

CHARTIERS TOWNSHIP  
BOARD OF SUPERVISORS MEETING  
February 14, 2012

Chairman Richard W. Metzler called the Board of Supervisors Meeting to order at 4:00 p.m. Tuesday, February 14, 2012, at which time Mr. Metzler asked all present to stand for the pledge of allegiance.

**ATTENDANCE:**

Attending this evenings meeting were Supervisors A. William Kiehl, John M. Marcischak and Mr. Metzler. Additionally in attendance were James Liekar-Solicitor; Samuel R. Stockton-Township Manager; Daniel Slagle-Township Engineer; Edward Jeffries-Public Works Director; Harold Ivery, Jr.-Planning-Zoning Officer and Wendy Williams-Recording Secretary.

**VISITORS TIME:**

**Bill Pagano**  
**306 Windsor Circle**  
**Washington, PA 15301**

Mr. Pagano's concerns are Allison Hollow Road. The condition of the road/safety with lumps, bumps and swerves; speeding. Other safety issues are the trees and how much winds we get and how brittle the branches are – one of those branches fall and goes through some ones roof.

**John Breitigan**  
**309 Windsor Circle**  
**Washington, PA 15301**

Mr. Breitigan has a concern on Kings Road where you turn on to Paxton and a mirror on a tree has been vandalized. Also between 605-609 Allison Hollow Road the Gas Company patched the road and the road is sinking.

**APPROVAL OF MINUTES: (Posted on Bulletin Board)**

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve the Board of Supervisors Regular Meeting Minutes of January 24, 2012 as printed. Motion carried.

**STAFF REPORTS:**

**Township Manager – Samuel R. Stockton**

Drafted and sent letters of appointment, reappointment and thank you to affected volunteer board members.

Drafted and sent letters of opposition to HB 1950 to Representatives Jesse White and Brandon Neuman and SB 1100 to Senator Solobay, with a copy to Robinson Township. I also sent a letter to PSATS requesting their support to oppose this legislative in its current form.

The Insurance package, Property, Liability, Crime, Automobile. Umbrella Law Enforcement is renewed with EMC in the amount of \$39,078.00

The Township is in receipt of the 2011 Police Pension Report 1<sup>st</sup> Quarter Balance was \$1,829,305.30 to \$1,741,540.66 a net loss of \$87,764.64.

The Township is in receipt of \$670,000.00 from Stone and Company as Cash Performance Bond for facilities at Chartiers Industrial Park.

Attended a meeting with PA DOT, North Strabane, South Strabane, the Washington County Planning Commission, the Redevelopment Authority the Southwestern Planning Commission, Senator Solobay and State Representatives White and Neuman to discuss the Route 19, Racetrack Road Corridor Land Use Study.

Contacted Mike Hoy of Mark West and Jim Canon of Range Resources requesting meetings with the Board of Supervisors.

Representative White is requesting to use the Municipal Meeting Room on March 22, 2012 from 6:00P.M. to 8:30P.M. for a meeting with the Marcellus Shale Municipal Cooperative to discuss the implications of the Gas and Oil Impact Fee Act signed by the Governor.

I spoke to Jesse Olsen of DEP Oil and Gas Wells. He will get coordinates on the well to attempt to determine the owner. If he does not find one, he will put it on the Abandoned List it will be plugged. In the meantime, may stop the leak or cap it temporarily. If they find an owner DEP will force the owner to repair it.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to extend use of the meeting room on March 22, 2012 from 6:00 p.m. to 8:30 p.m. for use by the Marcellus Shale Coalition to discuss the Gas and Oil Act. Motion carried.

I have registered the Director of Public Works and I for Spring Road Maintenance Seminar April 2, 2012 at the Cranberry Township Municipal Center. There is no fee.

**Robert Simonin**  
**Simonin Insurance**

Mr. Simonin gave the Board a brief report of finding on market values regarding the Township's Insurance Package.

**Public Works Director – Edward Jeffries**

All trucks and equipment are in good working order.

Patching potholes as they arrive.

The two storm drains on Third and Hallam have been repaired. The two storm drains at the bottom of Longvue have been cleaned.

Waiting for a quote for three guide rail locations Arden; Gretna; and the bend on Kings Roads.

A price for 380 Street Signs from Walsh Equipment is a little under \$7,000.00. This price does not include the mounting hardware. There are 15 Pike Street Signs; 11 McGovern Road Signs that in Mr. Jeffries opinion isn't needed.

The gas line valve at the well outside of the rear garage has been closed and locked out.

We are still maintaining the potholes between the township garage and First Transit.

Supervisor Metzler asked Mr. Jeffries if he had a report on Adlin Avenue concerning the water laying in the front street and draining behind the Simms property. Mr. Jeffries response was the line was flushed twice and removed a lot of debris. Mr. Simms is to be kept informed of the continued progress.

**Zoning/Planning Officer – Harold Ivery Jr.**

Piatt Subdivision Plan Number 4 – There has been a revised plan that has been submitted showing an easement going to Sulky Manor Lane.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve the Piatt Subdivision Plan Number 4 with the conditions the Final Plan is executed and signed by the Engineer/Surveyor. A digital electronic copy is provided. of the plan itself. A statement is to be placed on the plan stating there will be no further subdivision. The surveyor will not exceed the four (4) lots. The modification of the scale is increased one inch equals fifty feet to one inch equals one hundred feet. Motion carried,

The Owner and Engineer agree to the conditions set forth in the above motion.

Strimel Land Consolidation Plan: Adlin J. Strimel was present. Mr. Strimel has lived at 144 Holly Drive, Houston for five years. The property had been previously subdivided into two lots and had it recorded. Mr. Strimel wishes to consolidate the two lots into one. It had been recorded, but there was no monetary transaction and no deed transfer. Mr. Strimel pays the taxes and it was never divided as tax structure. He has someone interested in the lot and wishes to build.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve the Woodland Manor Plan combining Lot 1 and Lot 2 comprising a total of 1.52 acres with the condition that a copy of digital drawing is provided to the Zoning Officer. Motion carried.

The discussion of storing construction equipment in Residential Zones at the Planning Commission on February 28<sup>th</sup> – the Planning Commission had concern with the size of lots.

Bulk storage fencing on properties located in an Industrial Zone – The Solicitor is to share his findings through previous investigations for enforcement by the Zoning Officer. The Zoning Officer will make a contact with property owners and if they fail to act appropriate action by law would be taken.

**Township Engineer – Daniel Slagle**

### **Development Proposals**

1. **Creekside Commons** – Cecil Township is agreeable to allocating 40 EDU's but wants a transportation fee. The Developer needs to prepare/submit the required Planning Module.
2. **Markwest Rail Yard Site Plan** – We received the revised Site Plan on 2/7/2012 since their last submittal dated 9/22/2011. We are currently reviewing the plan.
3. **Summit PRD** - We reviewed their last plan, hand delivered at our last meeting on 1/24/12. We have updated our review letter.
4. **Piatt Subdivision Plan** - We have reviewed the response letter requesting a variance to the Private Road building restriction.
5. **Strimel Consolidation Plan** - We have reviewed the minor consolidation plan to join two lots into one lot for consideration at the next Supervisors meeting on February 21, 2012.
6. **Stiles Subdivision Plan** - We have reviewed the minor subdivision plan to subdivide a 41.22-Acre Lot into two lots for consideration at the next Supervisors meeting on February 21, 2012.

### **Capital Improvement Projects**

1. **Midland Act 537 Plan** – We applied to PaDEP for \$19,204.60 reimbursement of the Midland Act 537 Plan on 6/29/11. **Discussed status with the Manager and PaDEP.**
2. **Midland Sewer Project** – We responded to PaDEP comments on the WQM Part II Permit on February 6, 2012. PaDEP/WCCD approved the General/NPDES Permit. We are currently plotting the property data and developing customer data base.
3. **PennVEST Financing** – PennVEST will not accept the project until the PaDEP Permits are in place. The next PennVEST application cut-off is February 22, 2012 with an April 25, 2012 Board Meeting. We are currently preparing this Grant/Loan application.
4. **Local Share Account Grant** – Congratulations on acquiring the LSA Grant for \$1,000,000 for the Midland Sewer Project.
5. **RACP Design/Build Proposal** – We are currently preparing a Design/Build Proposal for the proposed Community Center.

#### **On-Going Developer Projects**

1. **Chartiers Industrial Park Site Plan** – Construction started 8/15/11. PaDEP is requiring a Planning Module for the holding tanks. The Developer is currently revising the sewer drawings. We understand that the Recorded Plan was not signed; therefore no lots can be sold. The Developer has posted the required bonds.
2. **Microtel Hotel Site Plan** – We prepared the Planning Module Components. We reviewed the revised flow data from the Developer's Engineer and updated sewer tap calculation in the Sewer Service Availability Letter. We understand that the Developer missed PaDEP/CHJA's Tap window.

#### **On-Going Township Projects**

1. **2012 Tap Request** - CHJA submitted the joint request in January 17, 2012.
2. **Act 57 Tapping Fee Calculation** - We updated the Township's Act 57 Tapping Fee Calculation. We met with the Supervisors to review the tapping fee report and discuss CHJA's Act 57 calculation.

3. **Infiltration/Inflow Reduction Program** - Jet Jack is completing the CCTV work which should be completed the end of the month. We still retain \$25,000.
4. **2011 Sewer Rehabilitation Project** – One remaining sewer run will be completed this spring. We still retain \$45,198.16.
5. **2011 Paving Project** – The bonds have been submitted by El Grande and Youngblood Paving guaranteeing their bid for next year.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to adopt the resolution applying for the residual PENNVEST Money for the Midland Sewer Project. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak authorizing the Chairman and Secretary to sign any necessary paper work pursuant to the PENNVEST Loan. Motion carried.

The consensus of the Board was to authorize the Manager to schedule a meeting with Hayes Design Group before the March 13<sup>th</sup> Supervisors meeting.

#### **Solicitor – James Liekar**

The Act 167 Storm Water Management – A draft ordinance has been prepared ready for review and action at the next meeting or the meeting in March. Mr. Liekar will have a summarization of the ordinance for the next meeting.

#### **SUPERVISOR REPORTS:**

**Mr. Metzler** – Mr. Metzler reported on the status of meeting with each Township department and various committees to help the Supervisors establish project priorities. Thus far, meetings were held with the Township Manager , Zoning Enforcement Officer , Public Works Director , Chief of Police and Recreation Committee.

**Mr. Kiehl** – No report

**Mr. Marcischak** – No report

#### **OLD BUSINESS:**

None

#### **NEW BUSINESS:**

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to authorize payment of invoices (General Fund: Checks #2679-#26826: \$170,711.64; Light Fund: Check

#1416 \$111.96; Fire Hydrant Fund: Check #1428: \$64.59; Sewer Fund: Checks #2479-2486: \$11,440.35; RT. 18 SLE Fund: Checks #1061-#1065: \$481,895.66 (Contractor Rt. 18 SLE) Liquid Fuels Fund: Checks #1423-#1426: \$44,592.30; Municipal Improvement Fund: Check #1378: \$6,428.30; Total All Funds: \$715,245.36). Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve payment of 2011 refund in the amount of \$47.00. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve 2010 Resident refund payment I the amount of \$61.38. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve 2011 Resident refund in the amount of \$17.21. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve 2009 Non-Resident refund payments in the amount of \$212.87. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to approve 2009 Non-Resident refund payment in the amount of \$783.63. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to exonerate the Light and Hydrant Assessment Collector for 2011 assessments. Motion carried.

### **DISCUSSION ITEMS:**

Discussion Park and Recreation Board Karaoke, Celebrates Chartiers Events, 2012 Event Schedule and Budget:

Lisa Mowry  
Parks and Recreation Committee  
30 Arthur Rd  
Washington PA 15301

Jodi Shoher  
Park and Recreation Committee  
30 Arthur Rd  
Washington PA 15301

The Board is requesting that the Karaoke be considered as an event rather than a fundraiser. The Committee is confused as how the money raised would be used. The Boards' response was that any money raised by the Committee is deposited in the Park and Recreation Fund. It is the consensus of the Board that the P&R Committee has discretion to decide if the Karaoke event is a fundraiser or not.

Caterpillar has shown an interest in, possibly, sponsoring the entire Celebrate Chartiers Event. If this does happen they would like their name in it – “Celebrate Chartiers sponsored by Caterpillar.” The Committee hopes to have a proposal by the next meeting.

After a brief discussion of the request from Renew Growing Greener Coalition for a resolution calling for the renewal of Growing Greener Mrs. Popeck is to send a resolution form to the Manager and this will be acted on at the next meeting. The Central Assembly of God Church, previously, had shown an interest in participating in various community projects, therefore the Manager was asked to contact the Pastor to inquire as to their interest in organizing a road event.

A motion was made by Mr. Kiehl and seconded by Mr. Marcischak to waive the Meeting Room fee for one event per month for the rest of 2012 for the Relay for Life. Motion carried.

The Manager was asked to set-up a meeting with Mark West to discuss the request to enlarge pipeline right-of-way on the Ullom Park Property.

Discuss Range Resources intention to post road bonds on a portion of Allison Hollow Road and Arthur Road – the Engineer was asked to prepare specifications and submit it prior to the meeting date that the Manager is to establish for the Board.

Land Development Subdivisions – Supervisor Metzler asked the Board – Are we in agreement that all Land Subdivisions are to go before the Planning Commission? Is there an agreement that we can have this as a policy?

All subdivisions will be referred to the Planning Commission. If there is something the Zoning Enforcement Officer deems simple he will submit a report to the Board ahead of time.

Supervisor Kiehl asked Mr. Stockton if he was able to get a quote for Clean Up Day. An email was sent, but as of this date there has been no response. Mr. Stockton will follow up with another contact.

#### **EXECUTIVE SESSION:**

None

#### **ADJOURNMENT**

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to adjourn the meeting at 6:14 p.m. Motion carried.

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John M. Marcischak



Secretary

Wendy Williams, Recording Secretary