

BOROUGH OF WHITEHALL
Notice of Meeting
November 16, 2016
8:00 PM

The Council of the Borough of Whitehall will meet Wednesday, November 16, 2016, at 8:00 PM, at the Borough Building, 100 Borough Park Drive, Pittsburgh, Pennsylvania, for a regular meeting.

AGENDA FOR REGULAR MEETING
November 16, 2016

- I. Announcement - Residents to Sign In to Speak during Citizens' Requests; Speakers Allotted Three Minutes to Present their Initial Comments; All Meetings will be Recorded Auditorily and Visually
- II. Call to Order
- III. Pledge of Allegiance
- IV. Roll Call
- V. Consideration of Bills and Payroll – McKown
- VI. Consideration of the Minutes of November 2, 2016 & November 5, 2016
- VII. Gatekeeper Development, LP – Overview of Site Plan for Senior Independent Living Facility
- VIII. Citizens' Requests
- IX. Reports of the Following Officers:
 - A. Mayor - Nowalk
 - B. Solicitor - Firman
 - C. Engineer – Omer
 - D. Manager – Leventry
- X. Reports of the Following Committees:
 - A. Public Safety – Veith, McKown, Barton
 - B. Recreation – Nagy, DePuy, McKown
 - C. Administrative Services – McKown, Veith, Nagy
 - D. Library – Barton, Book, DePuy
 - E. Planning & Zoning – DePuy, Veith, Book
 - F. Public Works – Book, Barton, Nagy
- XI. New Business
- XII. Adjournment

BOROUGH OF WHITEHALL

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BOROUGH OF WHITEHALL

Regular Meeting November 16, 2016

The Council of the Borough of Whitehall met at the Borough Building, 100 Borough Park Drive, Pittsburgh, Pennsylvania, Wednesday, November 16, 2016, at 8:00 PM, for a regular meeting. President Lahr called the meeting to order, followed by the Pledge of Allegiance.

ROLL CALL:

Present: Philip J. Lahr
 Robert J. McKown
 Glenn P. Nagy
 William J. Veith
 James F. Nowalk, Mayor
 Ruthann Omer, Engineer
 Robert McTiernan – Tucker Arensberg, P.C.

Absent: Ryan Barton
 Linda J. Book
 Kathleen N. DePuy
 Irving S. Firman, Solicitor

STAFF:

James E. Leventry, Manager
 Donald R. Dolfi, Chief of Police
 Courtney M. Wertz, Administrative Assistant
 Scott Dellett, Planning, Zoning & Code Officer

CONSIDERATION OF BILLS & PAYROLL

- M-1 Mr. McKown moved, seconded by Mr. Veith, that the bills contained on the bill list presented to Council on November 16, 2016 for \$205,893.80 from the General Fund be approved. The motion carried unanimously.
- M-2 Mr. McKown moved, seconded by Mr. Nagy, that the bills contained on the bill list presented to Council on November 16, 2016 for \$40,184.35 from the Storm Sewer Fund, \$49,415.98 from the Sanitary Sewer Fund, \$2,496.00 from the Grant Fund and \$687.00 from the Capital Projects Fund be approved. The motion carried unanimously.
- M-3 Mr. McKown moved, seconded by Mr. Veith that checks and transfers for \$6,751.20 from the General Fund and \$68,135.02 from the Payroll Fund be ratified. The motion carried unanimously.
- M-4 Mr. McKown moved, seconded by Mr. Veith, that General Fund payroll for the period ending November 10, 2016 for \$213,281.99 as presented to Council on November 16, 2016, be ratified. The motion carried unanimously.

CONSIDERATION OF MINUTES

- M-5 Mr. McKown moved, seconded by Mr. Nagy to approve the Minutes of the November 2, 2016 meeting as presented. The motion carried unanimously.
- M-6 Mr. Veith moved, seconded by Mr. Nagy to approve the Minutes of the November 5, 2016 budget meeting as presented. The motion carried unanimously.

DEVELOPER PRESENTATIONS

Mr. Dellett provided a project overview and application status for Gatekeeper Development, LP and the bank property. He introduced Blaine Lucas, Attorney, Babst Calland; Rich Sobehart, Retirement Management Services; Mitch Thompson, PVE Sheffler; and Phil Marraway, Graziano Construction and Development Co. Inc. Council was given a status update on the project.

David Memo, Project Manager from PMP and Justin Kaylor from PennCove appeared before Council to discuss the former Sisters of Saint Francis property. They are seeking permission to subdivide the property so that building of senior living may begin.

- M-7 Mr. McKown moved, seconded by Mr. Veith to approve the subdivision of the Sisters of Saint Francis Plan of Lots. The motion carried unanimously.

CITIZENS' REQUESTS:

Michael Hogan, 4544 Brownsville Road, appeared before Council to discuss a written report from his geologist regarding the collapse of a retaining wall on his property. Ms. Omer stated that Rick Minsterman from Gateway Engineers will contact Mr. Hogan to set up a meeting with him and the geologist.

MAYOR:

Mayor Nowalk reported on the following items:

- The Borough reported 7.51 percent of the calls to animal control services in October.
- Mayor Nowalk stated that the Chief reports that three officers responded to a request for assistance in Canonsburg on November 10th. Two officers are part of the SHACOG CIRT Team which was requested and Officer Hinkle and Keela when K-9 units were requested.

- Mayor Nowalk stated that he spoke at the Veteran's Day Ceremony.
- Mayor Nowalk stated that he will be attending the Naturalization Ceremony on November 21st at 7 PM in the Community Room.

SOLICITOR:

Mr. McTiernan stated that he has prepared an ordinance regarding the salary of the Tax Collector.

M-8 Mr. McKown moved, seconded by Mr. Veith to read the Ordinance. The motion carried unanimously.

M-9 After the reading of the Ordinance, Mr. McKown moved for adoption. Mr. Veith seconded the motion. On a roll call vote Mr. Lahr, Mr. McKown, Mr. Nagy and Mr. Veith voted yes. The motion carried unanimously. The Ordinance No. is 1091.

Mr. McTiernan stated that an ordinance restricting the parking of commercial vehicles in residential neighborhoods will be addressed under the Manager's Report.

Mr. McTiernan stated that the Investment Policy for Non-Pension funds has been reviewed. Council will consider it at the next meeting.

ENGINEER:

Ms. Omer reported on the following items; members of Council received written copies of the Engineer's report:

- Doverdell Drive Storm and Sanitary Sewer Project –25 of the 39 easements have been signed. Gateway is working with the remaining property owners.
- Operations & Maintenance Plan – The 2016 Sanitary Sewer Excavation Repair Contract is underway. Roto Rooter is completing the work.

M-10 Mr. Veith moved, seconded by Mr. McKown to approve Payment Application No. 5 in the amount of \$32,851.00 to Roto Rooter Service Company. The motion carried unanimously.

- Echo Glen Stormwater Design – The South Hills Country Club has agreed to a 3 pond design. Gateway Engineers is working on securing an NDPES permit and the Solicitor is working on a legal agreement for construction. The project is moving forward. Ms. Omer informed Council that they will need to drill for soil samples for the 3 ponds.
 - TMDL – The proposed TMDL Plan was approved and was submitted to the DEP by the December 31, 2015 deadline. This involves removing pollutants of phosphorous and sediment from the Saw Mill Run Watershed. Gateway Engineers is working with Economic Development South on these issues.
 - Park Research – Ms. Wertz will be attending a DCNR grant seminar. This will give the Borough the background to apply for a grant for a Master Plan. Gateway Engineers will meet with the committee to review the direction.
 - Pool Retaining Wall Replacement – Plavchak began construction on Tuesday, September 6th. Construction of the wall should be complete by November 4th. Work on the fence and sidewalk will follow. Construction is on-going. Plavchak submitted an application for payment in the amount of \$42,678.00.
- M-11 Mr. McKown moved, seconded by Mr. Veith to approve Payment Application No. 1 in the amount of \$42,678.00 to Plavchak Construction Company, Inc. The motion carried unanimously.
- Backwater valves – As directed, Gateway Engineers are working on the backflow preventors. Bids were opened on October 31st. The following properties will receive backflow preventors: (1) 4215 McKee (2) 5394 Spring Valley (3) 5390 Spring Valley (4) 4795 Barone (5) 4624 Rolling Hills (6) 5372 Spring Valley (7) 5386 Spring Valley. Plans and specification were prepared for an E 1 grinder pump system at 4464 Country Club Drive. Bid proposals were sent to contractors on November 1st.
 - Steeplechase Lot 503 Revised – The Planning Commission recommended approval of the plan.
- M-12 Mr. McKown moved, seconded by Mr. Veith to approve Steeplechase Lot 503 Revised. The motion carried unanimously.

MANAGER:

Mr. Leventry reported on the following items according to the written report given to Council:

- Expiring Terms – Council was provided with a list of individuals of various boards and commissions whose terms are expiring at the end of the year.

M-13 Mr. Veith moved, seconded by Mr. McKown to instruct Mr. Leventry to inquire about the individuals' interest in continuing to serve. The motion carried unanimously.

- Pension Audit – An auditor from the Auditor General's office recently completed an audit on both pension plans for the years 2014 and 2015. No findings were notated.
- E-Waste Opportunity – The Borough received a quotation from Environmental Coordination Services and Recycling (ECSR) to conduct an e-waste event in Whitehall in April. ECSR offers a strictly pay as you throw event requiring residents to pay on a per pound basis.

M-14 Mr. Veith moved, seconded by Mr. McKown to schedule an event in April. The motion carried unanimously

- Commercial Vehicle Parking Ordinance - An ordinance restricting the type and size of commercial vehicles that may be parked in a residential driveway has been prepared. Council will need to decide which classes of vehicles this ordinance will apply too. The ordinance was returned to committee for further review.

Mayor Nowalk stated that Dave Work from the BWAA will be attending the next budget meeting.

Mr. McKown inquired about the status of a property on Oakridge Drive. Mr. Dellett will check on the status and report back.

Mr. Lahr inquired about the status of a property on Streets Run Road. Mr. Dellett will check on the status and report back.

PUBLIC SAFETY:

Mr. Veith stated that Barrier Protection Inc. replaced the police and municipal door annunciator panel on November 8th. This became necessary due to the current unit beginning to malfunction on a regular basis and the availability of replacement parts becoming increasingly difficult to locate.

Mr. Veith stated that the finance director informed the Chief that the Borough received the first half of the SRO reimbursement from the School District today.

RECREATION:

Mr. Nagy stated that Operation Toy Drive will continue through November 30th. There is a senior social tomorrow and it is sponsored by Slater Funeral Home.

ADMINISTRATIVE SERVICES:

Mr. McKown stated that MRTSA's 40th Anniversary Banquet is tomorrow at 6 PM.

LIBRARY:

Mr. Lahr introduced Chris Lakomy from the Library Board to give a report.

The Library Board is recommending two individuals to be appointed to the Library Board.

M-15 Mr. McKown moved, seconded by Mr. Veith to appoint Ms. Kelly Lonergan Landers, 521 Dunn Drive and Ms. Tara M. Abbot, 4850 Old Boston Road, to 3 year terms on the Library Board. The motion carried unanimously.

PLANNING & ZONING:

Mr. Dellett provided an update on the Planning Commission's activities.

PUBLIC WORKS:

Ms. Lahr stated that the Public Works crew is hard at work. Mr. Leventry stated that crews have started to remove the Military Banners for the winter season.

NEW BUSINESS:

Mayor Nowalk stated that the Baldwin-Whitehall Friends of the Theater Arts is having a fundraiser at Chipotle on December 6th from 4PM-9PM at the Clairton Boulevard location.

Mayor Nowalk stated that the High School Musical this year will be Zorro. It will be another Pittsburgh premiere.

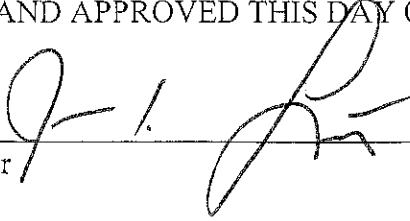
Mr. Leventry requested an executive session after the meeting.

ADJORNMENT:

Mr. Lahr adjourned the meeting at 9:40 PM.

READ AND APPROVED THIS DAY OF DECEMBER 7, 2016:

Manager

A handwritten signature in black ink, appearing to be "J. Lahr", is written over a horizontal line. The signature is cursive and stylized.

