they discussed this.

2015 Roadway Improvement Program – they began work June 25, 2015. All storm sewer work is completed and the contract overall is 25% completed. The contractor has submitted request for Partial Payment No. 1 in the amount of $135,876.06. They have reviewed it and it is in order.

Scott Township Pool – all contracts were awarded and documents are back. A pre-construction meeting was held yesterday. They had a good conversation and it looks like they will be able to work well together.

Storm and Sanitary Sewer Report

ACHD/EPA Administrative Consent Order – PaDEP sent a letter on July 20, 2015 with the proposed ACO. This was reviewed with the sewer committee on August 10. It is being worked on with the Core Solicitor's Group at the county level. There is another meeting tomorrow at the Allegheny County Bar Association and a meeting with the DEP on Thursday. There was a good discussion with the Solicitor's Core Group and they questioned whether it would be for 18 months or five years to accomplish. This will be discussed on Thursday. DEP wants the order signed by the end of September, but he does not believe that is going to happen.

Sewer Committee Meeting – they met with ALCOSAN at the meeting last month about trunk sewer transfer. They are asking for a lot of information.

2014 Storm Sewer Improvements – this was discussed.

2015 Sewer Repairs and CCTV – the Jet Jack contract is 95% complete, the remaining lining work will be completed this week. They submitted a Partial Payment request but he sent it back because they need retainage. A change order request was received for Scrubgrass Road repair work in the amount of $16,363.49.

Finance Committee Report

Discuss correspondence from Carnegie Borough requesting Scott Township share the cost of a traffic study showing impact of truck traffic of roads in Carnegie Borough because traffic originates in Scott Township at 507 Forest Avenue in the amount of $3,500 (Full cost $7,000)

Mr. Castello said he is not sure what benefit they would receive, so he is not recommending that they participate.

Mrs. Fitzgerald said she will send them a letter declining.

Discuss Addendum to Non-Uniform Pension Plan decreasing cash target from 2% to 1 %

Mr. Castello said at the Pension Board meeting last month, they recommended reducing the cash from 2% to 1% with the amount of fixed income. He said to put it on the agenda for the voting meeting.

Discuss proposal from Community Leasing Partners for financing pool and fire truck

Mr. Castello said this was discussed at the Finance Committee meeting. This is financing for the pool ($2,200,000) and fire truck ($400,000) in the amount of $2,600,000. They have $900,000 from the bond issue. If the board goes with the option of semi-annual payments of $151,173.62 for 10 years, the interest rate would be 2.96%. Northwest was higher, but now has matched. Denise

will go back and negotiate with them. They have to vote on August 25. He said Commonwealth Leasing is a division of 1st National Bank.

Regarding the water slide, they asked Municibid for a low bid of $10,000 and the best bid they received was for $6,100.00. Considering the cost of taking it down, and hoping it is not damaged in the process, then storing it somewhere, it is not worth $3,900 to store it.

Mr. Stephens said it was installed in 1996.

Mr. Calabria asked who would take it down if they sell it for $6,100.00.

Mr. Castello said the buyer would take it down.

Mrs. Fitzgerald said she just got a bid from Green Tree for $6,500.00. The reserve was $10,000 and they did not meet $10,000. She asked if that bid would die. Green Tree did not go through Municibid. She said they have to have it out of there by next week.

Mr. Lubin said the $6,100 bid was from someone out of state.

Mr. Castello said to put it on the agenda to ratify at the voting meeting.

Public Safety Committee Report

Public Works Committee Report

Discuss proposal from Casper Colosimo & Son, Inc. to mill and pave Davis Street in the amount of $6,500

Mr. Lubin said PA American Water is doing work and can finish the road for $6,500.00 for 1 ½" milling and overlay.

Mr. Calabria said maybe they can get an estimate for Greentree and Swallow Hill Road and Kerr Road.

Mr. Lubin said he will contact them and see what they say.

Mrs. Fitzgerald said this would be paid out of Capitol Improvements.

Mr. Stephens said they will have a committee meeting on September 8 at 7:00 p.m. He said he received a call regarding Manorview Road. They filled in the cracks in the concrete. He looked at it and they did all they could do there.

Mr. Jason said he has two houses in East Carnegie that he had budgeted for demolition. They were denied again, so he asked they be put on the agenda for a vote.

Mrs. Fitzgerald said they usually run demolitions through CDGB. It was not approved, so Dave wants to move forward with the demo process.

Mr. McTiernan said it will require a hearing and they would have to send notices out.

Environmental Committee (Sewer Committee)

Discuss Phase I Consent Order and Agreement, prepared as a cooperative effort by the DEP, Allegheny County Health Department and EPA

Mr. Jason said they discussed this already.

Mrs. Fitzgerald said the Sewer Committee made the recommendation for changes. Larry recommended that the township look at it before they move forward.

Mr. Lennon said the DEP is hot on the issue of lateral replacements. There is no evidence that this reduces flow. They requested that every lateral be pressure tested.

Mr. McTiernan said it was challenged in this area because people are struggling.

Parks and Recreation

Mrs. Meyers said the Community Pool Party will be held August 28 when the pool closes at 5:00 p.m.

Mr. Jason said there will two ceremonies; one for the pool closing and another for the ground breaking doe the new pool.

Mr. Stephens said he was the first person to go down the slide when it was new.

Mrs. Meyers said will hold the Dinner and Movie on August 22. They have five food trucks lined up from 6:30 – 8:30, a band performing from 6:30 to 8:00 and the movie will start at 8:30 p.m.

Library Liaison Report

SHACOG

Public Relations Committee Report

Discuss Pool Party Lottery

Ms. Altman said the Pool Lottery will be held at the September 8 meeting. Letters will be accepted from August 28 through September 8.

Discuss ratifying approval of Proclamation designating August 16, 2015 as Ron Ellis Day at the Pool

Ms. Altman said to put this on the agenda to ratify.

Discuss bid information on existing water slide (did not meet minimum reserve on MuniciBid)

This was discussed.

Library Liason Report

SHACOG

Administration

Mr. Jason said he was talking to veterans who have banners on Carothers Avenue and he thought it would be a good idea to have one present at each meeting.

Mr. Castello asked if they would put the banners beside the pool when they run out of room on Carothers Avenue.

Mrs. Fitzgerald said it would be a little more of an investment because they would need brackets to mount the banners. They would have to be metal, not PVC pipe.

Conferences and Workshops

Discuss authorizing David Jason to attend the 43rd Fall Conference for the Allegheny League of Municipalities to be held at Seven Springs September 24 through September 27, 2015 in the amount of $200 registration fee

Mr. Jason said he has been going for three years and paying his way. The Solicitor said the fee should be reimbursed and there is money in the budget. He said he has to attend because he has a board position. He said to put this on the agenda.

Public Comments on Items Not Listed on the Agenda

Dave King of 282 Foxcroft Road said he approached the manager about taking aerial photos of the pool. He said he has a video company and offered to take quality pictures for the township. He cannot do it for free but he doesn't care when he gets paid. The price would be $400.00 and he would go out in different stages from demolition to the opening of the new pool.

Mr. Jason said he would support it.

Mr. Castello said they could put it in the budget for next year.

Mr. Jason said to put it on the agenda to ratify.

Commissioners Requests

Mrs. Caruso – nothing.

Mrs. Meyers asked about the progress of the sheriff's sale.

Mr. McTiernan said he has a report from John Vogel and nobody has accepted service from the sheriff's office. They asked the Post Office to confirm the address. Mr. Mikus, from the Thepitt Building did accept service and he has thirty days to respond. The first step is to send a notice.

Mrs. Meyers asked the status of Washington Avenue.

Mr. Fischer said one property is making progress. The second has a $10,000 fine and they have thirty days to appeal. They got the insurance check and did not repair the property. The weeds are high and attracting rodents.

Mr. Castello asked what permission trucks have to park at the Thepitt Building.

Mr. Fischer said he will check tomorrow.

Ms. Altman – nothing.

Mr. Giudici – nothing.

Mr. Stephens said a Public Works Committee meeting will be held September 1.

Mr. Calabria told Mr. Fischer there is a house on Berkwood where the owner is deceased and the son told a neighbor he has control over it. He made contact with the neighbor and said he will take care of everything.

Mr. Jason – nothing.

Executive Session

Adjournment.

Motion by Ms. Altman, second by Mrs. Meyers to adjourn the meeting.

The meeting was adjourned at 9:00 p.m.

Attest:

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