

**CHARTIERS TOWNSHIP
BOARD OF SUPERVISORS' MEETING
July 28, 2026
5:00p.m.**

CALL TO ORDER

PLEDGE OF ALLEGIANCE

EXECUTIVE SESSION ANNOUNCEMENT

Please be advised that the Chartiers Township Board of Supervisors met in executive session immediately prior to this meeting from 4:20 pm to 4:58 pm to discuss personnel, litigation and real property matters.

Attending this meeting were Supervisors, Harlan Shober, Bronwyn Kolovich and Frank Wise. Jodi L. Noble-Township Manager; Also, present were James Liekar-Solicitor; Ed Jeffries, Public Works Director; Jennifer Slagle-Director of Engineering and Joseph Sites, Township Engineer; Jamie Rozzo, Recording Secretary; Building Code Official, Scott Heckman Absent: Parks and Recreation Director, Angela O'Conner

VISITORS TIME

THE BOARD RECOGNIZED THE 2026 CHARTIERS-HOUSTON LADY BUCS SOFTBALL TEAM FOR AN OUTSTANDING 2026 SEASON AND ADOPTED A PROCLAMATION DECLARING THE SAME.

Lark Altman 467 Spruce Lane thanked The Township for installing the Stop Sign so quickly. She also asked if The Township has heard from the developer.

James Liekar sent a default letter today. They have not received anything.

Art Angles 421 Linda Lane wanted to let the Board know contractors working in Allison Plan are leaving material and marks on the roadway. He asked if this could be cleaned up.

The Township will reach out to the contractor for cleanup.

Michael Fausti 103 Piatt Estates Drive asked when Allison Hollow would be paved. He also brought up an issue with a tree in the lines and a drain that is covered. He asked if this could be looked at.

Work on Allison Hollow will start next week. Ed will check out the items brought to their attention.

DEVELOPERS TIME

1. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to table the modification request from Summerfield Woods, LP from approved land development plan dated June 27, 2017, as it is not required per, §293-19 B.5., Design Criteria for Stormwater Management Controls of Chapter 293 of the Chartiers Township Code of Ordinances, Stormwater Management until the August 25, 2026, meeting. All Supervisors voted yes. The motion carried 3-0.
2. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve the financial security release for 201 Sulky Manor Drive in the amount of \$2,700.00 as recommended by the Township Engineer in his letter dated July 7, 2026. All Supervisors voted yes. The motion carried 3-0.
3. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to deny financial security reduction request No. 3 for Kings Run Grading as recommended by the Township Engineer in his letter dated July 23, 2026. All Supervisors voted yes. The motion carried 3-0.

Work still needs to be completed. Money will need to be in escrow for the remaining work that needs completed.

4. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve the Developer's Agreement with United Rental for 159 S. Johnson Road as recommended by the Township Manager and Director of Engineering and Planning. All Supervisors voted yes. The motion carried 3-0.
5. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to **TABLE** the conditions the Central Christian Academy Lot Consolidation Minor Subdivision Plan conditional upon satisfaction of the outstanding items in the Director Engineering and Planning's letter dated June 11, 2026, until the August 25, 2026, Board of Supervisors Meeting. All Supervisors voted yes. The motion carried 3-0.

More information is needed before approval.

6. Public Hearing on the Central Christian Academy Conditional Use Application

The Regular Board of Supervisors meeting was adjourned at 5:16 pm into the Public Hearing on the Central Christian Academy Conditional Use Application Hearing.

Jennifer Slagle entered the following items into the record.

- Conditional use application and narrative received by the Township on May 28, 2026
- Chapter 350 of the Chartiers Township Code of Ordinances, "Zoning"
- Proof of publication for the Public Notices for this hearing as printed in the Observer Reporter on July 14, 2026 and July 21, 2026

- The neighboring property owner public notice letters, mailing list, and map dated July 16, 2026
- Photos of property Posting dated July 20, 2026
- Township Review Letter dated June 10, 2026
- Planning Commission meeting minutes of June 16, 2026 recommending approval of the proposed temporary modular classrooms

Randy McCray, representative for CCA gave a re-preproposal on the need for an extension/new application for the temporary structures. He showed the board the progress that has been made, an example of the future addition being built, and the plans to move the playground area across the street. They have applied for the proper demo permits and are working with their engineer on this project. CCA is making progress and will move students to the new building asap.

The Board acknowledges CCA is making progress and a plan for the addition is in the works. They are in favor of approving the new application for the temporary structures now that they are seeing progression.

Jeff Brodnick 132 Cummins Ave asked if Randy could repeat the plans and has questions regarding Scariot.

The board asked Randy and Jeff to discuss Scariot after the meeting as this is not what the Public Hearing is about. They agreed to discuss after.

The Public Hearing on the Central Christian Academy Conditional Use Application was adjourned into the Regular Board of Supervisors Meeting at 5:26 pm.

7. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve with conditions the Conditional Use Application from Central Christian Academy for a temporary structure for temporary modular classrooms in the R-2 Zoning District at 145 McGovern Road, Houston, PA 15342 also known as Washington County Parcel ID 170-016-07-03-0045-00 in accordance with §350-51 J.48., Conditional Uses, of the Chartiers Township Code of Ordinances, Zoning. All Supervisors voted yes. The motion carried 3-0.

STAFF REPORTS: *No Reports*

SUPERVISOR REPORTS:

Mrs. Kolovich -Bronwyn has received a lot of compliments on the activities and trips that have been scheduled with Parks and Rec.

Mr. Wise -Residents from Settlers Glen complimented the roadway the Township had paved for the 2026 Road Program.

Mr. Shober - No Report

APPROVAL OF MINUTES

A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve the minutes for the Regular Meetings of June 9, 2026, and June 23, 2026, as presented. All Supervisors voted yes. The motion carried 3-0.

OLD BUSINESS:

1. Public Hearing Ordinance No. 424

The Public Board of Supervisors Meeting was adjourned into the Public Hearing for Ordinance No. 424 at 5:26 pm.

Jen Slagle entered the following items into the record

- Ordinance No. 424
- Chapter 350 of the Chartiers Township Code of Ordinances, "Zoning" and Chapter 305 "Subdivision and Land Development "
- Public Notices for this hearing dated July 14, 2026 and July 21, 2026
- Transmittals of the draft ordinance to the Observer Reporter and Washington County Law Library
- Comments from Washington County Planning Commission
 - Ordinance 424 – Letter dated July 17, 2026
- Planning Commission Minutes of May 19, 2026 recommending the draft ordinance

This Ordinance allows Data Centers to only be permitted in the I-1 Zoning District.

The Board commented that the Planning Commission along with the Township did a lot of research in the preparation of this as the Ordinance. The goal was to permit the Data Center, as required by law, but to tailor it to Chartiers Township. They believe this Ordinance reflects and protects what is best for Chartiers Township residents.

Michael Fausti 103 Piatt Estates Drive asked if a consultant was hired to help with the Ordinance.

The Township did not hire a consultant. Jennifer and Jodi attended trainings and the Planning Commisision along with the Township researched and reviewed several drafts and Ordinances and in consultation with the Solicitor to come up with what is being considered. This Ordinance can always be modified in the future if the Board decides that needs to happen for any reason.

The Public Hearing for Ordinance No. 424 was adjourned into the Public Regular Board of Supervisors Meeting at 5:39 pm.

2. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to enact ordinance No. 424, amending Chapter 350 of the Chartiers Township Code of Ordinances, Zoning, to establish the use and regulations for Data Centers as

recommended by the Chartiers Township Planning Commission at their meeting of May 19, 2026. All Supervisors voted yes. The motion carried 3-0.

3. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve Change Order No. 1 for the 2025 CCTV contract in the amount \$3,000 for Settlers Glen Stormwater pipe cleaning and cameraing as recommended by the Township Engineer and Township Manager. All Supervisors voted yes. The motion carried 3-0.
4. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve Pay Application No. 5, (FINAL) from Edge AI Solutions, Inc. in the amount of \$11,583.22 as recommended by the Township Engineer in his letter dated July 15, 2026. All Supervisors voted yes. The motion carried 3-0.
5. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve Pay Application No. 1 from Morgan Excavating for the 2026 Road Paving Program in the amount of \$278,741.35 as recommended by the Township Engineer in his letter dated July 9, 2026. All Supervisors voted yes. The motion carried 3-0.

NEW BUSINESS:

1. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to approve the Police Services Agreement with the Washington County Agricultural Fair in the amount of \$15,552.00 for police services for the Washington County Fair August 15, 2026-August 22, 2026, as recommended by the Police Lt./Acting Chief and Township Manager. All Supervisors voted yes. The motion carried 3-0.
2. A motion was made by Mr. Wise and seconded by Mrs. Kolovich PennDOT Solicitation Permit for a Boot Drive for the Chartiers Township Volunteer Fire Department at the intersection of Country Club Road and West Pike Street on August 15, 2026, with rain dates of August 19, 2026, and August 22, 2026. All Supervisors voted yes. The motion carried 3-0.
3. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to authorize advertisement of a Conditional Use Hearing for a Home Occupation at 220 Welsh Road for a salon for the regular meeting of August 25, 2026. All Supervisors voted yes. The motion carried 3-0.
4. A motion was made by Mr. Wise and seconded by Mrs. Kolovich to authorize payment of invoices indicated on the enclosed listing. Invoices to be paid are posted on the bulletin board for review.

Local Services Tax Fund: \$9,569.52; Liquid Fuels Fund: \$253,996.50;
Rev.Gaming: \$5,997.38; Sewer Fund: \$29,573.72; Fire Tax Fund:
\$48,354.03; General Fund: \$16,994.48; Act 13 Fund: \$30,008.86; Eng. Escrow
Fund: \$10,997.25; Capital Reserve Fund: \$4,500.00; Comm. Center Fund:
\$725.00; Light and Hydrant: \$35.31

All Supervisors voted yes. The motion carried 3-0.

DISCUSSION ITEMS:

1. Community Center Flooring -Jodi is waiting on additional details on the second quote. She is hoping to have this for the next meeting.
2. Pickleball/Park/Community Center Camera quotes-Jodi is waiting on the second quote. This is being done on State Contract. Public Works also need to fix the lighting around the courts. Ed will put this on his list.
3. 2008 Peterbilt repair consideration-This truck needs a costly part to fix the truck. This part has been replaced in the past. The part is going to cost approximately \$13,000. Discussion took place in whether this should be fixed or if The Township should consider purchasing a new truck. After discussing, The Board feels we should fix the truck as it takes time to receive a new truck. They will discuss making a purchase in the future.
4. MS4 PRP – Jennifer went over The Townships MS4 compliance. Chartiers was audited in January. There were some items that came back. Jennifer went over options for compliance with The Board. Discussion took place and a decision will be made at the next meeting.

PUBLIC COMMENT:

Lark Altman 467 Spruce Lane asked if Jim could go over what he sent the developer one more time. Summerfield is still having issues with dumping near Ash Lane.

Jim Liekar gave the Developer a 10-day default notice.

Rob Chartiers Code Enforcement Officer will send a notice to the Developer for the dumping. This area has not been taken over by the HOA.

ADJOURN

Time: 6:01 pm

Frank Wise Jr.

Recording Secretary,
Jamie L Rozzo