

CHARTIERS TOWNSHIP
BOARD OF SUPERVISORS MEETING
October 4, 2011

Harlan G. Shober, Jr. – Chairman called the regular meeting of the Chartiers Township Board of Supervisors to order at 7:00 p.m., Tuesday October 4, 2011. Mr. Shober asked all present to stand for the ledge of allegiance.

ATTENDANCE:

Attending this evenings meeting were Supervisors A. William Kiehl; Richard W. Metzler and Mr. Shober. 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:

Jeff Klug
111 Adlin Ave.
Houston, PA 15342

Mr. Klug asked the Supervisors when the contractor was going to complete the restoration work. Mr. Klug was informed the contractor was to be out Wednesday or Thursday of this week.

Mr. Tom Olszewski
121 Adlin Ave.
Houston, PA 15342

The phone line is still hanging from the two trees. Mr. Klug was informed that Verizon was out and they determined that it was a main line. The Board directed Mr. Slagle to contact Verizon to have them come out and repair the line before the contractor completes the restoration.

Mr. Shober asked for a list of all residents who have had anything affected to make sure everything is being done.

Mr. Frank Betonte
216 Shady Ave.
Houston PA 15342

Mr. Betonte's concern is the proposed sewer restoration to be done in his area and wanted assurance that his property will be restored to his satisfaction. Mr. Betonte asked for a letter from the Township that states that we will restore the property the way it was found.

APPROVAL OF MINUTES (Posted on Bulletin Board)

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve the Board of Supervisors Regular Meeting minutes of September 20, 2011 as presented. Motion carried.

STAFF REPORTS:

Township Manager – Samuel R. Stockton

Received the Western Pennsylvania Flood Damage Reduction Investigation Report from the Army Corps of Engineers.

Sent LSA Letter of Support and notice the sign fee was waived to the Trolley Museum.

Preparing 2012 Budgets

Advertised the 2012 Budget Workshops.

Met with Tony Burlando, owner of the property being considered by Carpenter Industries to construct a special steel making facility.

The Township received notice the General Municipal Pension System State Aid will be in the amount of \$162,764.51.

The Township has received notice the Foreign Fire Relief Funds will be direct deposited Monday October 3, 2011. The amount is \$78,317.22.

Emily Shade, of DEP, has reviewed the Revised Sewage Corrective Plan. Although she will be asking for specific modifications, she has determined the Plan satisfactory enough to recommend more taps. She is waiting to hear from Canonsburg-Houston Joint Authority concerning the remaining taps in the pool for this year. It is quicker if they can allocate taps from the existing pool than for DEP to process a new request. She will let me know about the taps as soon as she receives authorization from CHJA.

I will be moving forward on an amended agreement with Cecil Township Sewage Authority.

Attended a meeting with representatives of Patio Drive concerning a request to adopt the street.

Correspondence of Note:

The Township has received a letter from the Library Board requesting Ken Britten be reappointed to the Library Board in January 2012.

Public Works Director – Edward Jeffries

Trucks-1995 International is still being repaired. The Massey Ferguson 100 hour tune up is complete, 1988 Chevrolet oil leak is repaired, 2004 Ford F550 Small Jetter is in for repair no pressure to the jetting hose.

Paved-Potholes – We have been patching some of the roads we have on shot and chip list we are about 60% completed.

Storm Drains – We have cleaned and we have 2 storm drains on the list for repair. They are at Gormley and Barnickel.

Trees We will be removing a low hanging branch on Kings Road before the end of the week.

Guide Rails – I am waiting for an estimate for guide rails on Gretna Road; a small portion of Gretna Road and a small portion of Kings Road.

Parks – We will be winterizing Arnold Park and closing it for the season on Friday October 7, 2011.

Building – We are waiting on the demolition for a time line to remove the items out of Pine Lawn.

Ditching – We will be ditching two areas, we have a small water issue, next week one is on Gretna Road and the other is on Valley Road.

Sewer Lines – We ordered the riser to raise the manhole on Short Street. They haven't arrived yet.

Planning/Zoning Officer – Harold Ivery, Jr.

Roupe Subdivision Hickory Ridge Road – Reconfiguration one 5.053-Acre Tract into three lots. A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve the Ross Roupe Subdivision Plan 1. Motion carried.

Glass Subdivision Cherry Avenue Reconfiguration two lots. A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve the Glass Subdivision Plan I. Motion carried.

Consol Westland Subdivision Plan – Subdividing a 157.3208 Acre Tract along McCalmont Street into two lots in Chartiers and Mount Pleasant Townships. A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve the Consol Westland Subdivision Plan II and to waive the 50-ft scale. Motion carried.

HMT & Associates representing Microtel Hotel was present for a presentation. An 80-unit hotel is to be constructed along Race Track Road on a 3 Acre Tract considered at the last Planning Commission meeting on August 23, 2011. The Storm Water Management Plan was reviewed by the Township Engineer for compliance with the Ordinance. This plan was recommended for approval at the Planning Commission meeting September 27, 2011.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to grant the Agreement Release for PADOT Highway Occupancy Permit request from Microtel and approve the final plan approval based on the Township Engineers letter dated September 26, 2011. Motion carried.

The Planning Commission did review the request from the Supervisors regarding the rezoning of Front Street and the driveway ordinance. The Board is to receive information from the Planning Commission before a hearing is to be scheduled.

Supervisor Metzler request and update from the Planning Commission concerning their recommendation of an ordinance regulating size of lots and construction vehicles/equipment parked in the front yard..

Township Engineer – Daniel Slagle

Development Proposals

1. **Chartiers Industrial Park Site Plan** – Construction started 8/15/11. The Developer plans to replace the existing culvert with a new culvert. PaDEP is requiring a Planning Module for the holding tanks. We contacted Ellis Asphalt who agreed to grant a Sewer R/W to the Township. **The Developer is currently revising the sewer drawings. The storm sewer is near complete. No Occupancy Permits should be issued until the Performance Bonds are posted.**
2. **Piatt Subdivision Plan** - We have reviewed the simple subdivision plan submitted on (7/19/11) that show a lot line discrepancy.
3. **Glass Subdivision Plan** - We have reviewed the simple subdivision submitted on (9/12/11) reconfiguring two lots into two lots along Cherry Avenue.

4. **Roupe Subdivision Plan No. 1** - We have reviewed the simple subdivision submitted on (9/16/11) reconfiguring one 5.053 Acre Tract into three lots along Hichory Ridge.
5. **Creekside Commons** – We are currently working with the Solicitor in the preparation of the Developers Agreement and establishing the Bonding requirement.
6. **Microtel Hotel Site Plan** – We reviewed the Site Plan submitted on 8/15/11 to construct an 80-Unit Hotel along Racetrack Road on a 3 Acre Tract considered at the last Planning Commission meeting on 8/23/11. We also reviewed the Storm Water Management Plan for compliance with the Township Ordinance. **This plan was recommended for approval at the last PC meeting on 9/27/11.**
7. **CONSOL Westland Subdivision Plan** – We reviewed the revised Subdivision Plan to subdivide a 157.3208 Acre Tract of property along McCalmont Street into 2 lots in Chartiers & Mount Pleasant Townships.
8. **Markwest Rail Yard**– We reviewed the revised Rail Yard plans submitted on 9/16/11 to construct a rail line from Westland to Southview of which 1 mile is in Chartiers Township. We also attended a meeting on 9/16/11 to review the project. **We prepared a suggested list of conditions for approval.**
9. **Markwest Rail Yard Grading Permit** – We reviewed the Markwest Rail Yard grading permit to grade 118 Acres and prepared the required Bonding requirement.

Capital Improvement Projects

1. **Midland Act 537 Plan** –The Tripartite Agreement was executed by all parties. **We applied to PaDEP for \$19,204.60 reimbursement of the Midland Act 537 Plan on 6/29/11.**
2. **Midland Sewer Project** - The design level construction drawings, technical specifications, WQM Part II Permit (\$500), the GP5, GP8 and NPDES Permit (\$600) were all submitted to PaDEP/WCCD for review. We have taken the Pre-Construction Photos of the project. **We are updating the Construction Drawings based on the Utility data.**
3. **Midland Sewerline Easements** - We are currently preparing the required sewer easements based on the preliminary sewer layout.
4. **PennVEST Financing** – PennVEST will not accept the project until the PaDEP Permits are in place. The next PennVEST application cut-off is November 16, 2011 with a January 25, 2011 Board Meeting.
5. **McClane Farm Act 537 Plan** - The McClane Farm Act 537 Plan is 75% complete.
6. **Community Center RACP Grant Application Grant** - We prepared the PNDI and PHMC requests for the project.
7. **Local Share Account Grant** - We are currently updating the LSA Grant Application due October 14, 2011 based on \$1,278,000.

On-Going Developer Projects

1. **Paxton Grove Plan** – The project is complete except final paving/utility adjustment.

On-Going Township Projects

1. **Act 167 - Municipal Separate Storm Sewer System (MS4)** - The MS4 NPDES Permit is due on September 9, 2011. We have reviewed and commented on the new stormwater Ordinance as required by PaDEP.

2. **2011 Tap Request** - PaDEP plans to release 80 additional taps. We are currently preparing the 2012 Tap Request.
3. **Act 57 Tapping Fee Calculation** - We updated the Township's Act 57 Tapping Fee Calculation. Request meeting to review the tapping fee report.
4. **Infiltration/Inflow Reduction Program** - Jet Jack is completing the CCTV work which should be completed the end of the month.
5. **2010 Sewer Rehabilitation Project** - We met with the Landscaper on 9/27/11 that will restore the yards funded by the \$2,000 hand money.
6. **2011 Sewer Rehabilitation Project** - The Contractor has notified the residents and plans to start 10/5/11.
7. **2011 Paving Project** - Bids were opened today with the low bidder for Adlin being El Grande @ \$50, 675 and Youngblood Paving @ \$176,529.60/\$317,856.00.
8. **2011 Demolition Project** - Bids were opened today with the low bidder being Stewart @ \$21,000 for demolition of the house/garage, disconnect the utilities, remove/dispose of all material, fill the foundation, grade and restore the site.
9. **Township Subdivision and Land Ordinance** - The PC is currently evaluating the new Construction Standards. We are currently updating the Land Development and Subdivision Ordinance.
10. **Roadway Opening Ordinance** - We prepared suggested language for consideration by the PC, Supervisors and Solicitor.

Bids were opened for the 2011 Road Improvement Program at 12:01 p.m. October 4, 2011. The following bids were received:

BIDDER	BID BOND	BASE BID 1 (Double Shot & Chip Various Streets	Alternate Bid 1 (Various Streets including Washington and McClane Farms) Double Shot	Base Bid 2 (Overlay Adlin Avenue)

A. Folino Construction P O Box 111 Oakmont,PA 15139-0111	10%			\$51,699.00
Ellis Asphalt 580 Plum Run Road Canonsburg, Pa 15317	10%			\$59,970.00
Morgan Excavation L.P. 1 Pompei Lane Bentleyville PA 15314	10%			\$55,740.00
Russell Standard P O Box 802 Mars, PA 16046	10%	\$206,918.00	\$36,570.00	
Youngblood Paving 2516 RT 18 Wampum PA. 16157	10%	\$176,529.6 0	\$317,856.00	

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to award Base Bid 2 (overlay Adlin Ave.) to ElGrande Industries at the total cost of \$50,675.00. Motion carried.

A motion was made by Mr. Metzler and seconded by Mr. Shoher to award Base Bid 1 (Double Shot and Chip various streets) including Washington Avenue to Youngblood Paving at the total cost of \$176,529.60 on the condition that weather does not permit the Contractor is required to hold his bid price into 2012. Roll Call: Mr. Metzler: yes; Mr. Kiehl: no; Mr. Shoher: yes. Motion carried 2 to 1.

Range Resources is to be contacted requesting them we need to bond the entire Allison Hollow Road and go back and ask them to redo Allison Hollow Road.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to pay Pankas Creative Landscaping to complete the restoration of Adlin Avenue at the cost of \$1,000.00. Motion carried.

Bids were opened at 12:01 p.m. October 4, 2011 for the 2011 Housing Demolition Project. Bids were received from the following

BIDDER	BID SECURITY	LUMP SUM NO. 1
Tony Perri 409 Arch Street Carnegie PA 15106	10%	\$44,993.00
Schaaf Excavating Contractors 1800 Triphammer Rd South Park PA 15129	10%	\$27,500.00
Stewart Contracting Inc 6 Cecil Reissing Rd McDonald, PA 15057	10%	\$21,000.00

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to award the 2011 Demolition Project to Stewart Contracting for the total cost of \$21,000.00. Motion carried.

Solicitor – James Liekar

Advertised the EIT Ordinance for Board action at the first meeting in November.

SUPERVISORS REPORTS:

Mr. Shober:

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to increase the Township Managers salary \$2,750.00 retroactive to January 1, 2011. Motion carried

Mr. Kiehl – No report

Mr. Metzler:

Supervisor Metzler reminded the Township Manager and the Director of Public Works to follow up with the County regarding the Paxton Farm Road. The Contractor wants to have the road completed by October 31, 2011.

OLD BUSINESS:

None

NEW BUSINESS:

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to authorize payment of invoices (General Fund: Checks 26355-26418-\$326,101.56 (includes Pension payments from State Allocation and Foreign Fire allocation-\$194,229.84); Sewer Fund: Check 2436-\$624.37; Route 18SLE Fund: Checks 1042,1043&1044: \$4,593.00; Liquid Fuels Fund: Check 1418: \$104,820.00; Municipal Improvement Fund: Check 1374: \$6,428.30; Total All Fund: \$442,567.23). Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve 2011 Non Resident refunds in the amount of \$13,096.21. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to set October 31, 2011 6:00 p.m. to 7:30 p.m. for Trick-or-Treat. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve Resolution 2011-02 to suspend Police contributions for October, November and December 2011 and reinstate in 2012. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve Resolution 2011-03 to incur debt of \$43,060.00 needed to finance the purchase of a Tractor/Tiger Mower. Motion carried.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to approve EMC Worker's Compensation Renewal in the amount of \$51,625.00. Motion carried.

DISCUSSION:

After a brief discussion regarding the request of the Developer that the public improvements be accepted in the Paxton Grove Development a motion was made by Mr. Kiehl and seconded by Mr. Metzler to authorize the Township Engineer review the ordinance and address what is needed to grant request. Supervisor Metzler raised a concern of a drainage problem where the two sections of Longvue Drive meet. Roll Call: Mr. Kiehl: yes; Mr. Metzler: yes; Mr. Shober: abstain. Motion carried 2 to 1.

After a brief discussion regarding Dawson Geophysical Company request to perform a seismic survey on township property on Ridge Avenue for Range Resources – a suite has been filed, however an answer has not yet been received. This matter is being held.

Veteck Lane Bridge – Being held for now.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to appoint Brad Boni as Alternated to the Zoning Hearing Board. Motion carried.

Discuss Police Wall System – This bid was advertised a second time and no bids were received.

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to appoint Kenneth Britten as a member to the Chartiers-Houston Library Board for a four (4) year term beginning January 1, 2012. Motion carried.

EXECUTIVE SESSION:

None

ADJOURNMENT:

A motion was made by Mr. Kiehl and seconded by Mr. Metzler to adjourn the meeting at 8:57 p.m. Motion carried.

Richard W. Metzler
Secretary

Wendy Williams, Recording Secretary