

CHARTIERS TOWNSHIP  
BOARD OF SUPERVISORS MEETING

May 13, 2014

4:00 p.m.

A. William Kiehl – Chairman called the monthly Workshop, at 4:00 p.m. Tuesday, May 13, 2014, at which time he asked all present to stand for the pledge of allegiance.

**ATTENDANCE:**

Attending this afternoon workshop were Supervisors Richard W. 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. Absent was Edward Public Works Director.

**EXECUTIVE SESSION ANNOUNCEMENT:**

Mr. Kiehl announced the Board of Supervisors met in Executive Session prior to this meeting on May 13, 2014 from 3:00 p.m. to 3:55 p.m. to discuss personnel and real property matters.

**VISITORS TIME:**

William Hill, 101 Country Barn Road-East, Houston, PA representing the Chartiers-Houston Community Library informed the Board that the School District would no longer support the Library financially in the next fiscal year and asked the Board to consider any type of support to the Library.

**DEVELOPERS TIME**

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to reapprove the Durkacs Subdivision, previously approved June 1, 2013. All Supervisors voted yes. The motion was carried.

**STAFF REPORTS:**

Township Manager:

Mrs. Noble advised that she previously submitted her report to the Supervisors and would answer any questions the Board may have.

Planning/Zoning Officer:

Mr. Stockton advised the Board on the May 20, 2014 Planning Commission Meeting – The Supervisors asked Mr. Stockton to express the Boards' concern with regard to cul-de-sacs.

Township Engineer:

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

1. McMillen Welding Site Plan – The McMillen Welding Site plan was submitted on March 28, 2014 for consideration at the next Planning Commission Meeting on May 20, 2014. The Plan basically consists of constructing a warehouse on a 1.72 Acre tract along West Pike Street.
2. Paxton Grove Subdivision Plan PH 2 – The Paxton Grove Subdivision Plan PH 2 was presented to the Planning Commission Meeting on April 15, 2014 as an advisory plan.
3. Woodside Grading Plan – We have reviewed the Woodside Grading Plan and provided comments.
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, Diesel Subdivision Plan and Marcellus Access Roads.

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

1. Midland Sewer Project – Construction started on March 17, 2014. The Project is approximately 15 percent complete. We are currently redesigning selected sections on sewer as needed based on field conditions and Township resident requests. We will prepare for the Township's review/approval Estimate No. 3 for W.A. Petrakis Company for consideration at the 5/27/2014 Township meeting. We are actively contacting the Township residents and responding to restoration concerns.
2. Chartiers Industrial Park Off-Site Sewer Project – We have been in contact with the Chartiers Industrial Park/Contractor regarding Chartiers Industrial Park Off-Site Sewer.
3. Chartiers Township Community Center – We performed a Final Inspection and prepared a Punch List of Substantial Completion.
4. PennVEST Drawdown Request – The Township received the Second PennVEST Drawdown in the amount of \$18,612.00. We are currently preparing the Third PennVEST Drawdown request for consideration at the 5/27/2014 Township meeting.

5. LSA Drawdown Request – The Township received the First LSA Drawdown in the amount of \$429,976.28. We are currently preparing the Second LSA Drawdown request for consideration at the 5/27/2014 Township meeting.
6. Piatt Off-Site Sewer Project – Construction of the Off-Site Sewer started on 3/17/2014 and was completed on 4/2/2014. The Township should formally adopt this sewer. Consideration needs to be given to mandatory connections. The Developer may request that a sewer district be established.
7. McClane Farms Road Sewer Project – We are responding to PaDEP's comments dated 1/21/2014.

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

1. Piatt Estates Plan PH I – Construction started on October 22, 2013. We are providing construction surveillance of the project. All utilities have been constructed, with the roadway currently under construction. We will be preparing the Sixth Performance Bond Reduction for consideration at the next Township meeting which involves the roadways.
2. Arden Mills Revised PRD PH 4 – The revised Tentative Master Plan was approved on April 22, 2014 which consists of 6 lots with 27 dwelling units on a 4.91 Acre Tract. The Developers Agreement and Bonding requirement is currently being prepared. The WCCD E&S control plan was approved. The remaining major issue includes the PaDOT HOP entrance approval.
3. Piatt Estates Plan PH 2A – Phase 2A of the Piatt Estates Master Plan was approved on April 22, 2014 which consists of 15 lots on a 32.55 Acres Tract. The Developers Agreement and Bonding requirement is currently being prepared.
4. Sunoco/Mariner Pipeline Grading Plan – We are coordinating between the proposed Sunoco/Mariner transmission pipeline construction and Arnold Park Ball Field Project. We met with Sunoco/Mariner contractor on various occasions. The guiderail, tree removal and berm repairs are all proceeding. Sunoco/Mariner has lowered their line in the area of the power lines to accommodate a future field. Sunoco/Mariner has offered \$100K donation toward the Arnold Park Ball Field Project. The Manager is currently discussing additional assistance from Range Resources and Markwest.
5. Arden Mills PRD Plan PH III – We met with the Developer and the Developer's Engineer on 9/11/2013 to discuss possible solutions to the current drainage problems. The Developer plans to start work in June 2014. Letters from the Developer are going out to the residents.

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

1. 2014 Paving Project – We have awarded the 2014 Paving Project to Russell Standard Paving with a Base Bid of \$167,045.27. The Contract Documents have been prepared. A Notice-To-Proceed was issued.
2. 2014 Sewer Rehabilitation Project – We have awarded the 2014 Sewer Rehabilitation Project to Slusarczyk Excavating with a Base Bid of \$98,950. The Contract Documents have been prepared. A Notice-To-Proceed was issued.
3. Arnold Park Field Project – We completed the final grading design for a three field concept totaling 55,780 CY Cut/45,560 CY Fill. The Grading Plan was approved by the WCCD. We have redesigned the field layout to avoid the wetland and updated the WCCD permit. We are currently updating the construction quotes to assist Sunoco/Mariner's in proceeding with the grading.
4. Detention Basin Ownership/Maintenance Fund – We are currently developing options/recommendations regarding Detention Basin Ownership/Maintenance Fund.
5. CHJA Hydraulic Overload –CHJA notified us on February 26, 2014 that the plant was Hydraulically Overloaded. PaDEP formally deferred ALL taps for 2014 on April 28, 2014. CHJA's Master Meter appears to be malfunctioning by reading 2.5MGD to high. CHJA has scheduled a meeting with PaDEP on May 12, 2014 to provide data and revise their Wasteload Management Report.
6. 2014 Tap Request – The Township's 2014 Tap request was sent on 10/16/2013. CHJA finally submitted their request to PaDEP on 2/28/2014. PaDEP has requested an Emergency Tap Request which we adjusted from (125 EDU's/280 EDU's) to (108 EDU's/280 EDU's)

Township Solicitor:

Community Center Facilities Manager:

Ms. Keller advised that the Grand Opening of the Community Center during the weekend was a great success.

#### **SUPERVISOR REPORTS:**

Mr. Kiehl: Acknowledged Mrs. Keller's and Mrs. Noble's hard work on the Dedication and Grand Opening of the Community Center.

Mr. Marcischak: No report

Mr. Metzler – Acknowledged Dan Slagle's work with Sunoco.

## **OLD BUSINESS:**

There was no Old Business before the Board.

## **NEW BUSINESS:**

1. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to authorize the incurrence of non-electoral debt in the amount of \$1,250,000 for improvements to Allison Hollow Road and authorize the Township Manager and Solicitor to make the appropriate filings with the Department of Community and Economic Development and adopt Ordinance No. 345 accordingly. All Supervisors voted yes. The motion was carried.

2. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to accept the proposal from Waste Management for Chartiers Clean-up Day 2014 in the amount of \$12,250.00 and to change the date to Saturday June 14, 2014 as recommended by the Township Manager. All Supervisors voted yes. The motion was carried.

3. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to approve an agreement with All-Clad Metal Crafters LLC for police coverage for Second Sale at the Washington County Fairgrounds on June 6 and 7, 2014 as recommended by the Township Manager and Chief of Police. All Supervisors voted yes. The motion was carried.

4. A motion was made by Mr. Metzler and seconded by Mr. Marcischak to authorize payment of invoices (General Fund: Check #29093-#29150: \$115,283.60; Light Fund: Check 31477-#1480: \$8,732.42; Act 13 Impact Fee Fund: check #1027,1028: \$10,218.20; Sewer Fund: Check #2730-#2732: \$1,469.56; Local Services Tax Fund: Check #1003, #1004: \$235.29; Chartiers Industrial Park Escrow Fund: Check #1004: \$250,000.00 (Transfer to Midland Sewer Fund); Midland Sewer Fund: Check #1003-#1005: \$420,382.28 (Payment to Contractor); RT. 18 SLE Fund: Check #1179-#1182: \$7,238.46; Friends of Chartiers Community Parks: Check #1055, #1056: \$206.00; P&R Growing Greener Fund: Check #1121-#1125: \$3,608.95; Community Center Operating Fund: Check #1001-#1004: \$3,547.48; Total All Funds: \$820,922.24). All Supervisors voted yes. The motion was carried.

## **DISCUSSION ITEMS:**

1. Copier Options – Two quotes have been received on State Contracts. One copier prints 30 copies per minute for the cost of \$4,200.00 and the second copier prints 40 copies per minute for the total cost of \$ \$4,382.00 which serves the network printer and scanner.

A motion was made by Mr. Metzler and seconded by Mr. Marcischak to purchase a copier not to exceed \$4,500.00. All Supervisors voted yes. The motion was carried.

2. Community Center/Arnold Park Parking/Gate – The Board determined that the parking should be coordinated with the rentals of the park and functions at the Community Center.

3 CHJA Tap Allocations – Mrs. Noble advised that we have emergency taps at this point and CHJA seem very optimistic more taps will be released.

4. Detention Ponds - Mr. Slagle advised that the current ordinance allows for the enactment of a special storm water management fee whether privately or publicly owned. Mr. Slagle presented a computation of a possible Storm Water Maintenance Fee Schedule.

**PUBLIC COMMENT** – None

**ADJOURNMENT:**

The meeting was adjourned at 4:57 p.m.

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John M. Marcischak  
Secretary

Wendy Williams – Recording Secretary