

REGULAR MEETING –March 15, 2010

The meeting was called to order at 7:00 PM by Commissioner Thomas Sray at the Municipal Building in Morgan, PA 15064.

PRESENT: CURL, SRAY, COX, CAFFREY, GABRIEL

ALSO PRESENT: Township Manager: Michael W. Hoy, Township Solicitor: Jonathan Kamin, Township Administrative Assistant: Evonne Williams

APPROVAL OF MINUTES:

It was moved by GABRIEL and seconded by CURL with all Commissioners present voting AYE to approve the minutes of the regular meeting held on February 15, 2009

PETITION OF CITIZENS/PERSONS REQUESTING TIME – None

CORRESPONDENCE - None

CONSENT CALENDAR ITEMS

- A. DEPARTMENT REPORTS**
- B. PAYMENT OF BILLS**
- C. AMENDMENT TO AGENDA**

It was moved by CURL and seconded by CAFFREY to approve the consent calendar items. All members present voted AYE to the motion.

LIAISON REPORTS

Commissioner Gabriel-There is a meeting Thursday in Harrisburg for the Mayview Task Force. We asked that the meeting be here and be public. Mike will be attending this Thursday in Harrisburg and I am trying to make arrangements with work to get to Harrisburg.

Commissioner Caffrey: Can I ask a question? I would like to ask your opinion and Jon's opinion. The confidentiality agreement that is being asked to be signed by those in attendance, obviously because there will be information about who is bidding, but would that preclude Mike and or you from discussing it with the rest of the board in Executive Session?

Commissioner Gabriel: I never saw the confidentiality agreement. Jon do you know anything about it?

Mr. Kamin: I know nothing about it. My guess is that is would not preclude you guys from having a discussion with us. I guess they are just not looking to have a public discussion about the terms of other people's bids.

Commissioner Caffrey: I tried to clarify this myself and made no headway. Would you try to clarify that before you go?

Mr. Hoy: I tried to as well and what I plan on doing is when I am given the copy of the confidentiality agreement, I will review it and if I have any questions I will immediately contact the solicitor.

Commissioner Gabriel: All we know at this point is that there are two bids.

Commissioner Cox: Upper St Clair is invited to this also?

Mr. Hoy: Yes

Commissioner Gabriel: Only 5% of the property is in Upper St Clair.

Commissioner Sray-Public works had 73 applications for the truck driver/laborer position. Fifty-three were non-residents and 23 were residents. We are interviewing on March 30 and 31-- 8 residents.

Commissioner Caffrey: Who will do the interviews? Mike and Bob and I plan on sitting in.

Mr. Hoy: Ernie, Nick and Jerry Males also.

Commissioner Caffrey: The group will decide and make a recommendation to the Board.

Mr. Hoy: What we did was take all of the applicants. Three employees ranked them separately. They ranked the top eight applicants. We met and everyone's list did not agree. We narrowed it down from that and took the top eight. Normally we narrow it down to five. We had so many applications and we have a good pool to select from. We never got into the non-residents.

Commissioner Cox-The Facilities Committee met on the first Wednesday. That committee is not going to be in charge of finding funding. Sue and I will be meeting with the two consultants. Will one of them be a part of this committee?

Mr. Hoy: No. The decision of the consultant will be up to the Board. They will work directly with who ever is selected by the Board. Cindy and Sue are scheduled to do the interviews with them.

Commissioner Caffrey: Say we select this firm that is going to do the fund raising. Who do they report?

Mr. Hoy: They ultimately report to you. On a monthly they will be working with the Facilities Review Committee gathering stuff for their grant application or working putting together a draft public or private sponsorship program.

Commissioner Cox: We used to be looking at facilities, now it has changed charge; it is working on the financial end.

Commissioner Caffrey-Can we add on the agenda under “old business” updates from all the committees.

Mr. Hoy: There is a liaison for each one of these. Can’t we do it under the liaison reports?

Commissioner Cox: Greg and I were both at the Resident Design Steering Group. They are working with the architect.

The Library Board met Tuesday. Dolly is no longer the President. She has been president for ten years. Tom Hickey is now the President, Lee Wetzel is continuing to be Vice-President, Emily Brady is the Treasurer, and Darlene Sosa is Secretary.

Commissioner Caffrey: On the Resident Design Steering Group is there any sort of timeline?

Commissioner Cox: Mike presented us with a timeline and we would be meeting until November. It depends on how fast things move with the architect and the funding. The group is very mixed. Someone represents the seniors, a newer resident from Ohio; everyone has something different to add.

Mr. Hoy went on to explain what this new committee will be trying to accomplish.

Commissioner Caffrey: The draft study report has come out from the Feasibility Study Group. There was some discussion about how some comments by the participants would be included. They will be included at the end in the appendix. The Commissioners will be able to read those comments at the end. Jerry will email a copy to everyone to look at before next month’s meeting. He was going to ask the entire study group to attend and make a presentation. We have to formally adopt the findings of that committee. They are going to recommend some multi-functional space that would accommodate large and

small crowds, be available for rental for parties, meetings. It would be flexible space and there would be some multi-functional gymnasium space. It would be available not only for basketball but yoga, indoor track, wrestling and a variety of indoor applications.

I also attended the Comprehensive Plan Study Group at the end of last month. We are still beginning to outline the process. The next phase of it is a series of public meetings. They would be an interactive session for people to learn what a comprehensive plan is. These will be on April 7th and April 10th.

I do not think Dave has set the joint meeting for the drilling ordinance with the Planning Commission, but as a reminder if you can get out to some of those tours. There is also a conference at Duquesne.

Commissioner Curl: This Thursday is the COG meeting. The annual COG Dinner is April 15th. There is also a Golf Tournament starting up again. They are looking for sponsors. I will find out more on Thursday.

MANAGER’S REPORT

Mr. Hoy: We have submitted all the storm costs for the storm to the County. We are waiting to see if we will receive reimbursement for some of those costs. Our costs over those two days were around \$75,000. It was a 48-hour window. That was our highest 48 hours. In total, that two-day storm cost us around \$125,000 to \$130,000 in overtime, manpower and materials.

Administratively we have been busy. We got busy with the pension audit, liquid fuels audit and our general audit all in the same two weeks.

The solicitor and myself have been following up with the Allegheny County Port Authority for the Park and Ride. We did receive the lease agreement. We hope to have something ready for the April meeting.

Discussion continued on the Park and Ride.

SOLICITOR’S REPORT

Mr. Kamin: We have continued work on the gas and oil ordinance that we talked about and are investigating some more changes mostly having to do with noise.

We have been monitoring the situation with Officer Walker. We will give you further updates on that in Executive Session. There is also the Public Works issue and you saw the results of the mediator and we haven’t heard what was happening with that yet.

We have filed a couple of exemption appeals for ourselves for the Star City property. Believe it or not, that property is still taxable. Owning it doesn't necessarily make it tax exempt.

OLD/UNFINISHED BUSINESS – None

NEW BUSINESS

- A.** Consider an appointment to the Environmental Advisory Committee.

Mr. Hoy-The Board did interview the applicant prior to the Workshop Meeting last week. This would be appointment for a term that would expire on December 31, 2012. It is a three-year term.

It was moved by COX and seconded by CAFFREY to appoint Steve Frank to the Environmental Advisory Committee for a term of three (3) years to expire on December 31, 2012. All members present voted AYE to approve the motion.

- B.** Consider a request from the Port Authority to authorize the Solicitor and Township Manager to prepare a lease agreement for a Park and Ride at the Star City Property.

Mr. Hoy-All this is is a motion directing the solicitor and the Township Manager to begin developing a lease agreement. We are not executing a lease agreement. The Port Authority did want some commitment to start moving forward.

It was moved by CURL and seconded by CAFFREY to authorize the Solicitor and Township Manager to prepare a lease agreement for a Park and Ride at the Star City Property.

Commissioner Caffrey: There is nothing binding about it but we reserve the right to not ultimately approve it.

Mr. Hoy: Correct

All members present voted AYE to approve the motion.

- C.** Consider F-04-10, Berkshires Phase 2, Rev.1, Minor Subdivision, Middlefield Drive, Zoned R-2.

Mr. Hoy-This item was reviewed at the March Workshop Meeting and also recommended for approval by the Planning Commission at their February meeting and staff is recommending approval with conditions as outlined in at Attachment 12C of your packet.

It was moved by CAFFREY seconded by COX to approve F-04-10, Berkshires Phase 2, Rev. 1, Minor Subdivision, Middlefield Drive, Zoned R-2. All members present voted AYE to approve the motion.

- D.** Consider SP-05-10, Secure Storage Addition, Minor Subdivision, Millers Run Road, Zoned PED.

Mr. Hoy-This item was also reviewed at the March Workshop Meeting and was also recommended for approval by the Planning Commission at their February meeting. Staff is recommending approval with conditions outlined in Attachment 12D of your packet.

It was moved by GABRIEL and seconded by CAFFREY to approve SP-05-10, Secure Storage Addition, Minor Subdivision Millers Run Road, Zoned PED. All members present voted AYE to the motion.

- E.** Consider authorization to advertise for a public hearing to receive public comment regarding an application by Newbury Development Associates for modification to their conditional use approval for the residential component of the Newbury Ridge Development.

Mr. Hoy: This item was discussed at length at our March Workshop Meeting and staff is recommending authorization to advertise a public hearing. That public hearing will be April 12th at 7:00 PM.

It was moved by CAFFREY and seconded by COX to advertise for a public hearing to receive public comment regarding an application by Newbury Development Associates for modification to their conditional use approval for the residential component of the Newbury Ridge Development. All members present voted AYE to approve the motion.

- F.** Consider an application for a Highway Occupancy Permit for the Newbury Residential component.

Mr. Hoy: We discussed this at our Workshop Meeting and this is authorization for representatives of the Township to submit a Highway Occupancy Application Permit for the Newbury residential component.

It was moved by GABRIEL and seconded by COX to approve the application for a Highway Occupancy Permit for the Newbury Residential component. All members present voted AYE to the motion.

- G.** Consider the appointment of a Delegate and Alternate to attend the annual meeting of the MRM Property and Liability Trust meeting on April 8, 2010.

It was moved by CAFFREY and seconded by COX to appoint Tom Sray as the delegate and Greg Curl as the Alternate to attend the annual meeting of the MRM Property and Liability Trust meeting on April 8, 2010. All members present voted AYE to the motion.

EXECUTIVE SESSION – LEGAL MATTER & LAND PURCHASE

It was moved by GABRIEL and seconded by COX with all Commissioners voting AYE to adjourn to Executive Session.

It was moved by CAFFREY and seconded by COX with all Commissioners voting AYE to return from Executive Session.

It was moved by COX and seconded by CAFFREY with all Commissioners voting AYE to adjourn.

Michael W. Hoy, Township Manager

Thomas J. Sray, President

Date

Date