

LEETSDALE BOROUGH COUNCIL met in Regular Session at 7:00 PM on Thursday, January 13, 2022 in Council Chambers.

Council President Lee called the meeting to order and announced the meeting was being recorded.

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT: Council President Ms. Lee; Councilors J. Weatherby, O. Awad, R. Nanni, B. Carroll, M. Napolitano and W. James

ALSO, PRESENT: Mayor S. Ford; M. Turnbull, Esq., Weiss Burkardt and Kramer LLC; D. Slagle, P.E., Nichols & Sagle Engineering, Inc.; Police Chief D. Raible; Douglas Ford, Street Commissioner

PUBLIC HEARING:

Ms. Turnbull announced that a hearing is being held now for a Public Comment Period for the Zoning Ordinance Amendment and advised of the zoning Ordinance amendment being considered by Council for the Oil and Gas Development and Energy Exploration using Borough right-a-ways. This ordinance was designed by the Planning Commission, this was adopted by Council as a pending ordinance and needs to be adopted as it is complete.

Tim Hall, 200 Broad Street, will the comments from the county be included, Ms. Turnbull advised that the comments from Allegheny County will be considered by the Planning Commission and Council at a future date and there will be future amendments to the ordinance as needed.

Bill Jasper, 24 Winding Road, questioned if there were any locations within the Borough that could be used for such purposes, council stated that there was one location in the Buncher Industrial Park.

Ms. Turnbull asked for any additional comments or questions, hearing closed

REPORTS RECEIVED

MINUTES: December Regular Session

MOTION BY Ms. Napolitano to accept the December Regular Session Minutes, second by Mr. James
MOTION CARRIES

AUDIENCE ADDRESSING COUNCIL

Judy Felicion, 186 Broad Street, express concern with the Council member that was assigned to the Park and Rec Committee

Judy, 158 Broad Street, expressed support for Judy Felicion's statement

SOLICITOR

M. Turnbull, Esq.

- The Police Standard Operating Procedure Manual will be ready for Council's consideration at the February Meeting. Council expressed concern with not reading the manual before it's accepted. Ms. Turnbull advised that a hard copy is available to be viewed in the office.
- Council will consider a motion to accept the Oil and Gas Ordinance under Planning and Zoning
- Council will discuss the property donation, located at 240 Beaver Street under Planning and Zoning
- The Pennsylvania Department of Labor & Industry published new municipal bidding thresholds for 2022. Purchase and contracts below \$11,800 require no formal bidding or written/telephonic quotations. Purchases and contracts between \$11,800 and \$21,900 require three written/telephonic quotations. Purchases and contracts over \$21,900 require formal bidding. These do not replace COSTARS as no other bids are needed when purchasing through the program.

ENGINEER**Dan Slagle, P.E.**

- Review the Engineer's Monthly Report
- The following Motions were requested
 - a. Motion to advertise the Washington Street Realignment Project
 - b. Motion to advertise the Overpass Ramp Barrier Project
 - c. Motion to authorize the Engineer to design the 2022 Paving Project
- Bids were received on January 13, 2022 for the Kohlmeyer Park ADA Parking Project with the low bidder being Swede Construction at a bid of \$27,150.00.
- The 2019 Housing Demolition Project located at 240 Beaver Street was completed on December 3, 2021, the close-out documents are being finalized.
- The State Route 65/Henle Park Emergency Overflow was awarded to Pugliano Construction with a combined bid of \$123,945. Shop drawings are being reviewed for construction to begin this spring
- The Borough's next MS4 Annual Report is due on September 30, 2022. Before the April Regular Session Meeting there is an MS4 meeting scheduled for 6:45 PM as required.
- Research on the Hussey Copper Emergency Access Road is being gathered
- The Quaker Valley High School Site Plan was heard by the Leet Township Zoning Hearing Board and a verdict will be decided on February 9, 2022
- Currently designing the Washington Street Realignment Project. We plan on advertising in January 2022 and bidding out this project February 2022

MOTION BY Mr. Weatherby to advertise the Washington Street Realignment Project for bid opening in February, second by Ms. Napolitano
MOTION CARRIES

MOTION BY Mr. Weatherby to advertise the Overpass Ramp Barrier Project, second by Mr. Awad
Question on the MOTION BY Mr. Nanni, doesn't the insurance pay for repair/replacement when the guiderail gets hit? Council agreed that the tractor trailers that are hitting the guiderail and not stopping so their information is never found to be submitted to the insurance company.
MOTION CARRIES

- The Developer for the Buncher Building 27 plans on submitting site plans for review

MOTION BY Ms. Napolitano to authorize the Engineer to design and bid the 2022 Village Drive Paving Project, second by Mr. Weatherby
MOTION CARRIES

MAYOR'S REPORT**Sandra J. Ford**

- Mayor Ford thanked the former Mayor and Carol Poninsky for their time and effort doing the food bank

MOTION BY Ms. Napolitano to table the transfer of the keys and the space for The Leetsdale Food Pantry, second by Mr. Awad
MOTION CARRIES

FINANCE/BUDGET/TAXES**Patricia Lee, Chairperson**

- The following Council's Committees have been assigned
 - a. Finance/Budget/Taxes
 - i. Chair: Patricia Lee
 - ii. Members: Maria Napolitano & Jeff Weatherby
 - b. Public Safety – Police
 - i. Chair: Jeff Weatherby

- ii. Members: Beth Carroll & Patricia Lee
- c. Public Safety – Fire
 - i. Chair: Wesley James
 - ii. Members: Roger Nanni & Patricia Lee
- d. Public Works
 - i. Chair: Osman Awad
 - ii. Members: Wesley James & Patricia Lee
- e. Parks & Rec & Community
 - i. Chair: Roger Nanni
 - ii. Members: Beth Carroll & Patricia Lee
- f. Organization Administration (Admin/Pensions/Benefits)
 - i. Chair: Maria Napolitano
 - ii. Members: Beth Carroll & Patricia Lee
- g. Planning/Zoning & Ordinances
 - i. Chair: Maria Napolitano
 - ii. Members: Jeffery Weatherby & Patricia Lee

- Ms. Lee advised that Audience Comments made will be taken under advisement and consideration

MOTION BY Mr. Nanni for the Finance/Budget & taxes Committee to be check signers on all Borough Accounts and approvers of both pensions, second by Ms. Napolitano
MOTION CARRIES

MOTION BY Mr. Nanni to direct the Finance/Budget & Taxes Committee to prepare a Proposed Revised 2022 Budget for consideration by Council at the February voting meeting and authorize advertisement and posting consistent with the Borough Code, second by Ms. Napolitano
Mr. James, No
MOTION CARRIES

MOTION BY Mr. Nanni to authorize the legal advertisement of a budget meeting, the exact date to be determined upon discussion by the council, second Ms. Napolitano
Question on the motion by Mr. James, is this a meeting for Council to meet as a group, and it was confirmed to be an open meeting for the public and Council
MOTION CARRIES

MOTION BY Mr. Awad adjust the Borough Secretary's compensation to \$65,000 plus cost-of-living increase that would be increased by the other departments of the Borough, representing the 2021 compensation level, effective January 1, 2022, pending further evaluation and appropriate benchmarking by the Admin/Pension/Benefits Committee, second by Mr. Awad
Roll Call: Mr. Awad, yes; Ms. Carroll, yes; Mr. James, no; Ms. Lee, yes; Mr. Nanni, yes; Ms. Napolitano, yes; Mr. Weatherby, no
MOTION CARRIES

MOTIOB BY Mr. James to adopt Resolution approving the 2022 appointment of Jenifer Simek as the Borough Local Services Tax Collector, second by Mr. Weatherby
Mr. Nanni nominated Thomas Belcastro
Mr. Nanni requested that Council have nominations instead of appointment
Ms. Turnbull advised that the motion is to adopt a resolution by motion, a motion was made and second so now Council needs to have a discussion on the motion
Ms. Lee announced, any discussion on the motion as presented
Question on the motion by Ms. Lee, can there be time limit set for collection? Ms. Turnbull advised that Council has the authority to set the who, how, and how much, prepared for tonight with no names or compensation is a draft Resolution for a one calendar year

Mr. Nanni confirmed that the Motion on the table is for one name, Jennifer Simek

Ms. Carroll confirmed that Motion on the table is for Jennifer Simek to collect for one year

Mr. Weatherby announce that the process for collection of the 2022 Local Service Tax has already been started by Jennifer Simek

Roll Call: Mr. Awad, no; Ms. Carroll, yes; Mr. James, yes; Mr. Nanni, no; Ms. Napolitano, abstained; Mr. Weatherby, yes; Ms. Lee, yes

MOTION CARRIES

MOTION BY Ms. Carroll to set a stipend of 3% for the Borough Local Services Tax Collector which shall be inclusive of all associated collection costs, second by Mr. Wesley

MOTION CARRIES

ORGANIZATION ADMINISTRATION**Maria Napolitano, Chairperson**

MOTION BY Ms. Napolitano to amend the Police Report deposit amount to the Police Pension from \$3520.00 to \$3580.00, received additional payments after the December meeting, second by Mr. James

MOTION CARRIES

MOTION BY Ms. Napolitano to appoint Mayor Ford and Mr. Weatherby as the Alternate Delegate for the Allegheny County Boroughs Association, second by Mr. James

MOTION CARRIES

Motion BY Ms. Napolitano to direct the Admin/Pension/Benefits Committee to review all non-union employee Salary and Benefits for benchmarking purposes and further recommendation to Council, second by Ms. Carroll

MOTION CARRIES

PUBLIC SAFETY/POLICE**Jeffery Weatherby, Chairperson**

- Chief Raible reviewed the Police Department's Monthly Report

PUBLIC SAFETY/FIRE**Wesley James, Chairperson**

- Mr. James reviewed the Fire Department's monthly report by Chief Ernie Logan

STREET DEPARTMENT/BOROUGH PROPERTY**Osman Awad, Chairperson**

MOTION BY Mr. Awad to accept the quote from Tudi Mechanical to replace the air unit at the Borough Office in the amount of \$34,950.00, second by Mr. Weatherby

MOTION CARRIES

MOTION BY Mr. Awad to ratify the emergency repair of the boiler that provides heat to the Fire Department and supplies hot water to the Borough Building and Police Station in the amount of \$1,793.00, second by Mr. Nanni

MOTION CARRIES

MOTION BY Mr. Awad to accept the quote from Tudi Mechanical to replace the expansion tank on the hot water tank in the amount of \$2,098.00, second by Mr. Weatherby

MOTION CARRIES

PARKS, RECREATION AND COMMUNITY**Roger Nanni, Chairperson**

- None new to report this month

PLANNING/ZONING & CODE ENFORCEMENT**Maria Napolitano, Chairperson**

- Ms. Napolitano reviewed the Building Inspection and the Code Enforcement Monthly Reports

MOTION BY Ms. Napolitano to authorize Debbie Canney of the Leetsdale Planning Commission to apply for the 2022 PA Dept of Conservation and Natural Resources (DCNR) grant at no cost to the borough, the borough will provide the information necessary for the grant application, second by Mr. Nanni
MOTION CARRIES

MOTION BY Ms. Napolitano to adopt Oil & Gas Development Ordinance, an ordinance amending the Borough zoning ordinance relating to oil and gas land uses in the Borough and energy exploration, as presented, second by Mr. Weatherby
MOTION CARRIES

MOTION BY Ms. Napolitano to refer the County comments received by the Borough relating to Oil & Gas Development Ordinance to the Planning Commission for further review and action, second by Mr. Weatherby
MOTION CARRIES

MOTION BY Ms. Napolitano to refer the proposed property donation of 240 Beaver Street to the Planning Commission and to the Planning/Zoning & Ordinance Committee for further review and policy development, second by Ms. Carroll
MOTION CARRIES

- Council discussed the Resolution that was received from resident Bill Jasper, Winding Road, relating to the pending Leet Township Zoning Hearing Board matter and Council agreed no action would be taken at this time.

ORDINANCES & TAX COLLECTION

- Council will need to appoint a Deputy Tax Collector, Mr. Belcastro will be notified by Ms. Turnbull to submit an appointment for consideration.

NEW BUSINESS

MOTION BY Mr. Nanni to reappoint Jonathan Kuzma to the Leetsdale Municipal Authority with a term ending 2027, second by Mr. Awad
MOTION CARRIES

- Two vacancies on the Recreation Board, both with terms ending 2024
- Thomas Belcastro announced that he is withdrawing his name from requesting appointment to the Planning Commission

MOTION BY Mr. Weatherby to appoint Benjimen Frederick to the Planning Commission with a term ending 2028, second by Mr. Nanni
MOTION CARRIES

MOTION BY Mr. Nanni to appoint Thomas Michael to the Zoning Hearing Board with a term ending 2025, second by Ms. Napolitano
MOTION CARRIES

CORRESPONDENCE

- Received the Quaker Valley Council of Governments monthly report from Patrick Connors, Executive Director

MOTION BY Ms. Napolitano to allow the following to attend the Spring Conference at Seven Springs, April 7–10; Councilors: Mr. Awad, Ms. Napolitano and Mr. Weatherby; Street Commissioner, Doug Ford; Secretary Simek; Chief Raible, second by Mr. Weatherby

Mr. Nanni, No
MOTION CARRIES

- Please complete the 2021 Ethic Form and return to the Borough Office by May 1, 2022

LIST OF BILLS

MOTION BY Mr. Weatherby to accept the List of Bills, second by Ms. Carroll
MOTION CARRIES

ADJOURNMENT

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- Ms. Turnbull announced that Council met in Executive Session prior to the meeting for Attorney Client Privilege and a Personnel Matter

MOTION BY Mr. Weatherby to adjourn at 8:58 PM, second by Mr. Awad
MOTION CARRIES

Respectfully submitted,

Jennifer Simek



Jennifer Simek
Borough Secretary/Treasurer