

**CHARTIERS TOWNSHIP
BOARD OF SUPERVISORS MEETING
January 5, 2015
7:00 p.m.**

EXECUTIVE SESSION ANNOUNCEMENT:

Mr. Kiehl – Chairman announced that the Board of Supervisors met in Executive Session immediately prior to this meeting from 6:00 p.m. to 7:00 p.m. to discuss litigation and contract negotiations.

VISITORS TIME:

Mr. Jeff Simpson, of 30 South Johnson Road, Houston was present representing the Chartiers Township Volunteer Fire Department thanking the Board for their continued support. The Department was called out on Saturday to assist South Strabane on accidents on I-79. Executives of Williams Pipe Line, has been in touch with the Fire Department. They want to have post incident discussion meeting for Thursday, January 15, 2015, at 6:00 p.m. (date not confirmed) regarding the fire Christmas Eve at the Metering Station.

Mr. Barrie Baker of 117 Crossroads Road, Washington was present to express his appreciation for last year services from the Public Works Department, Police Department as well as the Fire Department.

DEVELOPERS TIME – None

STAFF REPORTS:

Township Manager – Mrs. Noble presented a 2014 year review of Township accomplishments.

Planning/Zoning Officer – Mr. Stockton presented the following oral report:

- The only remaining item to go before the Planning Commission is the Mariani Subdivision. The approval date will expire on February 8, 2015.
- Washington County Fire Academy and the Quarture Land Development both have been sent preliminary review letters, but no responses so there is no official filing date has been given.
- Mark West is planning on building an office at the main plant site, to replace the existing office. The addition of the new cryogenics plant will create more employees and exceed the number of operational employees that are permitted under the clean air permits so the new office will be on the existing site but away from operations. They have not applied for site land review to the Planning Commission as yet. Mark West has agreed to submit landscaping buffer plans.
- The Zoning Hearing Board will hear a request for Special Exception for Mark West. They want to place two (2) office trailers at the rail facility until permanent offices are built. Should the request be granted, Mark West will be required to obtain Land

Development approval from the Planning Commission and the Board of Supervisors as well. That meeting will be held on January 21st due to Monday being a holiday.

- The Parks Committee will be meeting on January 7th. Mackin Engineering is to attend the meeting and will be prepared to discuss the scope and schedule of the plan.
- Street Lights – Mr. Baer of Longvue has responded in writing to our street light request with stipulations 1) the light must just illuminate the street only and not wash his windows or his neighbor's windows with light. 2) His mailbox and flower bed plantings are returned to their existing state or as close as possible. 3) He doesn't want his mail box placed on the other side of his driveway because of a pole on that side of the driveway.

Community Center Manager – No report

Public Works Director – No report

Township Engineer:

Mr. Slagle gave an update on Development Proposal as follows

1. Griffith-Mariani Simple Subdivision - The subdivision plan was submitted on October 22, 2014 for consideration at the last Planning Commission Meeting on 11/18/2014. The Plan basically consists of a two lot subdivision of 0.62 Acres/o.823 Acres and a lot line revision along Whitetail Drive/McClane Farm Road. The primary concern involves lot access/sewer service and land ownership. The Plan was tabled at the last Planning Commission Meeting.

1. Fire Academy Site Plan - The site plan was submitted on November 26, 2014 but found deficient. The Plan basically consists of constructing an Oil Well Replica for training.
3. 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 gave an update on Capital Improvement Projects as follows:

1. Midland Sewer Project – The Project is approximately 99 percent complete. We are preparing Change Order No. 1 converting trench repair to roadway overlay. We are also preparing for the Township's review/approval Estimate No. 11 for W.A. Petrakis Company for consideration at the 1/27/2015 Township meeting. We are actively contacting the Township residents/responding to restoration concerns. All sewer lines are complete and tested and all roadways paved.
2. Midland Phase II Substantial Completion – The Notice-To-Connect letter/Sewer Lateral Detail/Septic Tank Closure Procedure/Wye Location Sheet was mailed.

3. PennVEST Drawdown Request – We are currently preparing the Tenth PennVEST Drawdown request for consideration at the 1/27/2015 Township meeting.
4. Piatt Off-Site Sewer Project – We withdrew the GP-3 permit application. The Township could formally accept/adopt this sewer as a Public Sewer with the condition that the Developer removes the stone Rip-Rap in the stream along Arthurs Road as required by the Army Corps of Engineers/PaDEP/WCCD prior to Closing-Out of the NPDES Permit. Close-Out documents were executed by the Developer on 9/18/2014. Consideration needs to be given to mandatory connections.
5. Piatt Off-Site Sewer District – We have prepared Piatt Off-Site Sewer District as requested by the Developer in accordance with Act 57 which establishes a reimbursement component of \$500/EDU for a 10 year period and a Township Administration Fee of \$25.00/EDU.
6. McClane Farm Road LSA Grant Application – We have prepared/submitted LSA Grant application in the amount of \$772,200 on 10/7/2014. We are preparing for the LSA presentation.
7. McClane Farm Road Sewer Project – The updated Act 537 Plan for PH I for McClane Farm Road was submitted to PaDEP on 10/15/2014. We responded to PaDEP's final comments.

Mr. Slagle gave an update of On-Going Developers Projects as follows:

1. Piatt Estates Plan PH I – Construction started on October 22, 2013 and was completed on June 20, 2014.
2. Arden Mills Revised PRD PH 4 – Construction started on 10/17/2014. The Developer is proceeding with “Completion of Improvements” option under the MPC. We are providing construction surveillance. The roadway base was paved.
3. Piatt Estates PH 2A – Construction started on 10/17/2014 and was completed on 11/17/2014.
4. Sunoco/Mariner Pipeline Grading Plan – The roadway safety repairs were completed on 6/24/14. We roadway safety repairs will be completed in December prior to the bond release.
5. Arden Mills PRD Plan PH III – We are reviewing the As-Builts for the roadway and the original plan. The Developer is requesting a release of the Bond for consideration at the 12/30/2014 meeting.
6. Kingston Estates PH I – We prepared a letter of Final Matters which requested As-Built Plans for PH I before adoption by the Township. The Developer is currently preparing the As-Built Plans.

Mr. Slagle gave an update on On-Going Township Projects as follows:

1. 2015 Sewer Rehabilitation Project – Request authorization to design/bid the 2015 Sewer Rehabilitation Project.
2. Arnold Park Field Project – An agreement was prepared/executed between Precision Contracting and Shallenberger Construction to construct PH I of the Arnold Park Field Project as donated by Sunoco/Mariner (\$100K)/MarkWest (\$50K). Construction started 10/10/2014 and was completed on 11/7/2014.
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 requested additional taps after repeated requests on 11/5/2014. PaDEP responded, threatening NO taps until CHJA's PH I plant upgrade moves forward. We have reviewed and commented on the revised Service Agreement.
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. We met with CHJA's Engineer on 11/17/2014 to discuss the Act 57 calculation with limited interaction due to the presence of legal counsel.
5. Summit Storm Sewer Project – The Contractor started on 12/8/2014 and completed the work on 12/10/2014. We are preparing the Close-Out documents and Final Estimate. We will contact the Developer for payment
6. 2015 Paving Project - We have begun preparation of the 2015 Paving Project which includes: Green/Short/Hart/Lyons/Haft Streets/Linda Lane/Upper McClane Farm Road/North Shady & Moninger Avenue Entrances with additive alternate bids for Hayes & Pine Ave. We anticipate opening bids on March 10, 2015.

Township Solicitor – Mr. Liekar had 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 table, until January 27, 2015, the amendment to the surface site agreement with Sunoco Pipeline L.P. All Supervisors voted yes. The motion was carried.

2. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to table, until January 27, 2015, the amendment to the access road easement with Sunoco Pipeline, L.P. All Supervisors voted yes. The motion was carried.

3. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to enter into an Agreement with Mackin Engineering Company for a Parks, Recreation and Open Space Plan as recommended by the Chartiers Township Parks Board for an amount not to exceed \$40,944 in accordance with the proposal dated April 2014. All Supervisors voted yes. The motion was carried.

4. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to establish the payment parameters for the tap in fees for the Midland Sewer District and adopt Resolution R-3-2015, accordingly. All Supervisors voted yes. The motion was carried.

NEW BUSINESS:

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to authorize Chartiers Township's continued participation in the PSATS Unemployment Compensation Group Trust to the Pennsylvania Intergovernmental Cooperation Law and adopt Ordinance No 348 accordingly, as recommended by the Township Manager and Township Solicitor. All Supervisors voted yes. The motion was carried.

2. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve a Road Use and Maintenance Agreement with Red Oak Farms Timber and Lumber Co. for the temporary use of Ryburn Road conditional upon receipt of the appropriate financial security as provided for in the agreement. 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 (General Fund: Check #29778-#29798: \$20,388.20; Light/Hydrant Fund: Check #1503: \$4,107.81; Revenue Gaming Fund: Check #1034: \$4,380.00; Sewer Fund: Check #2802, #2803: \$2,330.00; RT. 18 SLE Fund: Check #1203-#1204: \$29,687.50; Capital Reserve Fund: Check #1016-#1017: \$10,630.00; Liquid Fuels Fund: Check #1467: \$99.65; Community Center Operating Fund: Check #1039-#1041: \$420.00; Total All Funds: \$81,908.51). All Supervisors voted yes. The motion was carried.

DISCUSSION ITEMS:

1. McClane Farm Road Act 537 Plan Commitment Letter – The Board authorized the Manager to send this letter to Mrs. Emily Shade DEP.

2. Piatt Estates Sewer District – Calculations have received and reviewed. Information is to be sent to Harshman CE for an independent third party review.

3. PSATS Conference Registration - Registration must be done on line by Thursday. All Supervisors indicated they will be attending.

4. 2015 Road Paving Program – Discussed earlier during the Engineer’s Report.
5. CHJA- A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve the Service Agreement based upon the letter from the Township Solicitor dated December 19, 2014 with the following additions. All Supervisors voted yes. The motion was carried.
 1. Any CHJA expenditure in excess of \$1,000,000.00 shall require approval of a majority of tributary municipalities which not be unreasonably withheld.
 2. Chartiers will be guaranteed capacity at the CHJA treatment plant.
 3. Prior to adoption CHJA will submit its annual budget to all tributary municipalities.
 4. CHJA will not incur any new debt without the prior approval of a majority of tributary municipalities which shall be unreasonably withheld.
6. No Parking Request at 710 N. Main Street - (Palanka Sportsman Club) The Township would have to pass an ordinance based on a site distance traffic study to demonstrate there needs to be no parking at a certain distance from their driveway. Mr. Slagle is to provide a cost.
7. Oil and Gas Ordinance Amendment – A summary was provided, from the Planning Commission, of what they recommended to the Board. What is not covered in the ordinance is what to do with gas lines that are on the surface.
8. West Pike Street Overlay Ordinance – This ordinance was considered by the Planning Commission in November with modifications in adding lighting to walkways from parking areas and that adding any modifications would be done by a conditional use.
9. DEP Grant opportunity – The Board agreed to pursue a roadway into the ball field at the Arnold Park.

PUBLIC COMMENT – None

ADJOURNMENT:

The meeting adjourned at 8:47 p.m.

John Marcischak
Secretary

Wendy Williams – Recording Secretary