

CHARTIERS TOWNSHIP
BOARD OF SUPERVISORS
WORKSHOP
April 14, 2015
4:00 p.m.

A. William Kiehl – Chairman called the Chartiers Township Board of Supervisors Workshop Meeting to order at 4:00 p.m. Tuesday, April 14, 2015, at which time he asked all present to stand for the pledge of allegiance.

ATTENDANCE:

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

EXECUTIVE SESSION:

Mr. Kiehl announced that the Board of Supervisors met in Executive session on Friday April 10, 2015 from 2:15 p.m. to 3:45 to discuss contract negotiations and immediately prior to this meeting from 3:30 p.m. to 3:45 p.m. to discuss litigation and contract negotiations.

VISITOR'S TIME:

Mrs. Charlotte Strimel, of 308 Arthur Road, Washington PA approached the Board concerning flooding damages due to the Piatt Estates construction. Mr. Slagle is to notify the contractor.

Mr. John Brower, of 234 McClane Farm Rd. Washington, approached the Board concerning a culvert being plugged up. Public Works Director is to investigate this matter.

Mrs. Sue Shuba, of 1074 Allison Hollow Road, Washington, commended the Board on the recent 225th Anniversary Celebration.

Mr. Jeff Simpson, of 30 South Johnson Road, Houston had inquired as to when Allison Hollow Road would be completed. The Board is awaiting the turning lane completion.

DEVELOPER TIME:

1. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to approve the Supplemental Developer's Agreement for Arden Mills Phase IV conditional on the applicant's provision of the appropriate financial security as recommended by the Township Solicitor and Township Manager. All Supervisors voted yes. The Motion was carried.

STAFF REPORTS:

Township Manager:

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

Introduction of new Community Center Manager: Mr. Kiehl introduced Robert Brozovich as the new Community Center Manager welcoming him to Chartiers Township. Mr. Brozovich informed the Board that he is working on programs for the Center.

Public Works Director: Mr. Jeffries presented the following report:

Trucks: 2008 Ford 550 Super Duty is at Washington Ford. The Turbo is out and might be covered under warranty. They will call and let us know. The 2007 F350 pick-up is at Washington Ford. It has injector problems.

Paved-Potholes – We have been poly paving potholes. As soon as the asphalt plants open up we will be resurfacing problem areas.

Storm Drains – We are repairing and replacing all storm drains that need repaired on all the roads we are paving in 2015 road paving bid. Repaired washout on Plum Run Road.

Tree's – We have been cutting and thinning out the property across from the Community Center. As soon as it is dry enough to get the Tiger Mower down over the hill we will be mowing up all the small limbs and debris. We had nine trees down during the storm we had.

Guiderails – Where we installed guiderails on Meddings Road we have noticed that the hillside is sliding away due to an underground spring. Jamie Harshman will be giving you a report.

Park – All picnic and park benches have been repaired and painted. We are now painting both pavilions. Starting next week we will be installing playground mulch. We are repairing the broken waterlines at the comfort station.

Buildings – Installed ceiling we removed at the Community Center when the waterlines froze. We dug the test hole at the Community Center today so that Joe Boward could take oil samples to see why the building is settling in the one corner.

Ditching – We will be getting a list of Township Roads that need ditched and will be setting a two week period to complete the ditching.

Street Sweeping – Monday morning April 13, 2015 street sweeping started and should be completed in two weeks. After all roads have been swept in the plan, we will then sweep the Community Center parking lot, Township parking lot and Fire Hall parking lot.

Township Engineer:

Mr. Slagle gave an update on Developers Proposals:

1. West Mark Site Plan - The Site Plan was submitted on March 2, 2015 for consideration at the next Planning Commission Meeting on 4/21/2015. The Plan basically consists of the construction of a LPG Tank Pad and Administrative Building for the existing Rail Yard. The primary concern is safety and proximity to the existing houses.
2. Quarture Grading Plan – We reviewed/commented on the New Grading/Stormwater Plan submitted on 2/27/2015 to create a 5 Acre Well Pad for an existing well.
3. PARCO Grading Plan – The Grading Plan was submitted on 2/17/2015 to expand an existing Storage Lot along Johnson Road. The primary concern is floodplain encroachment and stormwater.
4. Range Moritz Grading Plan – The Grading Plan (Permitted Conditional Use) was resubmitted on 3/17/2015 to create a new 3.5 Acre Well Pad along Arthurs Road. The primary concern is stormwater and access road slope for emergency vehicles.
5. Range Clara Little Grading Plan – The Grading Plan (Permitted Conditional Use) was resubmitted on 3/16/2015 to create a New 2.5 Acre Well Pad along Meddings Road. The primary concern is stormwater and access road slope for emergency vehicles.
6. Range Bird Run Grading Plan – The Grading Plan (Permitted Conditional Use) was resubmitted on 4/1/2015 to create a New 2.5 Acre Well Pad along Kings Road. The primary concern is stormwater discharge.
7. Pending SALDO Plans – The SALDO Plans on the Horizon for possible consideration at upcoming Planning Commission Meetings include: Horizon Warehouse Site Plan, Paxton Grove Subdivision Plan PH 2, SBA Tower Stormwater Plan and Marcellus Access Roads.

Mr. Slagle gave an up-date on Capital Improvements

1. Midland Sewer Project – The Project is approximately 99 percent complete. Change Order No. 1 converting trench repair to roadway overlay was submitted to PaDEP for approval. We are actively contacting the Township residents/responding to final restoration.
2. PennVEST Drawdown Request – We are waiting for PaDEP's approval of Change Order No.1 to submit the Eleventh PennVEST Drawdown request.
3. Piatt Off-Site Sewer Project – 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.

4. 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 with a \$25.00/EDU Township Administration Fee. The Piatt Off-Site Sewer District was updated to eliminate on-site Piatt participation.
5. Chartiers Industrial Park Sewer Extension – We have completed the design and plan to meet with the Developer regarding alternate sewer routes next week.
6. McClane Farm Road LSA Grant Application – RAWC offered \$250,000 which increases the proposed monthly fee from \$50.00 to \$94.36. This monthly fee could reduce by blending the existing customers into this sewer district, reducing the project scope or if the bids come in under budget.
7. McClane Farm Road Act 537 Plan – The updated Act 537 Plan for PH I stipulated that the project be completed by June 2016.
8. McClane Farm Road Sewer Project – Request authorization to design the McClane Farm Road Sewer Project.
9. McClane Farm Road PennVEST Loan – The next window for PennVEST Loan/Grant applications is August 19, 2015.

Mr. Slagle gave an up-date on On-going Developers Projects

1. Piatt Estates Plan PH I/ PH 2A – Construction (PH I) started October 22, 2013 and was completed on 6/20/14. Construction (PH 2A) started 10/17/2014 and was completed on 11/17/2014.
2. Arden Mills Revised PRD PH 4 – Construction started on 10/17/2014. We are providing construction surveillance. The Developer has requested to post the Residual Bond in amount of \$116,765 order to record PH 4.
3. Sunoco/Mariner Pipeline Grading Plan – We met with Sunoco to review the roadway safety repairs prior to the bond release.
4. Arden Mills PRD Plan PH III – We are reviewing the As-Builts for the roadway and the original plan. We requested that the Developer modify the asphalt berm to eliminate ponding.
5. Kingston Estates PH I – We prepared a letter of Final Matters requesting As-Built Plans for PH I before adoption by the Township. The Developer is currently preparing the As-Built Plans. No Further Action.

6. Summit Plan PH I – The Developer requested that the Township take over PH I on #/12/2015. We prepared a letter of Final Matters on 4/7/2015 requesting As-Built Plans for PH I before adoption by the Township. The Developer is proceeding with paving PH II.
7. Arden Mills Revised PRD Phase 5 – The Arden Mills PRD Phase 5 was approved on 3/10/2015. We are currently preparing required Bonding.
8. Hawk’s Landing Subdivision Plan – Hawk’s Landing Subdivision was approved on 3/23/2015. We are currently preparing required Bonding.

Mr. Slagle gave an up-date on On-Going Township Projects

1. 2015 Sewer Rehabilitation Project – Bids were opened on 3/20/2015 with the low bidder being Liokareas Construction Company with a bid of \$85,184.00. We are preparing contract documents with an anticipate start date of 5/4/2015.
2. CHJA Hydraulic Overload – We reviewed the Act 57 Calculation prepared by LSSE.
3. Summit Storm Sewer Project – The Contractor completed the work on 12/10/2014. We prepared/submitted the Final Estimate (\$28,904.20) to the Developer for payment.
4. 2015 Paving Project - Bids were opened on 3/20/2015 with the low bidder being Victor Paving with a Base Bid of \$147,364.00 for 2015 Paving Project which includes: Green/Riggle/Haft Streets/Linda Lane/Upper McClane Farm Road/Hayes & Pine Avenues. We are preparing contract documents with an anticipate start date of 5/4/2015.
5. Detention Basin Ownership/Maintenance Fund – We have prepared for the Township’s consideration the Special Purpose Stormwater Maintenance Fee consistent with the Township’s Act 167 Stormwater Management Plan.
6. PaDEP Grant Opportunity Grant – We prepared the Grant application to utilize the \$20,000 grant for a sidewalk project at the Community Center either to serve the new ballfield or the playground/pavilion area.
7. Silver Maple Extension – Acquired survey data, inspected the site, prepared a preliminary estimate to extend the road. Suggest give data to contractor for confirmation.

Solicitor – No report

SUPERVISOR REPORTS:

Mr. Kiehl – No report

Mr. Marcischak – No report

OLD BUSINESS:

1. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to approve movie night at the Community Center for April 18th at 6:00 p.m. as recommended by the Parks & Recreation Committee. All Supervisors voted yes. The motion was carried.

NEW BUSINESS:

1. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to authorize the advertisement for summer materials as recommended by the Township Manager and Director of Public Works. All Supervisors voted yes. The motion was carried.

2. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to authorize the advertisement for, up to five (5), summer part time laborers as recommended by the Township Manager and Director of Public Works. All Supervisors voted yes. The motion was carried.

3. A motion was made by Mr. Marcischak to approve an agreement with All-Clad Metal Crafters LLC for police coverage for Seconds Sale at the Washington County Fairgrounds on June 5 and 6, 2015 as recommended by the Township Manager and Chief of Police. The motion was carried.

4. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to authorize payment of invoices (General Fund: Check #29993-#30052: \$223,315.76; Light/Fire Hydrant Fund: Check #1511-#1513: \$9,113.36; Capital Reserve Fund: Check #1029: \$600.00; Sewer Fund: Check #2826-#2832: \$6,240.65; Local Services Tax Fund: Check #1046,#1047: \$605.45; Act 13 Impact Fee Fund: Check #1055-#1056: \$12,173.59; Community Center Operating Fund: Check #1070-#1080: \$4,850.91; Payroll Fund: Check #599: \$956.50; Total All Funds: \$257,856.22). All Supervisors voted yes. The motion was carried.

DISCUSSION ITEMS:

1. McClane Farm Road Sewer Design/LSA/PennVest Fund –Mr. Slagle stated the Township is working on additional funding and when that is obtained the designing will then take place.

2. Oil and Gas Amendment – Mr. Marcischak asked if Mr. Liekar could do some research as to whether there is a lease with Range Resources.

3. MS4 Detention Pond Ownership – Mr. Liekar is trying to get more information. This is to be discussed at a future meeting.

4. DEP Grant Application finalization – This pertains to the \$20,000.00 grant for the Parks and Recreation. Mr. Slagle has prepared two (2) alternatives for consideration of the grant: 1): a five foot (5-ft.) sidewalk that went to the left of the Community Building and putting handicapped parking (ball park side) at a cost of \$41,000.00 (Grant \$25,000) 2: a sidewalk to the right of the center at a cost equal to the grant of \$25,000. This is to be placed, as an agenda item, for the next meeting.

5. Silver Maples/Green Street Extension – The Board is looking at a cost. Mr. Slagle stated that he has all the surveying done (this was done by merging the Community Center and the School System). Mr. Slagle would like to give this to a contractor and let them prepare a cost estimate.
6. Zoning Request – Plum Run LLC owns property at the corner of Plum Run Road and North Main Street. The current zoning classification is R-2 and they want to expand their use of the property by putting in a welding shop and it requires an I-1 zoning change. A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to submit this request to the Chartiers Township Planning Commission for their recommendation. All Supervisors voted yes. The motion was carried.
7. FEMA Flood Plain Ordinance – A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to send this to the Chartiers Township Planning Commission for their review as recommended by Mr. Liekar.
8. Agricultural Security Area – The last up-date on the Agricultural Security Area was August 2008 and the Board should consider up-dating the area in June, July, and August of this year.
9. PSATS Resolutions – No discussion
10. Route 18 Refinancing – This is to be placed on the next agenda for discussion.
11. Overlay Ordinance – This is to be placed on the next agenda for discussion.
12. Piatt Sewer District – A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to authorize Mr. Liekar to advertise an ordinance to be considered at the second meeting in May. All Supervisors voted yes. The motion was carried.
13. Library Transition Update – A meeting with the newly established Board and the representative from the County are to meet on Wednesday.
14. Electronic Recycling opportunity –
15. Midland Sewer tap deadline – A motion was made by Mr. Marcischak and seconded by Mr. Kiehl to extend the Midland Sewer tap to May 31, 2015, with the condition that the monthly payments start as per the original dead line. All Supervisors voted yes. The motion was carried.
16. North Main St. No Parking request – To be placed on the agenda for discussion.
17. Trolley Museum fee waiver request – To be placed on the agenda for discussion.
18. First Quarter Financial Report – Mrs. Noble had provided the Board with a written report.

PUBLIC COMMENT: None

ADJOURNMENT:

The meeting adjourned at 4:34 p.m.

John M. Marcischak
Secretary

Wendy Williams, Recording Secretary