

CHARTIERS TOWNSHIP
BOARD OF SUPERVISORS MEETING
October 14, 2014
4:00 p.m.

A. William Kiehl called the Chartiers Township Board of Supervisors Meeting to order, at 4:00 p.m. Tuesday, October 14, 2014, at 4:00 pm, at which time he asked all present to stand for the pledge of allegiance.

ATTENDANCE:

Attending the meeting were Supervisors Richard Metzler, John M. Marcischak and Mr. Kiehl. Additionally in attendance were James Liekar-Solicitor; Jodi L. Noble-Township Manager; Daniel Slagle-Township Engineer; Samuel R. Stockton- Community Development Coordinator and Wendy Williams-Recording Secretary. Edward Jeffries-Public Works Director was absent.

EXECUTIVE SESSION:

Mr. Kiehl announced that the Board of Supervisors met in Executive Session prior to this meeting from 3:15 pm to 3:55 pm to discuss litigation and contract negotiations.

VISITORS TIME:

Mr. Jim Cannon, Range Resources was present requesting the Boards' approval to extend hours at the Baker Impoundment from 7:00 am to 8:00 pm.

A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve hours of operation from 7:00 am to 8:00 pm and sound levels and lighting meet Township Ordinances. Any complaints received from the residents, the Township is to be notified within 24 hours. All Supervisors voted yes. The motion was carried.

Mrs. Sandy Politan of 316 Windsor Circle, Washington, PA approached the Board, regarding the Allison Hollow Road Project, and the painting of lines on the road surface.

Mrs. Sue Shuba of 1074 Allison Hollow Road, Washington, PA showed concern to straightening the connection of McClane Farm Road to Allison Hollow. She also voiced her objection to the Board in regard to referendum being placed on the ballot for a tax increase for the Library.

Mrs. Patricia Crispin of 315 McClane Farm Road, Washington PA concern is with the blacktopping a portion of her driveway. She has a concrete driveway.

Mr. David Salvini of 369 McClane Farm Road, Washington PA concern was the grading that is being done.

Mr. Thom Bryker of 339 McClane Farm Road, Washing PA concern is a manhole in the rear yard and no final grading.

Mr. Robert Carl of 357 McClane Farm Road, Washington, PA concern was grading and how his property is torn up. No final grading.

Mr. Lawrence Biagini of 341 McClane Farm Road, Washington PA concern was the speeding on the road.

Mr. James Cowie of 231 McClane Farm Road, Washington PA asked the Board “Does the Developer post a bond with the Township?”

Mr. Joseph Schroer of 247 McClane Farm Road, Washington PA concerns were if the construction was to continue past Lot 10.

Mr. Gerald Chambers of 285 McClane Farm Road, Washington PA concern is the storm water drainage.

Mr. Richard Harding of 249 McClane Farm Road, Washington PA concerns of painting lines on the road.

Mr. Paul Scarmazzi – Developer explained that homeowners had the option of blacktop or concrete driveways. There were two owners that asked for concrete. The last five (5) driveways had to be tapered per request of the Township. There was concern with Lot 23 down to Lot 10 (low point) with storm water drainage which the developer accepted. The developer will address the issue with the mailboxes as best they can.

The Board suggested anyone having any issues to sign their name and address along with their issues so the Board can address issues in a more effective manner. Also they will work with the Chief of Police, Township Manager and the Supervisors to address speeding issues.

DEVELOPERS TIME:

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the developer’s agreement for Piatt Estates Phase IIA, conditional upon the developer providing the appropriate financial security as recommended by the Township Manager, Engineer and Solicitor. All Supervisors voted yes. The motion was carried.
2. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to enter into a set aside agreement with Piatt Estates LP and Washington Financial to serve as the financial security for Piatt Estates Phase IIA as recommended by the Township Manager and Solicitor. All Supervisors voted yes. The motion was carried.
3. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the Preliminary/Final Site Plan for the Washington County Fairgrounds Site Plan as recommended by the Chartiers Township Planning Commission at their meeting of July 15, 2014 and contingent on satisfying the outstanding items in the Township Engineer’s letter dated October 13, 2014. All Supervisors voted yes. The motion was carried.

STAFF REPORTS:

Township Manager – Mrs. Noble provided a written report to the Board.

Planning/Zoning Officer – Mr. Stockton provided a written report to the Board

Community Center Manager – Mrs. Keller provided a written report to the Board

Township Engineer:

Mr. Slagle updated the Board of the following Development Proposals:

1. Washington Fairgrounds Site Plan – The Site Plan was resubmitted on August 18, 2014 with a follow-up letter sent September 2, 2014. We spoke with their Engineer regarding stormwater on 9/22/14. The Site Plan was resubmitted on October 7, 2014. We are currently preparing a recommendation letter for 10/14/14 Township Meeting.
2. Hawk's Landing Subdivision Plan The submission plan was submitted on September 4, 2014 and tabled at the Planning Commission Meeting 9/16/14. The Plan basically consists of consolidation/submission of 18.48 Acres into 38 lots. The plan was resubmitted on 10/3/14 for consideration at the Planning Commission Meeting on 10/21/14.
3. Carol Baker Impoundment Grading Plan – We reviewed/approved Range Resources Grading Plan with the operating conditions outlined in the Township Ordinance. The Developer may request a modification to the operating hours.
4. Pending SALDO Plans – The SALDO Plans on the Horizon for possible consideration at upcoming Planning Commission Meetings include: Horizon Warehouse Site Plan, Quarture Site Plan, Paxton Grove Subdivision Plan PH 2, SBA Tower Stormwater Plan and Marcellus Access Roads.

Mr. Slagle updated the Board of the following Capital Improvement Projects:

1. Midland Sewer Project – The Project is approximately 85 percent complete. We will be preparing for the Township's review/approval Estimate No. 8 for W.A. Petrakis Company for consideration at the 10/28/14 Township meeting. We are actively contacting the Township residents and responding to restoration concerns. We met with the contractor regarding the final paving of the damaged roads in the Midland area. We are currently developing a roadway paving to best utilize the allocated \$380,000. All sewer line installation should be completed by the end of October 2014 with restoration to follow.
2. Midland Phase I Substantial Completion – We have declared Substantial Completion for Phase I as delineated by the plan, prepared the Notice-To-Connect letter/Sewer Lateral Detail/Septic Tank Closure Procedure /Wye Location Sheet for action by the Township. The contractor is coordinating with CHJA to open the interconnection.

3. PennVEST Drawdown Request – We are currently preparing the Eighth PennVEST for consideration at the 10/28/14 Township meeting.
4. Piatt Off-Site Sewer Project – Close-Out documents were executed by the Developer on 9/18/14. The Township should formally accept/adopt the sewer as a Public Sewer. Consideration needs to be given to mandatory connections. The Developer has requested that the Township establish a sewer district for this area.
5. McClane Farm Road LSA Grant Application – We have prepared/submitted LSA Grant application in the amount of \$772,200 on 10/7/2014.
6. Piatt Off-Site Sewer District – We have prepared Piatt Off-Site Sewer District as required in Act 57 which establishes a reimbursement component of \$500 for a 10-year period.
7. McClane Farm Road Sewer Project – We have updated the McClane Farm Road Act 537 Plan for Phase I based on PaDEP's comments and WEWJA's letter. The updated Act 537 Plan will be submitted on 10/17/2014.

Mr. Slagle updated the Board on the following On-Going Developer Projects

1. Piatt Estate Plan Phase I – Construction started on October 22, 2013 was completed on June 20, 2014. Consideration should be given to partial acceptance of the road system and establishing the Roadway Maintenance Bond. The Developer must prepare/submit a legal description of the road system.
2. Arden Mills Revised PRD PH 4 – We set the Bonding requirements for inclusion into the Developers Agreement. We started reviewing the shop drawings in preparation of construction.
3. Piatt Estates PH 2A – We set the Bonding requirements for inclusion into the Developers Agreement. We started reviewing the shop drawings in preparation of construction.
4. Sunoco/Mariner Pipeline Grading Plan – The roadway safety repairs were completed on 6/24/2014. We roadway safety repairs will be completed in November prior to the bond release.
5. Arden Mills Plan PH 3 – We provided the Developer with the option to concrete the driveway aprons along with the name of a concrete contractor to perform the work next week. Construction started 9/22/2014.
6. Kingston Estates PH I - We prepared a letter of Final Matters which required As-Built Plans for PH 1 before adoption by the Township. The surveyor is currently preparing the As-Built Plans.

Mr. Slagle up-dated the Board on the following On-going Township Projects:

On-Going Township Projects

1. 2014 Sewer Rehabilitation Projects – Construction started 6/2/2014 and was completed on 9/20/2014. The project is 100% complete. We are preparing for the Township’s review/approval Final Estimate No. 4 for Slusarczyk Excavating for consideration at the 10/21/14 Township meeting. We have prepared the Close-Out Documents.
2. Arnold Park Field – An agreement has been prepared/executed between Precision Contracting and Schallenberger to construct PH I of the Arnold Park Field Project as donated by Sunoco /Mariner (\$100K) MarkWest (\$50K). Construction started 10/10/2014.
3. CHJA Hydraulic Overload – CHJA has installed a new Master Meter which read 3.586 MGD for the month of June or 40% plant available capacity (6.0 MGD). CHJA as of their last meeting on 9/25/2014 still has not requested additional taps.
4. CHJA Capacity Fee Increase – We have completed our evaluation of the CHJA Act 57 calculation which is being challenged by Chartiers and North Strabane TMA.
5. Summit Storm Sewer Project – We completed the design for the Summit Storm Sewer Project/the R/W was secured/PaDEP permit approved/construction access obtained. The project was publicly advertised with a bid opening on 10/13/2014. The Developer has expressed a willingness to construct the storm sewer reimburse the Township for the cost.
6. Road Master Drainage Complaints – We met with the Road Master on 10/13/2014 to review various Township projects and alternative Midland emergency access routes.

Township Solicitor – No report

SUPERVISOR REPORTS:

Mr. Kiehl – No report

Mr. Marcischak – No report

Mr. Metzler – No report

OLD BUSINESS:

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to enter into an intergovernmental cooperation agreement with Canonsburg Borough for the purpose of administering a stormwater mitigation grant and improvements for McBurney Road as recommended by the Township Manager and adopt Ordinance No. 346, accordingly. All Supervisors voted yes. The motion was carried.

2. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the incurrence of non-electoral debt in the amount of \$500,000 to serve as interim financing for the Midland Sewer Project as recommended by the Township Manager, Engineer and Solicitor and adopt ordinance No. 347, accordingly. Roll Call: Mr. Kiehl: yes; Mr. Marcischak: no; Mr. Metzler: yes. The motion carried 2 to 1.
3. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to table, until October 28, 2014 partial payment No. 1 for Maxim Construction LLC for the municipal roof replacement project in the amount of \$56,750.00 as recommended by the Township Manager. All Supervisors voted yes. The motion was carried.
4. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to table the bid for the Summit Stormwater Improvement project to J3 Construction of Houston PA in the amount of \$29,695.50 as recommended by the Township Engineer and in accordance with the public bid opening of October 13, 2014 until the meeting of October 28, 2014. All Supervisors voted yes. The motion was carried.
5. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the sale of the 2007 Crown Victoria, as is, to Adam Kozy for the amount of \$1,000 as recommended by the Township Manager. All Supervisors voted yes. The motion was carried.
6. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the sale of the 2002 Crown Victoria, as is to Ralph Good for the amount of \$500.00 as recommended by the Township Manager. All Supervisors voted yes. The motion was carried.
7. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the sale of the 1995 ford F350, as is, to Chad Newman for the amount of \$2,086.00 as recommended by the Township Manager. All Supervisors voted yes. The motion was carried.
8. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to enter into an amended right-of-way agreement with Sunoco Pipeline L.P. to amend the existing right-of-way in Arnold Park to accommodate the construction of the ballfield as recommend by the Township Manager. All Supervisors voted yes. The motion was carried.
9. A motion was made by Mr. Metzler and seconded by Mr. Marcischak and to enter into a permanent access agreement with Sunoco Pipeline L.P. for an access drive to the valve site located in the Arnold Park as recommended by the Township Manager. All Supervisors voted yes. The motion was carried.
10. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to table, until October 28, 2014, contractor payment request No. 14 from Kusevich Contracting, Inc. for the Chartiers Township Community Center in the amount of \$55,213.74, representing payment of retainage, as recommended by the project architect in the application and certificate for payment dated October 6, 2014. All Supervisors voted yes. The motion was carried.

NEW BUSINESS:

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve a police services agreement with All-Clad Metal Crafters LLC for a second's sale to be held December 6, 2014 at the Washington County Fairgrounds as recommended by the Township Manager and the Chief of Police. All Supervisors voted yes. The motion was carried.
2. A motion was made by Mr. Metzler and seconded by M. Marcischak to acknowledge receipt and authorize the allocation of the 2014 Volunteer Fire Relief Association Allocation in the amount of \$49, 877.23 in accordance with Act 205. All Supervisors voted yes. The motion was carried.
3. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to authorize payment of invoices, with the exception of Maxim Construction \$56,750.00 (Capital Reserve Fund) and Kusevich Contracting \$55,213.74 (Operating Reserve Fund) (General Fund: Checks #29532-#29599: \$357,086.97; Light/Fire Hydrant Fund: Checks #1493-#!495: \$8,688,20; Act 13 Impact Fee Fund: Checks #1045, #1046: \$34,281.78; Sewer Fund: Checks #2770-#2773: \$2,356.75; Local Services Tax Fund: Check #1013: \$5,755.54; Midland Sewer Fund: Checks #1019-#1021: \$665.13; RT. 18 SLE Fund: Check #1197: \$1,304.80; Capital Reserve Fund: Check #1008: \$56,750.00; Operating Reserve Fund: Check #1343: \$55,213.74; Community Center Operating Fund: Checks #1027-#1030: \$520.00; Grand Total \$410,659.17). All Supervisors voted yes. The motion was carried.

DISCUSSION ITEMS:

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to adopt the McClane Farms Road Act 537 Plan Phase I and LSA grant for 2015. All Supervisors voted yes. The motion was carried.
2. Oil and Gas Ordinance Amendment – No discussion
3. Arnold Ballfield status – Discussed earlier in the Township Engineer's Report.
4. Generator(s) – discussed at the Budget meeting.
5. CDBG Grant – The Township received \$160,000 from the Community Development Block for low /moderate income areas. The Township needs to identify the project. The bridge on Railroad Street, in Midland, is in disrepair. The Township Manager recommended the Board consider this as a project.
6. Piatt Estates Sewer District – Tabled until October 28, 2014 meeting.
7. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to reschedule the October 28, 2014, from 7:00 pm to 4:00 pm, to accommodate the County Fair meeting. All Supervisors voted yes. The motion was carried.

8. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to cancel the November 11th Workshop and Budget Meeting due to Veterans Day and reschedule the meeting on Tuesday November 18, 2014 at 4:00 p.m. All Supervisors voted yes. The motion was carried.

9. Chicken Ordinance - This is to be forwarded to the Chartiers Township Planning Commission for their recommendation.

10. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to waive the rental fee as requested by the Relay for Life. All Supervisors voted yes. The motion was carried.

Mr. Kiehl announced the Board will adjourn to an Executive Session to receive information regarding Emergency Response Preparedness.

PUBLIC COMMENT:

ADJOURNMENT:

The meeting adjourned at 6:01 p.m.

John Marcischak
Secretary

Wendy Williams – Recording Secretary