



Scott Township Workshop Meeting Minutes

Scott Township

Tuesday, July 14, 2026, at 7:30 PM EST

301 Lindsay Rd Carnegie Pa 15106 and Zoom

Call to Order, Moment of Prayer, and Pledge of Allegiance

Ms. Altman called the meeting to order. The township prayer and Pledge of Allegiance were conducted.

Roll Call: Eileen Meyers - Present

Jane Sorcan - Present

Stacey Altman, President - Present

Samuel Dalfonso, Esq. - Present

Thomas Castello, Esq. - Absent

Michelle Sedlak - Present via Zoom

Nick Seibel, Vice President - Present

Kathleen Gazda - Present

Donald Giudici - Present

Also present: Denise Fitzgerald, Township Manager

Karla McGill, Assistant Township Manager-Finance

John Bojarski, Assistant Township Manager-Operations

John Vogel, Esq, Solicitor

Kevin A. Brett, Engineer

Mark Mox, Planning, Zoning and Enforcement Officer

Matthew Podsiadly, Chief of Police (present via Zoom)

Michael Rudolph, Administrative Assistant

Public Comments on all Agenda Items Listed Below

No public comments were made.

Planning, Zoning, and Code Enforcement

Mr. Mox stated, "We got 33 building permits with an estimated cost of \$2,015,626." Mr. Mox stated \$1,570,000 of it came from the Manor Oaks mixed-use project at the former site of Max and Erma's. Mr. Mox stated the building would be one story. Mr. Mox stated the uses have not been finalized yet. Mr. Seibel stated, "Would any of that trigger the traffic impact that we had with Starbucks?" Mr. Mox stated he did not think so due to the lack of a drive thru and the layout of the lot.

Mr. Mox stated 81 notices of violation were issued, 29 were for high grass and 20 were for property maintenance violations. Mr. Mox stated no right-to-know requests were received. Mr. Mox stated he attended 17 magistrate hearings and 26 rental inspections.

Ms. Altman stated, "Discuss appointing Dr. David Seybert to the Zoning Hearing Board for an additional term, beginning August 1, 2026 and expiring August 1, 2029." Mr. Mox stated Dr. Seybert has been on the board for years and brings a lot of knowledge to the board.

Ms. Altman stated, "Alright, we'll put it on for vote. Discuss advertising an ordinance to regulate Portable Storage Containers as recommended by the Planning Commission."

Mr. Mox stated, "We've talked about it briefly before, but I just want to remind everybody that the reason that we're doing this, this is not to discuss the regulating of it. The zoning ordinance already regulates what can and cannot be done away from dumpsters. We are simply going to be creating this ordinance so that the police can also enforce it. So that's the only reason for this. We're actually reiterating a lot of ones in the zoning ordinance

Ms. Meyers stated, "You're saying that this is almost like a duplicate of the zoning ordinance. However, does that mean that the zoning ordinance still eliminates Ward 1? By the standards on this ordinance, there's no way anybody in Glendale could have a dumpster. So if they were getting remodeling done, a roof, renovating a house, they have no way of putting anything over there." Mr. Mox stated, "I wouldn't say every property. I would say the majority fall within that. But there are other alternatives to having a dumpster. For instance, I had to put a new roof on my house. They came with a dump trailer attached to a vehicle. That way they would be able to move it." Ms. Meyers stated, "Yeah, but that also takes up more parking spots. It's bigger to get around and not every company offers that." Ms. Meyers stated dumpsters could be smaller than vehicles as well. Mr. Mox stated a concern of the dumpster was that they could be difficult to see coming down a hill. Mr. Mox stated this could cause traffic issues.

Ms. Meyers stated, "Right, but even if it was a truck, I could not see around the truck if there was a car coming. Like, if I fall in front of my house and there's a truck in front of me, even a pickup truck, I can't see anything coming around it. Like even if they limit, like, the amount of reflectors on all four sides." Mr. Mox stated that would be revising the zoning ordinance that was already put in place, and that was not what this was about.

Mr. Seibel stated, "Does the zoning ordinance require you to have permits and make application with a site plan which is very difficult for residents to do. My main concern is with Waste Management. The newest Waste Management contract has made waste disposal very difficult in the township. People struggle with the bulk pickup. The one item per week. What does that mean? Is that one bench? Is that one extra bag outside? I mean, there's a lot of confusion. Some drivers will take everything, some drivers stick to the letter of the law and only take one item and leave everything else. Usually the lightest item and leave everything else behind. So, we're further making it even more difficult to clean up and sanitize the township."

Mr. Dalfonso stated, "I can understand if I've got an issue, like, say, Eileen, where I don't necessarily have anywhere on my property to put it, I shouldn't just go and put it on my street without asking. If I'm just putting it in my driveway and it's in and out within 48, 72 hours, and it's not there for weeks on end, stinking, leaking, creating an eyesore in my area, I should be able to do that."

Ms. Sedlak stated, "My concern is that this puts an undue financial burden on just one population in Scott Township because not every contractor has the access to a roll-off

dumpster. So now, instead of me being able to accept that \$6,000 roof bid, I got to go with somebody with \$10,000 to meet code standards."

Mr. Mox stated, "Do you know that for a fact, or are you just stating?" Ms. Sedlak stated, "No, but do you know that it's cheaper to bring a truck instead of a dumpster?" Mr. Mox stated yes. Ms. Sedlak stated, "Or the contractor, the contractor is not going to charge me more?" Mr. Mox stated, "That's why we did it."

Ms. Sedlak stated, "I think it's an undue hardship for the people in Glendale." Ms. Altman stated, "I think the bottom line is, no matter what happens, we want to make the best decision for our residents and the safety of the residents around. So, no matter what, it's gonna go through somebody who's gonna help make that decision as far as what they're going to get, how it's going to be handled, and it's going to be regulated. We're going to have the police involved, so we won't have this bag dumpster sitting in someone's yard. That's included, correct?" Mr. Mox stated the bigger issue was the dumpsters and Bagsters in the road.

Mr. Seibel stated, "The bag dumpsters are a problem. I've had three of them in my ward that have been there in my opinion for too long. And this would make it more enforceable, because you'd have a permit with clearance set dates." Mr. Dalfonso stated, "The permit's not necessarily my concern. I mean, even a nominal fee for it, I can understand that. Because you want to watch out for it. You've got to be able to track it and see how long something's actually there, because if not, then you're just going by who's complaining, and that's not really fair."

Ms. Altman stated, "You can nitpick at this all you want. Fitting a dumpster in my driveway is a pain in the butt. If I put the dumpster there, I can't put my cars there, so then my cars are out in the road." Ms. Meyers stated, "I see that, Stace, but like 90% of Glendale, it would affect. You could go up the road and probably count a dozen driveways in Glendale altogether." Ms. Altman stated, "Again, you want to do what's best for everybody else around it, and you try and figure out the best solution."

Ms. Meyers stated homes in Glendale were the oldest in Scott Township and would be often worked on, and this work was important to improve the town's tax base and look of the neighborhood. Ms. Seibel stated, "Mark, is there a way to, with some sort of variance language in here, if they can prove a hardship as Eileen is stating." Mr. Mox stated, "Typically we have the authority from someone from zoning and hearing can do that." Ms. Meyers stated, "Maybe this needs to be revisited from zoning, then."

Mr. Vogel stated, "But the whole purpose of the ordinance is so that the police can investigate and take care of it. Not to revisit the zoning ordinance."

Mr. Dalfonso stated, "We should adopt this now so our police can handle the ones that they can currently deal with, but I do think we need to look at possibly how we're going to do this through zoning. Maybe we come up with some special criteria for areas of our township that if it has to be on the street, and you've proven that case to the administrative person. Here's

what the size has to be. It can be no wider than 5 feet, no taller than this, only there for 24 hours, or whatever, whatever we can come up with, it has to have these reflectors and things. I've seen that in other ordinances."

Ms. Sedlak stated, in the scenario of a contractor being hired and quitting halfway through a job and leaving a dumpster behind, "Are we citing the homeowner?" Mr. Dalfonso stated yes. Ms. Sedlak stated, "How is that fair when they don't own the dumpster?" Mr. Dalfonso stated, "They had the wherewithal to hire a contractor, they can hire another contractor to remove that one. I'm not saying we don't work with the homeowner under a situation like that, but ultimately, they're the only party that we have any ability to go after."

Mr. Mox stated he has contacted various dumpster companies and informed them when they need to remove the dumpsters from the road.

Ms. Sorcan stated, "All of the drawings and color photographs and all those kinds of things are part of that ordinance, and that will be included in this?" Mr. Seibel stated no.

Mr. Seibel stated, "Still think we have more work to do here." Ms. Sorcan stated, "I'm thinking, too, about people, they buy a house, they bring in a pod, they're trying to get in their furniture in and they are all of a sudden showing up in the township, and then they find out that you know, you had to have a permit, you had to have this, and they have no control over maybe when the pod is delivered. I mean, you have no days to kind of get your things in and get the other people get their things out, and whenever they're moving in and out. I mean, seems like an issue."

Mr. Seibel stated, "I think this is more impactful than we think it is. I wasn't even thinking about pods until Jane just mentioned that." Mr. Seibel stated, "We haven't had too many pods show up in the street. I can think of one at a time like that." Ms. Sorcan stated, "Especially Glendale, you have a ton of people moving in and out constantly."

Ms. Sedlak stated, "If I get my driveway sealed, I'm not allowed to drive on my driveway for several days. And, you know, I always do the right thing and notify the police so they know that my car is going to be out on the street. I have that ability as do all residents of Scott Township. But is there something we can put into effect with regards to something like that with the police department? Because we do have an ordinance between, you know, 2:00 and 6:00, no parking on the streets. 2:00 AM and 6:00 AM. And with that being rarely enforced, I'd like to see that enforced just as much. But there's also dispensation for people that can't park in their driveway for getting, you know, I think if you get cement poured, it's a really long time before you can drive on, I believe."

Mr. Seibel stated, "Mark, the main concern here that I'm hearing from you is that this is items on the street. So, if it's a portable Bagster in a yard, it still potentially violates the zoning ordinance, but we're not worried about the enforcement of that. We're worried about the enforceability." Mr. Mox stated yes.

Ms. Sorcan stated, "When someone applies for a permit, do you go down and look at the property and see where they're actually planning on putting it?" Mr. Mox stated, "I don't require them to get a permit, currently." Mr. Seibel stated, "I think this is going to generate a lot of permits, and I don't think we would have the ability to physically check each one." Mr. Dalfonso stated, "If anything, you'd get a permit for anything that needs to be on the street." Mr. Seibel stated, "That's what I'm thinking is portable container permit, street portable container permit property." Mr. Dalfonso stated, "Anything over a 7-day period needs a permit, whether it's on your street or not, in your yard, I don't know. Well, whatever day everybody feels comfortable with, I don't know if 7 is too few, to many..."

Ms. Sedlak stated, "I'm okay with anything on the street having to have a permit, including my car, because I do believe that when I've done that in the past, I go down to the police department, let them know my car's going to be on the street, and I want to say they've given me a tag or something to that effect, and maybe that's the other part we should be enforcing."

Mr. Dalfonso stated, "We can even do that online now." Mr. Seibel stated, "Overnight parking is online." Ms. Sedlak stated, "Is it something that is printoutable to put it on your dash?" Mr. Seibel stated they would scan the plate.

Mr. Dalfonso stated, "Do we want to send this back to planning with some kind of guidance saying, 'Hey, we'd rather see permits on the street, and then permits for anything on, you know, your property that's over a length of time,' whatever that is, give us some options, or whatever he finds reasonable." Mr. Seibel stated, "I agree with that, it still doesn't fix the Ward 1 concerns."

Mr. Dalfonso stated, "Well, no it does, because it would allow for a permit for on the street, but it has to be, what size is going to be permitted on the street would be part of what's going to be allowed on there." Ms. Sedlak stated, "And that would be flagged to the address anyway, which, once again, would generate the fact that, no, they've applied for a permit, it can be there for another 3 days, or however long they need it to be there within the 7-day period."

Ms. Altman stated, "This is still talking about changing the ordinance." Mr. Dalfonso stated, "even this changing, I'm talking about, I don't like how the permits are in this one that we're considering passing or advertising next week. A permit, yes, fine with it, but not necessarily for everything."

Mr. Mox stated, "The only thing I look at them and say you know, this is the length. We need some way of being able to control the length of time, and that's why the permit. If you remember, one of the things that the board asked for was that if they get it out of there within 7 days, their fee is actually returned to them."

Ms. Altman stated, "What is the worst thing that happens? So, what if we agree to vote yes to advertise the ordinance to regulate the portable storage containers, we're just going to move forward with the advertising. So what if we adopt this, and it's a mitigated disaster? The

phone's ringing off the hooks, we're all getting complaints. We could go back and change it, right?" Mr. Seibel stated, "We'd have to advertise again." Ms. Altman stated, "My point is, I'm saying, are we making way too big of a deal with this, and we should just move forward with the advertising? Then this would give the police the opportunity to regulate this, and then if we want to dig into changing the zoning ordinance, we can do that."

Mr. Mox stated, "My only concern with this moving one way or the other is that the zoning ordinance was updated with the idea in mind is that we didn't bind this, that this was a problem, there was an issue. Is that a liability that we as the township want to take on? By allowing it in the street?"

Ms. Altman stated, "I want everyone to be happy, but I think we should vote to advertise and move forward with it." Mr. Seibel stated, "I haven't seen containers in the street enough to really..." Ms. Altman stated, "That's why I said I think we're making too big of a deal out of this." Mr. Seibel stated, "Then don't move forward with it. If we don't have a problem with containers in the streets. It's not an everyday problem we deal with. We're making this an everyday problem for everybody else. This is going to be a daily problem."

Mr. Mox stated, "Why?" Mr. Seibel stated, "Because of the number of Bagsters and things that I see in the township." Mr. Mox stated, "Isn't it a problem right now when they're sticking around too long?" Mr. Seibel stated, "Not denying that, I just think there's more work to do here to make this better. I don't want to spend money to advertise this."

Ms. Sedlak stated, "We have an ordinance, and even though it's not enforceable by the police department, with said fines it is enforceable by code enforcement." Mr. Seibel stated, "Yeah, maybe we tag the bags that we see that we think are too long, we tag them, put a date on them, like chalking a tire for parking enforcement." Ms. Altman stated, "Denise suggested maybe forming a committee. Do you guys want to do that?" Mr. Giudici stated, "I think it's probably a good idea."

Mr. Dalfonso stated, "I think that's gonna be a lot of unintended consequences that we're not necessarily thinking of, because while it might solve another problem, I think next Friday, it's gonna add more to the daily load, because we're going to be checking all the ones that we see that we might not have a permit for, that's just enough not."

Ms. Altman stated, "When I say we're making too big of a deal out of this, I think moving forward with this would be okay." Mr. Dalfonso stated, "So, if the problem is simply a dumpster in the street, is there, not just a general ordinance or something from the vehicle code that would be able to remove something from the street? Isn't that just a problem in and of itself? Isn't there already something that would be policing? And if not, couldn't we just simply make an ordinance, no placing objects in the street? The enforcement's gonna be kind of up to the discretion, like, okay, we're only looking at dumpsters is the problem."

Ms. Fitzgerald stated, "The other item that I think you have to look at is the timing of the Bagsters. I think you should also limit that, instead of leaving that open." Mr. Seibel and Mr. Dalfonso stated they agreed. Mr. Seibel stated even if a few days were missed initially having the day numbers would still help "move them along." Mr. Seibel stated police cameras could be a way to document the bagsters. Mr. Dalfonso stated Ring doorbells could be a way to document the bagsters. Mr. Dalfonso stated, "A discussion for another day." Mr. Mox stated, "that complicates things even more."

Ms. Altman stated, "So does the majority of the board feel that we don't want to move forward with advertising this right now?" Mr. Giudici stated he was against it. Mr. Dalfonso stated, "Doesn't seem like we're gonna have 5 on that one."

Mr. Vogel stated, "This has gone to the Planning Commission twice?" Mr. Mox stated no. Mr. Vogel stated, "To move this along, should it go back to planning, or should there be a committee of the board?" Mr. Mox stated, "First, we need to have the committee to establish the concerns, because what I'm hearing is a lot of back and forth. We realized Bagsters wouldn't be that big of a deal. We also realize that sometimes they stick around too long."

Mr. Seibel stated, "Can we sent it to public safety?" Mr. Vogel stated yes and that could help get a different perspective on this situation. Mr. Vogel stated, "We could take it back to the planning commission to revise what we have. Hopefully it's not gonna be hugely different, because then we'll have to go back and change the zoning ordinance." Mr. Vogel stated, "I'm just thinking that I don't know if necessarily the Planning Commission gets it again, because again, normally, they're not handling these matters. I think it would be important to have the committee take a look at it. Questions, potential language, things like that. And if they thought to take it back to planning after that, that's fine. I just don't want to see a situation where it goes back to planning, and planning disagrees, or they're thinking you mean X instead of Y, and now we're doing a whole circle again."

Mr. Mox stated he would hope he got invited to a meeting. Mr. Seibel stated, "You wouldn't have to be invited, you're a resident." Ms. Meyers stated, "Mark has any of this has been discussed with the Chief of Police?" Mr. Mox stated, "Yeah, and he might come back and say, 'I don't want to', or he might come back and say, 'Well, we already have this in books.'"

Ms. Altman stated, "Chief, did you have anything to add?" Chief Podsiadly stated, "Off the top of my head, I don't know of anything. When there was an issue in the past, I know we were looking at vehicle code issues and whatnot. And I don't believe we found anything which kind of sparked this. And this is going back many years, correct me if I'm wrong on that one, Mark." Chief Podsiadly stated, "2019, I believe is when the incident occurred."

Ms. Altman stated, "Alright, so maybe if Matt agrees, involve Matt. Do you want to do public safety? Does that sound okay?" Ms. Gazda stated yes. A public safety meeting was scheduled for September 1, 2026 at 7:30 PM. Ms. Fitzgerald stated, "I would like to just suggest to the board members to send the Public Safety Committee Chair a list of their concerns if you're not

going to attend." Ms. Gazda stated, "Does this have any effect at all on the fire departments or emergency medical?" Mr. Mox stated, "Just their ability to get through." Mr. Dalfonso stated, "They'd be happy just to get through the roadways without anything being in the way, I'm sure."

Mr. Dalfonso stated, "I don't think it requires their attendance. If they'd like to come in and voice their opinion, they're more than welcome." Mr. Seibel stated, "The only thing I think emergency management would be concerned with is storm cleanup, because these can be used for that purpose."

Mr. Mox stated, "The other issue though is I think we would have the most trouble with emergency vehicles getting through if there are roads that they feel there are roads that they could absolutely not get through in those situations." Ms. Meyers stated, "I think in that case, Mark, if you look at the 8-yard and the 12-yard, they're only 5 feet wide, so that's no wider than a car. So you can limit the size in Glendale, what they have. You can also limit how far they are from neighboring driveway or a corner. Make sure they're so far in, you know, 10, 15 feet from a corner." Mr. Mox stated, "There's actually a lot of moving parts on these."

Solicitor's Report

Mr. Vogel stated he did not have any updates.

Engineer's Report

Ms. Hartman stated she needed approval of revisions to Columbia Gas Permit No. 1 - Lindsay Road, to include an additional street opening near 2539 Old Greentree Road. Ms. Hartman stated, "Columbia Gas reached out last week regarding the need for an additional excavation on the opposite side of Greentree Road on the Public Works side. They need the excavation for completion of their taking the old line out of service and putting the new line in for service. We had updated permit No. 1 that is for your review. There is no action to take other than approving it and signing the permit document, and then we can distribute that. So, we can put that on for the next meeting or you can ratify it not."

Mr. Seibel and Ms. Hartman stated they approved of ratifying it.

Ms. Hartman stated she needed approval of rejection of bids received (Base Bid, Add Alternate No. 1, Add Alternate No. 2 and Add Alternate No. 3) for the Bower Hill Road Sidewalk Replacement Project. Project to be assessed during 2027 budget preparation for an anticipated February 2027 rebid. Ms. Hartman stated, "We will review this project again for next year's budget. Reason for rejection is we received two bids. The one bidder was not PennDOT pre-qualified. The low bidder had submitted his documentation to PennDOT for pre-qualification and has not yet received a response." Ms. Hartman stated a PennDOT prequalification was required for the bid. Ms. Hartman stated this was the section from Vanadium toward St. Clair Hospital and not the rework.

Ms. Hartman stated she needed approval of Partial Payment No. 1 submitted by M and B Services, LLC in the amount of \$106,808.40 for stored electrical materials for the 2025 Traffic Signal Improvements Project (Bower Hill Road / Painters Run Road and Bower Hill Road / Rockhill Road). Ms. Hartman stated, "Contractors asked for payment for stored materials, which is permitted under the contract documents. He is still awaiting the mast arms, which have a lengthy wait time, so I would ask that this be placed on the agenda for consideration at the next meeting."

Ms. Hartman stated she needed approval of the Request for Proposals (RFPs) issued for radon testing as required by Allegheny County for the Scott Park Lodge ADA Doors. Mr. Hartman stated, "So we did send out 4 requests for proposals for radon testing. Did not get any response, so we are in the process of following up with the bidders, or prospective bidders, to try to get some information for our next meeting. We will include that back on the meeting agenda. Hopefully, we will get something."

Mr. Seibel stated, "Are there any CoStars vendors that could do that?" Mr. Dalfonso stated, "We were going through it at SHACOG, some of the projects, and said, 'Hey, you better look in the radon. I think I mentioned this to Denise, I said, 'We're gonna have a problem with this,' because it wasn't included in their grand initially. So they had to go back and find more."

Ms. Hartman stated she was unaware of any CoStars vendors. Mr. Brett stated, "It's easy for houses to get it. The commercial buildings, we haven't been successful. Some companies do not know if they want to bid because it's a COG project. They think there's a lot of red tape there. We have a bigger question now. What if we get a positive test? What's the steps to correct it on the building that we only changing, like, those two doors?"

Mr. Seibel stated, "Any building permit in the county now triggers a radon test? Is that what it is?" Mr. Brett stated the grant required radon testing. Mr. Dalfonso stated, "With respect to residential versus commercial, how much more would you anticipate a radon system costing? I know when I bought my house, it was a few hundred dollars." Mr. Brett stated, "Our concern is the size of the bill. Some of these are two doors on a building that is 20,000 square feet. So that's kind of the next shoe when they drop in my mind is, as long as we get negative tests, it won't matter. As soon as we get a positive test, then we're about to have a conversation with exactly what that means. The first step is to find people that'll be interested in bidding it. So we're reaching out to those folks now. Again, it's for doors, not an entranceway. The other problem I had is buildings are 24-7, somebody brought this up the other day, and you have to be able to close the area down, so we haven't solved that yet either. That may be too wide. It's easy on a home. It's not easy on this building." Mr. Seibel stated, "I'm sure we could find a day, off-season, whatever it is." Mr. Brett stated, "I think that's why there's some reluctance on her part, too. They just don't want to be involved because it's going to be complicated." Ms. Altman stated, "Allegheny County came up with this requirement. Do they have people to do the testing?" Ms. Hartman stated, "We just hope they would have somebody to refer you to."

Ms. Hartman stated "The next two I can kind of lump together." Ms. Hartman stated she needed approval of the 2026 CFA Multimodal Transportation Fund (MTF) Grant opportunity project selections; submissions due July 31, 2026.

Ms. Hartman stated she needed approval of the 2026 GEDTF funding opportunity project selections; submissions due August 14, 2026. Ms. Hartman stated, "we also have been notified that the CFA. LSA grants are opening September 1st, their due date is November 30th. So we have 3 different grant opportunities that are open right now. So just kind of spitballing between Kevin and I. The multimodal grant, they will consider funding road improvements, so we were going to put together a road program job for that submission. Also, possibly the sidewalk and the stairway adjacent to Glendale Hose Company No. 1 that's been the subject of quite a bit of discussion between myself and Scott Cavey."

Ms. Hartman stated, "Scott has reached out to a few contractors for numbers. They're coming back with numbers like \$10,000 or \$12,000. I just don't think that is the way to go. That needs a permit. That needs an engineering design on it. Those stairs hold the roadway up and you have that massive retaining wall on the opposite side, and a house. I think there's a lot in play there."

Mr. Seibel stated, "For the roadway, could it be another portion of Lindsay?" Ms. Hartman stated, "We've got momentum on this now. We could do Lindsay, we could include asphalt work. We're going to submit something."

Ms. Hartman stated, "For GEDTF, thinking maybe the next roof portion of the municipal building, the admin building roof that we did not construct this year. Another one for Duncan way, roadway stabilization, because that project is going to require some funding, and we can go for the next phase of North Wren. LSAs, as I mentioned, we just got notified of that. So maybe between Denise and I, we can dream up some more submissions."

Ms. Hartman stated, "There's things that you would need to approve at the next meeting for submission of these grants. I just want to make you aware of that, that there will be something on your agenda. Definitely a road project, likely something for those fire department stairs."

Ms. Hartman stated the stairs were on fire department property and supported the roadway.

Ms. Fitzgerald stated the recommendation was to get clarification from the state since this was a state application." Mr. Vogel stated, "And if not, I would do it on our end, but I would make sure in the application we said, you know, we would set up the scenario, because if something went wrong, we would get sued." Ms. Hartman stated, "If the application is prepared for the fire department as the applicant, and the township just administers it, is that appropriate?" Mr. Vogel stated, "think that would be a possibility; yeah. If it's in the fire department's name, and we're administering it with the idea that we want to make sure it's right so the road doesn't collapse." Mr. Seibel stated, "Or if the fire department grants the portion of the property to the township." Mr. Dalfonso stated, "Do we forever want to be responsible with maintaining that, though? I don't mind going in on a grant to help a fire department out, maintain a portion of their building, but accepting that maintenance into the future is a different discussion to me."

Ms. Hartman stated, "A couple of things to add, this will be on your agenda for the next meeting. For PRP Phase 1, that's your LM&R project, we do have a final change order and a final payment request, so we'll be able to act on those at the next meeting. We can close out LM&R, which will be great. We did have a payment request from Cronin for C-53, which we're still reviewing, but that should be done for the next meeting."

Standing Committee Report – Finance

Mr. Giudici stated Mr. Castello was on vacation. Mr. Giudici stated, "Discuss an allotment request from Bower Hill Volunteer Fire Department for their remaining 2026 approved budget allocation of \$50,407.00. Denise, I think that's what it is in a budget, right? That's all been budgeted for?" Ms. Fitzgerald stated yes.

Standing Committee Report – Public Safety

Ms. Gazda stated, "Discuss the adoption of a resolution prohibiting parking on Spikenard Street on both the east and west sides from Magazine Street extending 70 feet south and on the cul-de-sacs on Orchard Spring Road on the south side encompassing the addresses of 29 through 39 and on the north side, encompassing addresses 124 through 132. This parking prohibition shall be applicable on Mondays only from 6:00 AM to 4:00 PM, to allow for the unobstructed collection of refuse.

Mr. Seibel stated, "I think we can take Orchard Spring out. I've been watching it the past couple weeks, nobody is parking there. I think the message was received. I think it was just somebody early in the morning pulling their car out before the garbage trucks came through. Not to overcomplicate things but I think we can limit it to Spikenard, which is actually a much narrower street as well." Ms. Fitzgerald stated, "So we're going to remove the cul-de-sacs on Orchard Spring Road." Mr. Seibel stated, "Yeah, I'm fine with that." Ms. Altman stated it would be put on the agenda.

Chief Podsiadly stated, "For June, we had 776 calls for service, 435 reports, 22 citations, 7 arrests. Officer Ruzewski started June 22nd and is currently in the first phase of field training. He's doing a great job so far. Commissioner Sedlak requested that I share the results of a speed study conducted on Shady Knoll. The speed sign was in place from June 8th through June 28th, so 20 days. Over that 20-day period, there were 8,686 vehicles that registered speeds. Of that 8,686, eight vehicles traveled at an enforceable speed in the 35 to 40 range. Even though it's only 8 out of 8,600, just based on that roadway itself, Officer Hindman is going to give some special attention to that area to address the speeding concern there."

Chief Podsiadly stated, "The social worker currently has 25 cases, 14 of which she has closed, 11 she's still working on, and this will be a recurring theme until October. October 22nd at 6:00 PM. We're going to have a program for seniors in the community to discuss fraud. We're doing this in conjunction with the District Attorney's Office, and it's going to be held in the Community Room, so please spread the word to your constituents, and we greatly appreciate it."

Ms. Meyers stated, "I know you probably don't have the statistics for the one you put on Magazine Street, and I appreciate you putting it up there. I will tell you that the one that was 31 miles an hour was an e-bike." Chief Podsiadly stated, "We will have to pull the stats on it."

Mr. Giudici stated, "I think about 7 weeks ago at the meeting, we discussed some additional signage on Raven Drive for the speed limits. Did anything ever come of that?" Chief Podsiadly stated, "Given the recent circumstances, I believe that fell by the wayside, but we will make sure we get that worked on for sure." Chief Podsiadly stated he would discuss the matter with Mr. Smelko.

Standing Committee Report – Public Works

Mr. Seibel stated, "Discuss ratifying approval to advertise for an open position within the Administration Office for a Public Works Director." Mr. Seibel stated, "Crafton has an open position as well, and there's a couple of things in there, like work order management and fleet management as well that I think we can incorporate into this a little bit before it goes out." Ms. Fitzgerald stated, "We can definitely add that. Thank you."

Environmental Committee (Sewer Committee and MS4 Updates)

Ms. Sorcan stated, "The Environmental Advisory Board is requesting that the board approve them applying for a grant at the Bureau of Mines. That would supplement the existing project that they've been working on in Scott Township that has been going on since November of 2024 that involves evaluating the streams and the mines, and the discharges into Charters Creek, specifically Woodville and Scrubgrass. The grant is a design and development grant, and it will not require a township match. So the EAC is requesting that Denise be allowed to contact Becky Reichert, who's the Bureau of Abandoned Mine Reclamation Geologist and she could talk with her and get the details regarding the grant. If Denise feels that it's appropriate, maybe she could bring it back to the board for discussion, and then potentially, I guess then, there has to be a initial consultation request form that has to be submitted in August."

Ms. Fitzgerald stated, "If the board does not disagree, I'm just going to go ahead and move forward with that, because I will need time to work with The Bureau of Mines for that application." Ms. Altman stated, "I don't think anyone disagrees."

Parks, Recreation and Public Relations Report

Ms. Meyers stated, "Discuss applying for a fitness court grant opportunity through the National Fitness Campaign. This was something that John and Denise were working on, so I'm gonna let John take this." Mr. Bojarski stated, "Over the past few months, we've had some contact with a place called National Fitness Campaign, NFC. They're a private group that puts out these fitness courts, provides some grant opportunities for them." Mr. Bojarski stated the provided photos on the TVs were their proprietary designs and explained that the stations are meant to be used one after another using body weight rather than items such as free weights.

Mr. Bojarski stated, "It's 32 feet by 35 feet, has to be outdoors. You do need a flat space that's about 38 by 38 to put down a concrete pad, which we would do, we would pay for. This is

probably the best spot up here, corner of Park Drive and Fieldway by the tennis courts. It is flat. It's also a very prominent location. Apparently in the past, there has been some discussion about putting a separate rental facility in that spot. So we did come up with an alternate location, too." Mr. Bojarski stated the alternate location was the gaga ball court by the Walnut shelter.

Mr. Bojarski stated, "There are utilities there. In addition to this and removing the court, NFC generally does not like to have playgrounds near the courts, just to keep the kids off the equipment to be safe. I was involved in this process up in McCandless, but the hurdle we would have to face now is cost of course as you might guess." Mr. Bojarski stated the price would be about \$200,000.

Mr. Bojarski stated, "We would be applying for their 2027 cycle, which the prices may go up a little bit. They do offer a \$30,000 grant towards the actual fitness court itself, but if you're looking at this, the court itself, \$175,000, with the grant it's about \$145,000. Concrete slab, it's probably about \$25,000, and if we get professional assembly, that's about \$30,000. Up at McCandless we had our public works crew do it, but again it's kind of our choice as to whether we do this or not. So, if anyone is interested in doing this, one of the things we need to consider is sponsorships or alternate grant funding. Up at McCandless we did get UPMC to actually sponsor the court. So, if we want to lean on some of our existing relationships, such as a bank or St. Clair. If we cannot come up with the rest of that funding, we can pull out without any penalty."

Mr. Seibel stated, "I have seen versions of this on hiking trails where it's like one piece here, or one piece a quarter mile down the road, like, would there be any opportunity to do something like that, like spread around the park, not all in one area?" Mr. Bojarski stated, "For this specific design, it would be all in one spot. Obviously, again, this is their proprietary design, it's their own design." Mr. Bojarski stated locations that had these included McCandless, Cranberry, Ambridge and Clarion. Ms. Fitzgerald stated, "And John, you were able to obtain funding. We got funding. So it was covered at no cost to the municipality." Mr. Bojarski stated, "we did budget about \$30,000 at the time, but yeah UPMC paid the remaining \$70,000."

Ms. Meyers stated, "my problem would just be putting it in the front, only because that is your only level spot, and sometime down the road, you may want to add another building there, which brings revenue into the township, because our other two are rented constantly." Ms. Meyers stated another enclosed building could produce revenue for the township.

Ms. Sedlak stated, "I brought this up to Denise today without actually reading the agenda, and this was something that I was going to bring up on Commissioner's request. I also wanted to remind people that we have that space above the ball field by the municipal building. If you look up adult playgrounds for fitness, that actually brings up like a bunch of companies that do this. While there is that 38x38 build out, there are also companies that do stand-alone. Instead of it being 38x38, it could be 20x40 or 20x50. It would give us that opportunities. But I do believe that this is something that we should really look into. The number of people that

actually use it for fitness is amazing. The people using it were actually getting like a level of community where they didn't necessarily know who they were talking to. But they were working in sets together on different pieces of equipment. There's no moving parts that disappear or get added to anything. I love the idea. We have the opportunity to be more creative in our solution on where we put it, not next to not next to a playground. I agree 100 percent. I do think we have the ability to have some good sponsorship from local companies. I just love it. Love it."

Ms. Sorcan stated, "John, I have a question. What would the maintenance be on this on a yearly basis, if they installed it?" Mr. Bojarski stated, "There's not terrifically much maintenance and there is an ongoing warranty you have. So if there's damage to the equipment you would order it through them. It's really just making sure it's clean."

Ms. Meyers stated, "I agree with Michelle, that is a good spot over there, and it's near the police station, so it also is being watched." Mr. Dalfonso stated, "The only thing with the spot over here just may take a lot of earthwork to level it out because that is a pretty significant slope over there." Ms. Meyers stated the slope levels out at the bottom. Mr. Dalfonso stated the other issue with that area was parking.

Mr. Bojarski stated, "Again, we are doing a follow-up meeting with them this Thursday, I would say around noon. I don't know if there's any message you all want to convey from the board to them or not." Ms. Altman stated no. Ms. Fitzgerald stated they would continue looking at alternative locations. Ms. Sedlak stated, "Is there any room over at Spinner Field?" Ms. Altman stated no.

Ms. Altman stated, "My only concern about putting it over here would be traffic to it. In the park, you'd have everybody go in there anyway. It would get more use." Mr. Bojarski stated the project would exclusively be slabs and not stations. Ms. Meyers stated, "I don't think that playground down there gets a lot of use, but it's small. With us having the one at the top of the hill and the one behind Locust, do we really need a third one?"

Ms. Sedlak stated, "The shelters on the backside of the ballfield, do those get rented a lot?" Ms. Meyers stated, "The shelters do." Ms. Fitzgerald stated, "Does the board want to look at the possibility of replacing that playground area with this fitness area?" Ms. Meyers stated it would be big enough without it. Mr. Giudici stated, "I think if we could get the funding for it, it wouldn't be a bad idea." Mr. Dalfonso stated he would support the idea if it were to get sponsored.

Mr. Dalfonso stated, "John, did you say this would necessitate removing these tennis courts back here?" Mr. Bojarski stated no. Ms. Meyers stated she hasn't seen anyone use the gaga ball pit. Mr. Bojarski stated, "One thing about the sponsorship route, visibility is going to be important, and they want to be seen. Ms. Sedlak stated there could be a sponsorship sign on Lindsay Road next to the park welcome sign."

Mr. Mox stated, "I hear what the commissioners said about wanting to leave the first area open for building. But buildings can be built into hillsides. So, actually, on the other side would be a great location for a building." Ms. Meyers stated, "That would violate our steep slope." Mr. Mox stated, "No it would not, we have exceptions to the steep slope that would allow that." Mr. Seibel stated, "If it's not too high." Mr. Mox stated, "No, within 10 feet of your building. You can't disturb a steep slope."

Ms. Fitzgerald stated, "We're going to need to know where you guys would like it." Mr. Vogel stated, "I also think because this was the context of something else, whether the ordinance applies to ourselves. I think we've had that determination that did not." Mr. Giudici stated, "Any liability if someone gets hurt?" Ms. Sedlak stated, "Will we need liability if someone gets hurt on the playground and breaks their arm?" Mr. Vogel stated, "It's certainly not anything more than any other physical activity we have here."

Ms. Meyers stated, "The only other thing I have is Saturday is the Garfield movie, Saturday at 8 o'clock, hopefully the rain's gone by then."

Ms. Meyers stated, "Discuss adding 'no fireworks' signage to township parklets. I know we had an issue on Gregg Street on the day before and the day of the 4th of July, and the cars were covered with debris, and they're not supposed to be in the park anyhow after dusk, but they were, and it was late, and they were still setting these off, and people were very upset up there. And I'm thinking, if it was done there, it was probably done in our other parklets, so I think just to give the police some peace, they should put signs up in each of the parklets saying no fireworks. The fine would be on the bottom."

Mr. Giudici stated, "Isn't it something illegal to begin with, setting fireworks off in the township?" Ms. Sedlak stated, "Yes, it is. We voted on that two years ago. It's absolutely illegal." Mr. Mox stated fireworks can be set off on private property if they are 150 feet from any structure. Ms. Meyers stated there were no such structures in Glendale applicable to this as most of the lots were 25 feet wide. Ms. Meyers stated, "I know one of the neighbors that had two vehicles covered with stuff asked the police if there was anything they could do about it, and they told them no, but they can because it is on our property." Mr. Dalfonso stated, "the problem is catching the offenders. It is not easy to do. Especially on a weekend like July 4th, you're just not gonna get them." Ms. Altman stated, "is everyone agreed to put the signs up in the park?" Mr. Giudici stated yes.

Library Report

Mr. Giudici stated, "Discuss the library's request to receive a matching grant in the amount of \$6,500.00 for the 2026 library-generated income. If I remember from the last meeting two months ago, they were well past their allotment. They have to raise so much money before they get to \$6,500, and they were well past that. If there's no other discussion on the matter, we could put that up for a vote at the next meeting."

SHACOG

Mr. Seibel stated he did not have anything to add.

Standing Committee Report – Administration

Ms. Fitzgerald stated, "The 2026 road program is scheduled to begin in late July, early August. Once we get confirmed dates we'll be putting that on the website for the board and the residents to be aware. Duke's Root Control was in the township last week, and finished up on Friday. Budget season is already upon us, so the letters will be going out to the department heads in August to have the requests in to me by mid-September, and I'm sure Mr. Castello will be starting to set dates for everyone for the budget hearings. That's all I have."

Ms. Altman stated, "Discuss the adoption of a policy for the use of AI tools by township staff." Ms. Fitzgerald stated, "So with AI upon us, I think that that's one thing that we have to address. I would say we want to make sure that it's not used for reports and things like that. If you need help with a letter or something like that, that's fine, but we don't want AI generated reports. We don't want AI generated policies. We want to make sure that we have that personal touch there. So we wanted to institute a policy on that to make sure that all of the employees are following the same guidelines."

Mr. Seibel stated, "You do have drafting reports or policies in acceptable use." Ms. Fitzgerald stated, "drafting. They can assist with that. Their reports are coming from them." Mr. Seibel stated, "I've seen some terribly generated reports." Ms. Fitzgerald stated, "maybe we can play with that paragraph specifically that they can provide assistance. We can modify that before the vote."

Mr. Seibel stated, "do you have any other municipalities you've seen examples from? I didn't know if ICMA has started to tackle this yet, or if they will." Ms. Fitzgerald stated, "We were actually part of the discussion at the Route 50 corridor. A lot of the municipalities were using what we had given as a guide. We can definitely send it to ICMA as well, to have them take a look at it to see if they have anything else they could recommend."

Conferences and Workshops

Ms. Altman stated, "Discuss attendance at the annual Allegheny County and Western Pennsylvania Associates of Township Commissioners (AC&WPATC) Joint Fall Conference being held at the Double Tree in Cranberry on October 23, 2026 – October 24, 2026. Registration opens on July 15th and fees are expected to be as follows: \$375.00 per person for registration and meal plan and \$50.00 per person for an optional networking reception. No lodging accommodations required for 2026. This year, they're trying to do just a smaller, less lengthy conference that will be mostly all day Friday, starting in the morning, and then with, like, a half a day on Saturday. If anybody is interested in attending, maybe reach out to Denise. We do have money in the budget still left for conferences, so it's up to you guys."

Public Comments on Items Not Listed on the Agenda

Bill Bosley of 2339 Old Greentree Road stated he had recently moved back to the Pittsburgh area after over five decades and, "One of the things that I've discovered is the intersection of Hope Hollow, Swallow Hill, Greentree Road, and Old Greentree Road; if you guys are familiar with that. That is a disaster. Now, I also want to tell you that I'm a physician assistant, spent 13 years in the Level 1 trauma center, and the rest of my career in surgery, so I'm very into preventive medicine, if you will. Just the other day, for instance, when I was coming down Greentree Road and wanted to turn in, somebody had drifted beyond the white line, and I could hardly get by them. It seems to me a simple fix would be to put up one of those signs that say 'stop here on red' and move back the white line about at least one car length. People drift beyond that.

Ms. Fitzgerald stated, "We would have to approach the state because it is a state road. However, if the board agrees, we can put the request in and see what they would want to do." Mr. Seibel stated, "The only thing with moving the stop wire, we'd have to make sure the light still detects. Because after rush hour, that goes into detect mode."

Mr. Bosley stated, "Is there anything that I could do personally, too, to help move that along?" Ms. Fitzgerald stated, "it does help if you write a letter or an email to me. That way the state does see that shows interest." Mr. Seibel stated Mr. Bosley should reach out to Representative Dan Deasy's office and stated Representative Deasy's office location Mr. Bosley stated he had spoken to Commissioner Sorcan.

Commissioner's Request

Mr. Giudici stated he did not have anything to add.

Ms. Meyers stated she did not have anything to add.

Mr. Seibel stated, "I think we should give Mike a medal for doing the minutes for this meeting. it's gonna be tough but thank you."

Ms. Sorcan stated, "Mark, have you heard anything more about the Westlock House next to me on Lindsay? The grass is getting high, the weeds are growing." Mr. Mox stated, "Nothing new on that."

Mr. Dalfonso stated, "Marie, 1639 Berkwood, part of that project back there, it looks like the restoration wasn't done yet. It's strange, because all the other ones, the grass is there, it's starting to come in, it's green, but this one looks like it needs an extra touch. Then the first intersection coming into my ward on Vanadium, I want to say Borland, a couple of residents made comments about making the left from Borland going up the hill, going onto Vanadium. It's like, almost impossible to see. I don't know if there was ever a mirror there at any point in time, or if that's something that we could look at. I know those are disfavored. Is there anything that we could do, potentially, about that intersection?" Ms. Fitzgerald stated, "Talk to the Chief, maybe see if he has any recommendations?"

Ms. Hartman stated, "What was the turning maneuver you were questioning?" Mr. Dalfonso stated, "Taking the left from Borland onto Vanadium. They can't really see the cars coming up with any of it. They're coming in at a decent rate of speed up that little hill into the neighborhood. You're taking your life into your hands scooting across there, so... that's all. Thank you."

Ms. Sedlak stated she did not have anything to add.

Ms. Gazda stated she did not have anything to add.

Ms. Altman stated she did not have anything to add.

Adjournment

Ms. Altman stated she needed a motion to adjourn the meeting. Motioned by Ms. Meyers, seconded by Mr. Dalfonso.

All in favor

Meeting adjourned at 9:04 PM (9-0)

An executive session for legal was conducted after the meeting.

Attest: _____

