

HEMPFIELD TOWNSHIP BOARD OF SUPERVISORS
MONTHLY MEETING
April 22, 2019
7:00 PM

Supervisors Present: Mr. George Reese Mr. Tom Logan
 Mr. Rob Ritson Mr. John Silvis
 Mr. Doug Weimer

Staff Present: Mr. Scott Avolio Mr. Steve Schmitt
 Mr. Jason Winters Mr. Tony Kovacic
 Mr. James Shaw Mrs. Melanie Phillips
 Mr. Doug Cisco Mr. Zachary Freeman
 Mr. Aaron Siko Ms. Anna Riddle
 Mr. Patrick Karnash

A. CALL TO ORDER AND PLEDGE TO THE FLAG:

The regular monthly meeting of the Hempfield Township Board of Supervisors, held at the Hempfield Township Municipal Building, was called to order at 7:00 p.m. by Chairman George Reese.

B. HEARINGS: None.

C. CITIZENS COMMENTS (As Per Resolution #2012-24):

1. **Greg Saunders** – Mr. Saunders stated he lives at 318 Price Street in Bovard. He is the Fire Chief at Bovard VFD and asked the Supervisors for help with a roof replacement at the fire station.
2. **Scott Graham** – Mr. Graham stated he lives at 40 Cherokee Drive in Greensburg. He made statements regarding votes by the Board and the implementation of a Citizens Task Force in lieu of a Public Safety Commission.

D. EXECUTIVE SESSIONS: Mr. Reese stated that executive sessions were held on the following dates:

1. March 25, 2019 for personnel and legal matters
2. April 17, 2019 for personnel and legal matters

E. APPROVAL OF MINUTES:

1. **Consideration to Approve the Minutes from the March 25, 2019 Hempfield Township Board of Supervisors Monthly Meeting** - Mr. Ritson made a motion, seconded by Mr. Logan, to approve the meeting minutes as presented. Vote: 5 – 0. Motion carried.

F. STAFF REPORTS:

1. **Jason Winters, Township Manager** – Mr. Winters stated that he needed to revise item number twenty-one (21) on the agenda under “Items for Action to be Taken” from Monday, May, 6th, 2019 to Thursday, May 9, 2019. In addition, he stated he was working with Bernie Matthews to finalize the revised right of way agreements for the sewer line extension at Hempfield Park, and asked that the item on the agenda for approval be tabled. Finally, he requested an executive session with the Board following the meeting for personnel reasons.
2. **Melanie Phillips, Finance Director** – Mrs. Phillips stated that in addition to her report submitted, she wanted to add that the net savings calculated for refinancing the 2014 Bond comes to \$202,506.90 and the new rate is now fixed.
3. **Mr. Patrick Karnash, Planning Coordinator** – Mr. Karnash stated that Clover Communities on Towne Square Drive has started building and is very visible from Route 30 and he had been taking quite a few calls in regards to this. Also, he stated that there had been some concerns regarding a property on Route 30 near Auto Zone with some severe issues and that home is now demolished. Finally, there was a meeting with the casino developers this past month and they are moving forward with their plan and he looked forward to meeting with them again in the coming months to go over a more solid plan.
4. **Tony Kovacic, Director of Fire and Emergency Services** – Mr. Kovacic stated there was a tabletop exercise with Buckeye. Also, he had a meeting with the Water Authority regarding ISO opportunities. In addition, he wanted to state that we are in the middle of a preparatory Firefighter I program, in which eight (8) individuals should be certified as Firefighter I as well as one (1) individual who will test out as Fire Officer I at the conclusion of this program. The Essentials Program will begin in May. Mr. Ritson inquired about the replacement of the fire truck for Hempfield #2. Mr. Kovacic replied that he could obtain a formal document with specs and a quote form COSTARS ready for the next meeting.
5. **James Shaw, Director of Code and Safety** – Mr. Shaw stated he and Mr. Kovacic would be attending a seminar this coming Wednesday, as well as the Public Safety and Elected Official Safety Seminar on May 22. In addition, there are two items on the agenda this evening regarding action/approval on the SAFER Grant for auditing services and marketing.
6. **Mr. Doug Cisco, Director of Public Works** – Mr. Cisco stated that Hot Mix prep was being done in the Union Cemetery area. Also, the St. George pipe is completed at the Pond Project, however there was a need for emergency bridge replacement at Hempfield Park. He added they would be returning to the Pond Project once the bridge is complete. In addition, his department is working on hot mix patches and preparing for berming as well. Finally, he added there are three action items on the agenda for this evening regarding Municibid auctions, the bid award for Hot Mix supply, and no parking areas. Also, he had a follow up with a resident regarding the game plan for Cribbs Station Road.
7. **Mr. Aaron Siko, Director of Parks and Recreation** – Mr. Siko stated that the ADA parking spaces and sidewalks have been poured at Pavilion A. He added there are some punch-list items to be completed. New appliances have been ordered as well. In addition, there is a band from the Summer Concert Series at the amphitheater that contacted him to cancel (Chuck Blasko and The Vogues) and he is currently evaluating options to see if the date can be rescheduled. Finally, he said the bridge project at Hempfield Park is moving along nicely and added that he has spoken to Gibson-Thomas about the final design work for the dog park area and they are currently looking at drainage issues, but design work is pretty much finished. In addition, he added a change to “Action Item” number fourteen (14) in Attachment “A”; Josh Soles will be hired as a Park Attendant at a pay rate of \$10/hour, not a Park Maintenance Assistant.

8. **Mr. Zachary Freeman, SAFER Grant Coordinator**- Mr. Freeman stated there were grant submissions pending approval from FEMA for this week that will then be distributed to the participating fire departments. He added a high percentage of the departments are participating in the stipend portion of the grant as well.
9. **Mr. Steve Schmitt, Gibson-Thomas Engineering**- Mr. Steve Schmitt stated there was nothing additional to add to Mr. Dan Schmitt's report from the Public Works Session.
10. **Mr. Scott Avolio, Solicitor** – Mr. Avolio stated that in addition to his report from the Works Session, there were resolutions prepared for plans received. Also, there is a hearing to be scheduled for next month on the agenda regarding a zoning change under Item "I". In addition, there is an item for consideration on the agenda under "Items for Action to be Taken", number nine (9), regarding filing an appeal for hardship requests for GGSA from Pellis Homes, Inc. Mr. Reese asked Mr. Avolio how many lots in addition to the Pellis lots are in Hempfield Township and could be affected by the situation as well. Mr. Avolio responded that there had been a denial of three (3) taps prior, however there is a request of an additional sixty-two (62) taps in regards to the S&A Meadowbrook plan; which is much more than initially discussed. Mr. Weimer asked if taps were set aside for the Glasser plan and Mr. Avolio said no taps were set aside and there were discussions about modifications to their 537 Plan for GGSA; the last revision stated that the proposed revisions were just what was necessary for remediation of flow to Jacks Run. If the Glasser property were to be developed, those lots would be in addition to what is currently being discussed here. Mr. Weimer asked about any specific issues with expanding the pipe that goes under the rail line and whether there was area for expansion of the pipe, to which Mr. Avolio replied it was beyond him to comment, however the proposed 537 remediation calls for holding tanks to control and hold water released to the area.

G. TREASURER'S REPORT: Mr. Logan stated he had nothing additional to add from the Works Session.

H. PAYMENT OF BILLS: Mr. Logan made a motion, seconded by Mr. Ritson, to approve the following payment of bills (items 1 through 5) as presented. Vote: 5 - 0. Motion carried. Mr. Logan made a motion, seconded by Mr. Ritson, to approve the payment of bills (item 6, Carbon VFD) as presented. Vote: 4 – 0 – 1 abstain (Reese). Motion carried.

1. **General Fund--\$948,030.73**
2. **Bond Issue -- \$38,960.66**
3. **Light District -- \$382.97**
4. **Capital Projects -- \$264,387.00**
5. **Recreation Account -- \$60.00**
6. **Carbon VFD -- \$2,416.98**

I. SCHEDULING OF HEARINGS:

1. **Consideration to Schedule and Advertise a Hearing for a Zone Change for LMJ Partners LP for Properties 50-22-04-0-020 & 109 from Suburban Residential to Regional Commercial on Tuesday, May 28, 2019** – Mr. Ritson made a motion, seconded by Mr. Silvis, to approve the date and advertisement of the zone change hearing. Vote: 5 – 0. Motion carried.

J. DECISIONS FOR HEARINGS: None.

K. SUBDIVISION PLANS:

- 1. Consideration to Approve Resolution No. 2019-65; Granting Final Conditional Approval for the Montrose Subdivision – Plan No. 20190069** – Mr. Ritson made a motion, seconded by Mr. Silvis, to approve the subdivision plan. Vote: 5 – 0. Motion carried.
- 2. Consideration to Approve Resolution No. 2019-66; Granting Final Conditional Approval for the Westinghouse Electric Co./Sunrise Energy LLC Subdivision – Plan No. 20190067** – Mr. Logan made a motion, seconded by Mr. Silvis, to approve the subdivision plan. Vote: 5 – 0. Motion carried.

L. SITE PLANS:

- 1. Consideration to Approve Resolution No. 2019-67; Granting Approval for the PRD Modifications for PHOCC, LLC Fairfield Estates – Plan No. 20190118** – Mr. Ritson made a motion, seconded by Mr. Logan, to approve the PRD modifications. Vote: 5 – 0. Motion carried.
- 2. Consideration to Approve Resolution No. 2019-68; Granting Final Conditional Approval for the Hempfield Township Solar Park Site Plan – Plan No. 20190068** – Mr. Logan made a motion, seconded by Mr. Ritson, to conditionally approve the site plan. Vote: 5 – 0. Motion carried.
- 3. Consideration to Approve Resolution No. 2019-69; Granting Final Conditional Approval for the Westmoreland Mall Parcel C-1 Site Plan – Plan No. 20180576** – Mr. Weimer made a motion, seconded by Mr. Logan, to conditionally approve the site plan. Vote: 5 – 0. Motion carried.

M. ITEMS FOR ACTION TO BE TAKEN:

- 1. Consideration to Approve Resolution No. 2019-70; Approving the Release of Financial Security for the Vargo Accelerated Storage Site Plan – Lot 2 – Plan No. 20180507** – Mr. Ritson made a motion, seconded by Mr. Logan, to approve the resolution. Mr. Weimer questioned the location of this plan, and Mr. Karnash responded it was in the West Hempfield area. Vote: 5 – 0. Motion carried.
- 2. Consideration to Approve Resolution No. 2019-71; Granting an Extension of Time for GetGo to Comply with the Final Conditional Approval for the GetGo Site Plan – Plan No. 20180096 – 150 Day Extension** – Mr. Logan made a motion, seconded by Mr. Weimer, to approve the resolution. Mr. Ritson asked if updates were being given regarding the progress of the Penn DOT H.O.P. and Mr. Karnash responded yes. Mr. Reese asked if the demolition was complete and Mr. Karnash responded yes. Mr. Weimer questioned if the bank had been demolished and Mr. Karnash responded that the bank would be, but a functional ATM must be kept operational at all times per their agreement. Vote: 5 – 0. Motion carried.
- 3. Consideration to Approve Resolution No. 2019-72; Authorizing the Execution of the Conservation Partnership Agreement with the Westmoreland Conservation District and MS4 Technical Assistance Program** – Mr. Weimer made a motion, seconded by Mr. Reese, to approve the resolution. Mr. Logan questioned the billing practice of this agreement and Mr. Winters responded that the Technical Assistance Program can be used on an as-needed basis. Vote: 5 – 0. Motion carried.

4. **Consideration to Approve Resolution No. 2019-73; Authorizing the Execution of an Agreement with Adapt Management for Marketing Services for the SAFER Grant and Authorizing the Township Manager to Execute all Needed Documents** – Mr. Ritson made a motion, seconded by Mr. Logan, to approve the resolution. Vote: 5 – 0. Motion carried.
5. **Consideration to Approve Resolution No. 2019-74; Authorizing the Execution of an Agreement with Maher & Duessel for the Auditing Services for the SAFER Grant and Authorize the Township Manager to Execute all Needed Documents** – Mr. Logan made a motion, seconded by Mr. Reese, to approve the resolution. Vote: 5 – 0. Motion carried.
6. **Consideration to Approve Resolution No. 2019-75; Establishing Specific No Parking Areas on the Following Township Roads – Salisbury Drive, St. Andrews Drive, Blank School Road, and Academy Heights Drive** – Mr. Weimer asked if staff had reviewed this and Mr. Cisco replied that all was discussed at the Works Session. Mr. Logan made a motion, seconded by Mr. Silvis, to approve the resolution. Vote: 5 – 0. Motion carried.
7. **Consideration to Approve Resolution No. 2019-76; Authorizing the Execution of an Agreement for Master Site Plans for Route 136 and West Hempfield Projects and Authorizing the Township Manager to Execute all Needed Documents** – Mr. Ritson made a motion, seconded by Mr. Reese, to approve the resolution authorizing an agreement with Macken Engineering. Vote: 5 – 0. Motion carried.
8. **Consideration to Approve Resolution No. 2019-77; Appointing Members to the Public Safety Task Force** – Mr. Logan made a motion, seconded by Mr. Silvis, to approve the following five (5) candidates to the Task Force: Reese - Greg Saunders, Ritson – Daniel Mertz, Silvis – Bill Bretz, Logan – Linda Ralph, Weimer – Roger Bailey. Vote: 5 – 0. Motion carried.
9. **Consideration to Authorize Solicitor to File the Necessary Appeal for Hardship Requests for Greater Greensburg Sewage Authority from Pellis Homes, Inc.** – Mr. Logan made a motion, seconded by Mr. Ritson, to approve the authorization of the four (4) Pellis lots requesting an appeal. Mr. Avolio suggested it would be worthwhile having a discussion with the Township, MAWC, and GGSA regarding the 537 Plan. Mr. Ritson expressed concerns about how this will affect future growth of the Township in that area and feels the Township needs to be proactive about this plan. Vote: 5 – 0. Motion carried.
10. **Consideration to Authorize the Township Manager to Advertise to Bid the Hempfield Park Phase I – Dog Park Construction Project** – Mr. Weimer made a motion, seconded by Mr. Logan, to approve the advertisement. Vote: 5 – 0. Motion carried.
11. **Consideration to Authorize Township Manager to Send Letter of Support for the Westmoreland County Veterans of War on Terror Monument** – Mr. Weimer made a motion, seconded by Mr. Logan, to approve the letter. Mr. Silvis questioned the location and was told by Mr. Weimer that it is located in the Peach Plaza Extension of Twin Lakes Park. Vote: 5 – 0. Motion carried.

- 12. Consideration to Accept Resignation of Matthew Cunningham as the Assistant Director of Parks & Recreation** – Mr. Logan made a motion, seconded by Mr. Ritson, to accept the resignation. Vote: 5 – 0. Motion carried.
- 13. Consideration to Authorize the Township Manager to Advertise the Positions of Sports Coordinator and Facility Coordinator** – Mr. Ritson made a motion, seconded by Mr. Logan, to consider the creation of a Sports Coordinator and a Facility Coordinator position in the Department of Recreation, and to subsequently advertise for the vacancies. Vote: 5 – 0. Motion carried.
- 14. Consideration to Approve the 2019 Parks & Recreation Summer Programming Staff and Seasonal Part-Time Employees as Listed on Attachment “A”**- Mr. Ritson made a motion, seconded by Mr. Logan, to approve the staff and employees listed in the attachment provided. Vote: 5 – 0. Motion carried.
- 15. Consideration to Approve Change Order #1 in the Amount of \$6,010.00 to JT Masonry Construction for the Hempfield Park ADA Compliance/Existing Bathroom (Pavilion A) – Contract 1/2019** – Mr. Ritson made a motion, seconded by Mr. Logan, to approve the change order. For clarification, Mr. Siko stated that this change will extend the walkway under the roof of the pavilion to meet the new ADA walkway for the new restroom. Mr. Winters added this would all be covered through funds available through CDBG. Vote: 5 – 0. Motion carried.
- 16. Consideration to Approve Pay Estimate #2 in the Amount of \$15,209.50 to JT Masonry Construction for the Hempfield Park ADA Compliance/Existing Bathroom (Pavilion A) – Contract 1/2019** – Mr. Logan made a motion, seconded by Mr. Ritson, to approve the pay estimate. Vote: 5 – 0. Motion carried.
- 17. Consideration to Approve Awarding the Bid for the Superpave (Asphalt Only) – Contract HT-1901. The Following Bids Were Received and Opened on April 17, 2019:**

Company	9.5mm Fine Grade Wearing Course	19.0mm Binder Course	25.0mm Binder Course
Tresco Paving Corp.	\$56.00/ton	\$49.75/ton	\$45.00/ton
Derry Construction Co.	\$54.55/ton	\$50.55/ton	\$44.55/ton
Hanson Aggregates	\$63.00/ton	\$56.00/ton	\$54.00/ton

- Mr. Ritson made a motion, seconded by Mr. Logan, to approve the following based on being the low bidder: Derry Construction for 9.5 mm Fine Grade Wearing Course, Tresco Paving for 19.0 mm Binder Course, and Derry Construction for 25.0 mm Binder Course. Vote: 5 – 0. Motion carried.

18. Consideration to Approve Awarding the Following Items Sold Through Municibid:

Item	Listing #	Bid Amount	Winning Bidder
2006 Silverado 2500			

HD	21336854	\$2,750.00	Rich Deist
2000 Single Axle Mack Dump Truck w/Plow & Spreader	21329453	\$12,100.00	Matt Fritz

- Mr. Ritson made a motion, seconded by Mr. Logan, to approve the items sold as listed. Vote: 5 – 0. Motion carried.

19. Consideration to Approve Awarding the 2019 Hot Mix Paving Program – Contract 2/2019. The Following Bids Were Received and Opened on April 17, 2019:

Company Name	Bid Total
Derry Construction Co. Inc.	\$1,723,304.70
Tresco Paving Corporation	\$1,776,797.50
A. Liberone Inc.	\$1,878,487.70
Mele & Mele & Sons, Inc.	\$2,149,445.70

- Mr. Ritson made a motion, seconded by Mr. Logan, to approve Derry Construction, the low bidder meeting all specifications. Vote: 5 – 0. Motion carried.

20. Consideration to Authorize the Director of Emergency Services to Inquire About the Feasibility of One (1) Identifying Reporting Number for the Hempfield Township Bureau of Fire – Mr. Logan made a motion, seconded by Mr. Weimer, to authorize the inquiry. Vote: 5 – 0. Motion carried.

21. Consideration to Authorize the Township Manager to Schedule and Advertise a Public Meeting to Discuss Hempfield Township Bureau of Fire for Thursday, May 9, 2019 – Mr. Weimer stated this date was a conflict for him and asked that a different date be chosen. After discussion between the Board and Staff, Tuesday, May 14th, 2019 at 7:00 p.m. was chosen. Mr. Ritson made a motion, seconded by Mr. Logan, to approve the new date and advertisement of the meeting. Vote: 5 – 0. Motion carried.

22. Consideration to Approve the Following Emergency Service Applications as Members of the Hempfield Township Bureau of Fire, to be Effective Upon the Township Receiving a Physical Report from the Township Physician Stating that the Individual is Capable of Performing Activities Related to the Appointed Position and Successful Criminal History and Act 153 Clearance Requirements

Name	Position	Department
Monica Alicea	Sr. Firefighter	Midway/St. Clair
David Ciarkowski	Sr. Firefighter	Grapeville
Sean Critchlow	Jr. Firefighter	High Park
Juliane Tomasic	Jr. to Sr. Firefighter	Midway/St. Clair

- Mr. Logan made a motion, seconded by Mr. Ritson, to approve the applications listed. Vote: 5 – 0. Motion carried.

N. OLD BUSINESS:

1. Consideration to Approve Resolution No. 2019-31; Authorizing the Right of Way Agreement for Sewage Line Extension to Hempfield Park – Mr. Winters asked that this item be tabled again this month to be finalized in May. Mr. Ritson made a motion, seconded by Mr. Logan, to table the item. Vote: 5 – 0. Motion carried.

O. NEW BUSINESS: None.

P. PROCLAMATIONS: None.

Q. SUPERVISORS' COMMENTS: Mr. Weimer stated that he was looking forward to the ribbon cutting that would be taking place May 18th at the new amphitheater at Hempfield Park. He added more information is available online on the website and he was hoping a praying for excellent weather to kick off a great season of events at the Park. Mr. Ritson stated that he is excited about the plans for advancement of Parks and Recreation in two areas of our community. He added that fixing our sewer issues, expanding parks and recreation, and adapting to new issues that business and residential developers face will help us grow and progress.

R. ADJOURNMENT: The regular meeting of the Hempfield Township Board of Supervisors was adjourned at 7:47 p.m. by Chairman George Reese.

CHAIRMAN

SECRETARY