

**FINDLAY TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING - MARCH 10, 2010**

The meeting was called to order at 7:00 p.m. In attendance were Supervisors Thomas Gallant, Janet Craig, and Raymond Chappell, Manager Gary Klingman, Engineer Dan Kaufmann from Michael Baker, Jr, and Solicitor Alan Shuckrow from Strassburger, McKenna, Gutnick & Gefsky.

* Everyone rose for the Pledge of Allegiance.

* The Chairman asked if there were any questions on any of tonight's agenda items. Hearing none, the meeting continued.

* **ORDINANCE NO. 360.** Mr. Klingman indicated this ordinance was for the execution of a cable franchise agreement between the Township and Armstrong Utilities, focused on the Dick's Sporting Goods property. The ordinance was advertised and proper notifications were made with Comcast.

Hearing no questions or comments, Ms. Craig moved to approve Ordinance No. 360 authorizing the execution of a Cable Franchise Agreement between the Township and Armstrong Utilities. Mr. Chappell seconded. 3 Ayes. Motion carried.

* **MARONDA FARMS PHASE II FINAL LAND DEVELOPMENT APPLICATION.**

Mr. Caruso read from his March 8th letter:

Maronda Farms was granted tentative approval for a Planned Residential Development in 1982 under Ordinance No. 81, therefore, the Township's current zoning ordinance for area and bulk requirements do not apply to this plan.

With reference to the requirements for final approval of a land development application, under Construction Details-the water line details have been provided and need to be approved by the FTMA; Section 103.501.9notes that all streets shall be designed and constructed to comply with the standards and methods established by PA Dot design manual II. A detail has been provided that will need approval from the Township engineer for the paving. Under Storm water Management, the Storm water Ordinance requires a landscape fence around the top of a Storm water basin. The applicant is requesting a modification not to install the fencing because the pond will be used by the development residents-this is an existing pond on-site; All Storm water facilities shall be provided with an access road for maintenance purposes. The applicant is requesting a modification to not install the access road because an existing gravel roadway already exists. Under Street Lighting, it shall be required for all land development. The plan does not provide any street lighting for which the applicant is requesting a modification to replace with individual lot yard lamps, which they have done in Phase I.

With reference to the requirements for final site plan approval, the only outstanding item is that protective covenants and deed restrictions have not been provided.

The Planning Commission did review the application and gave it a favorable recommendation, with the modifications, at their January 26, 2010 meeting.

Mike Salai from Wind Ridge Engineering explained that there are plans to extend Trotter Lane around the existing pond and exit onto Moody Road. He addressed questions from the Board regarding a landscape fence they which they requested a modification and the retention pond for the development. Neither pond will be dedicated to the Township. Mr. Caruso indicated that the Planning Commission approved the modification and the Township engineer is still reviewing it.

Mr. Shuckrow asked if there are going to be covenant and deed restrictions. Mr. Selak answered that there are existing ones now that will be extended to this plan. Mr. Shuckrow asked for a copy of them.

Questions/Comments from the Floor: None.

Ms. Craig moved to approve the final land development application for Maronda Farms, Plan 2, as recommended by the Planning Commission and contingent upon approval from the Township Engineer and a review by the Township Solicitor of the covenants and deed restrictions. Mr. Chappell seconded. 3 Ayes. Motion carried.

* BID FOR SALE OF 1997 F-150 PICKUP TRUCK. Two bids were received for the 1997 F-150 Ford pickup truck with one being ineligible due to it not meeting the minimum bid of \$1,200.00. The acceptable bid was from Tyler Blake of Crescent, PA in the amount of \$1,814.00.

Ms. Craig moved to approve the bid for the sale of the 1997 F-150 Pickup Truck to Tyler Blake in the amount of \$1,814.00. Mr. Chappell seconded. 3 Ayes. Motion carried.

* ENERGY AUDIT AFFIDAVIT. The Energy Audit that we entered into through the COG with County asks for an Affidavit. The Affidavit would grant permission to the Allegheny County Economic Development representative, Lime Energy Engineers, to conduct an energy audit of our municipal facility; and grants facility access to gather energy usage information; permission for access and copy of billing records to establish a baseline to measure potential savings; a representative from the Township will be made available to escort their representatives through the Township facilities. A report of the findings will be provided for review and possible culmination into a viable project for retrofit in the subsequent phase of this effort.

Mr. Klingman added that if we get the same percentage of money as we do from the CDBG program, we could be in trouble. This does not bind us into contracting for anything beyond the audit.

Ms. Craig moved to approve signing the Affidavit to participate in the Allegheny County Energy Program for Municipalities, funded by the Energy Efficiency and Conservation Block Grant. Mr. Chappell seconded. 3 Ayes. Motion carried.

* ORDINANCE NO. 361. Mr. Klingman explained that this is a follow-up to our appointment of both Dorothy McCullough and our Solicitor as additional delinquent and/or lienied real estate collector. This sets up a system for the collection and costs that can be incurred by the tax payer.

Ms. Craig moved to approve Ordinance No. 361 amending Ordinance No. 305 establishing a revised fee schedule for collection of delinquent and/or lienied Real Estate Taxes. Mr. Chappell seconded. 3 Ayes. Motion carried.

* MINUTES OF FEBRUARY MEETINGS. Ms. Craig moved to approve the minutes of the February meetings as printed. Mr. Chappell seconded. 3 Ayes. Motion carried.

* BILLS AND PAYROLL. Ms. Craig moved to approve the payroll and the bills that are available for public inspection. Mr. Chappell seconded. 3 Ayes. Motion carried.

* TREASURER’S REPORT

General Fund Checking Account		Liquid Fuels Checking Account	
Balance, 02/01/10	\$ 84,560.95	Balance, 02/01/10	\$.10
Receipts	415,052.99	Receipts	0.00
Money Market	294,885.00	Money Market	0.00
Expenses	610,674.60	Expenditures	0.00
Money Market	0.00	Money Market	0.00
Balance, 03/01/10	\$ 183,824.34	Balance, 03/01/2010	\$.10

Balance in General Fund Money Market Account. \$ 82,184.86
 Balance in Liquid Fuels Money Market Account. \$ 7.89
 Balance in Wells Fargo Accounts. \$580,422.93
 Balance in Capital Reserve Account (checking/money market). . \$ 26,309.11

Ms. Craig moved to approve the Treasurer’s Report as read. Mr. Chappell seconded. 3 Ayes. Motion carried.

* COMMUNICATIONS:

1. Request for DISTRIBUTION of Earned Income Tax in the amount of \$146,341.79 to other Townships for money withheld by employers in Findlay Township.

Ms. Craig moved to approve the distribution of Earned Income Tax totaling \$146,431.79 to those districts included on the 02/26/10 list from the Earned Income Tax Collector. Mr. Chappell seconded. 3 Ayes. Motion carried.

2. Request for refunds totaling \$799.86 to residents who have claimed UE credits, overpaid their Earned Income taxes, moved to another district or had their taxes withheld and sent to us in error.

Ms. Craig moved to approve the refund of Earned Income Tax totaling \$799.86 to those individuals and districts included on the 02/28/2010 list from the Earned Income Tax Collector. Mr. Chappell seconded. 3 Ayes. Motion carried.

3. Request for refund of Local Service tax totaling \$59.66.

Ms. Craig moved to approve the refund of Local Service Tax in the amount of \$59.66 to those persons listed on the 2/26/2010 printout from our Tax Collector. Mr. Chappell seconded. 3 Ayes. Motion carried.

* ADDITIONAL ITEMS:

1. ROAD DETOURS. Public Works and Tim Cook have been working on storm pipe repairs. The first is on Matchette Road, past AGX. The detour will be Route 30 to Campmeeting Road for March 17th. The second repair will be on March 18th on Campmeeting Road below the slide area. The detour would be Route 30 to Cork-Bocktown to Hookstown Grade Road.

Ms. Craig moved to approve the detours on March 17th for Matchette Road (Route 30 to Campmeeting Road) and on March 18th for Campmeeting Road (Route 30 to Cork-Bocktown to Hookstown Grade Road). Mr. Chappell seconded. 3 Ayes. Motion carried.

2. DEVELOPER’S AGREEMENT FOR CHAPMAN COMMERCE CENTER. They are going to Phase I-A (less infrastructure than Phase I) that will open up to Westport Road. The agreement has been reviewed by our Solicitor.

Ms. Craig moved to authorize execution of the developer’s agreement for Chapman Commerce Center, Phase I-A contingent upon the Township Engineer’s approval. Mr. Chappell seconded. 3 Ayes.

Motion carried.

* DEPARTMENTAL REPORTS (attached)

* SUPERVISORS' COMMENTS

Ms. Craig asked when the Enlow Interceptor would be started. Mr. Klingman indicated that a date has not yet been established since they are still pursuing funding so nothing has gone out to bid. She was concerned about them disturbing the banks along the creek.

Mr. Chappell asked if we had an idea on our cost for snow removal for the month of February. Mr. Caruso indicated that the application put together for submittal to the County Emergency Management for just the period of February 5th and 6th for salt, labor overtime, equipment was \$44,000.00. The second storm on February 9th and 10th was pretty close to that cost. We were probably over \$65,000 for the month.

* COMMENTS FROM THE FLOOR

Tony Yezeski from Sycamore Street. He spoke to Mr. Klingman about snow removal on his street. Since Allegheny County issued a state of emergency, he thought the Township might bend a little. Prior to that, a garbage truck went on the road and got stuck. The Township did send up a truck to take care of the road to get the garbage truck out. Did the Township take over the roads in Marion Estates yet? Why did the Township clear their roads if the roads don't belong to the Township?

Mr. Shuckrow indicated that the Township has not yet taken over the roads, but there is a developer's agreement with the Bank and they reimburse the Township for snow removal. If there was a development on-going in Imperial under the circumstances similar to the circumstances in Marion Estates, the Township would entertain a similar snow removal agreement. Mr. Klingman indicated that Lenox Place in Imperial had an agreement and they reimbursed the Township for snow removal.

Mr. Klingman explained that the road is a private road that is mud and gravel, they (Waste Management) made the attempt to go in. Because the truck got stuck, the rest of the Township residents trash was not being picked up. Our Public Works Department was sent out to get the truck out so that it would continue with trash removal. We do have an emergency call-out in place so that if you have problems, we're there with Public Works, Police, Ambulance, whatever you need.

All further business having been discussed, Ms. Craig moved to adjourn the meeting. Mr. Chappell seconded. 3 Ayes. Motion carried.

Respectfully submitted by Cheryl L. Rinehart