

Board of Supervisors:  
*Ronald Flatt, Chairman*  
*Philip Wulff, Vice Chairman*  
*Edward Latuska, Supervisor*  
*Robert Sloan, Supervisor*  
*Alan Smallwood, Supervisor*



*Anthony Amendolea, Secretary/Treasurer*  
*Michael Gallagher, Solicitor*  
*Gateway Engineers, Engineer*  
*Patrick Gauselmann, BCO/Zoning Officer*

Center Township Board of Supervisors  
 Regular Meeting Minutes  
 March 13, 2019  
 6:30 p.m.

**CALL TO ORDER:**

Chairman Ronald Flatt called the Regular Meeting, of the Center Township Board of Supervisors, to order at 6:31 p.m. The meeting was held at the Unionville Volunteer Fire Company Firehall, 102 Mahood Road, Butler PA 16001.

**ROLL CALL:**

In addition to Chairman Flatt, present were Vice Chairman Philip Wulff; Supervisors Edward Latuska, Robert Sloan, and Alan Smallwood; Township Solicitor Michael Gallagher; and Township Secretary/Treasurer Anthony Amendolea. Township Engineer David Heath was absent.

**PUBLIC TO BE HEARD:**

- A. Flatt stated that we are in the campaign season and the Board welcomes local candidates with the following guidelines
  - 1. Candidates will be permitted to introduce themselves;
  - 2. On Monday night meetings, the Board and audience may interact;
  - 3. On Wednesday night meetings, only the Board may interact; and
  - 4. Any questions/discussion are for information only.
- B. Mr. Gary Wulff, Boy Scout Troop 30: Mr. Wulff thanked the Unionville Volunteer Fire Company for permitting Boy Scout Troop 30 to attend the Ice Rescue training. Boy Scout Troop 30 thanked the Board of Supervisors for their donation for picking up litter.
- C. Mr. Nathan Wulff, Unionville Fire Chief: Mr. Wulff presented the Unionville Volunteer Fire Company report for February 2019, as follows:

Type of Calls	Number of Calls
Motor vehicle accidents	3
Automatic fire alarms	8
Service calls	13
Structure fires	2
Medicals	1
Brush fires	0
Water rescue	2
Vehicle fires	1
Standby	1
Total	31

Two (2) members were certified as water rescue technicians. Sportsman night is scheduled for Saturday, March 16, 2019. Two (2) members attended a Fire Safety Plan course. Fifteen or sixteen calls were received during the last wind storm. He thanked the road department for assisting. Butler County radio system should be operational by June 2019.

- D. Ms. Jennifer Gilliland Vanasdale: Ms. Vanasdale introduced herself and stated she was a candidate for Judge.

#### **MINUTES:**

- A. Agenda Setting Meeting – February 11, 2019: *Latuska motioned approving the minutes of the Agenda Setting Meeting held on Monday, February 11, 2019. Smallwood seconded. Motion carried.*
- B. Regular Meeting – February 13, 2019: *Latuska motioned approving the minutes of the Regular Meeting held on Wednesday, February 13, 2019. Smallwood seconded. Motion carried.*

#### **TREASURER'S REPORT:**

- A. February 2019: *Flatt motioned approving the February 2019 Treasurer's Report. Latuska seconded. Motion carried.*
- B. Warrant List 19-02-04: *Flatt motioned approving Warrant List 19-02-04. Latuska seconded. Motion carried.*
- C. Warrant List 19-03-05: *Flatt motioned approving Warrant List 19-03-05. Latuska seconded. Motion carried.*

**ZONING REPORT:** February 2019: Construction costs were \$474,000.00 fees collected were \$2,520.00.

**SUBDIVISION & LAND DEVELOPMENTS:** None

#### **OLD BUSINESS:**

- A. Senate Resolution 6 Report: Flatt is reviewing the Senate Resolution 6 Report concerning ways of assisting fire departments in retaining volunteers. He expects to have a memoranda by the next meeting scheduled for Wednesday, April 10, 2019.
- B. Part Time CDL/Non CDL Descriptions: Flatt established a committee of Smallwood, Public Works Foreman Brewster and himself to create job descriptions for the next scheduled meeting for Wednesday, April 10, 2019.
- C. Award Proposal for 531 Oneida Valley Road: A public nuisance hearing was held on Wednesday, March 6, 2019 to declare 531 Oneida Valley Road (Center Township Map 060-S9-C22) a public nuisance. Township Building Code Official/Zoning Officer Gauselmann received one (1) quote. A hearing is scheduled for Wednesday, March 27, 2019 with District Justice Lewis Stoughton. The quote will be included with the other expenses incurred. The notice of public notice may be hand delivered at the hearing, posted on the property or have a processor deliver.

#### **NEW BUSINESS:**

- A. Crawford Agricultural Security Request: Mr. and Mrs. Dennis D. Crawford submitted an Agricultural Security application for property at 139 South Benbrook Road (Center

Township Map 060-3F43-8) consisting of 13.446 acres (m/l). **Flatt motioned accepting the application for one hundred eighty (180) days which will expire and be deemed approved. Latuska seconded. Motion carried.**

- B. Release Consultant Fee: Township Secretary/Treasurer Amendolea requests authorization to release the following consultant fee:

Development	Type	Approval	Instrument Number	Amount
Vossler/Tack	Lot Line Revision	12/12/2018	201901170001048	\$443.25

**Latuska motioned, based on Township Secretary/Treasurer Amendolea's recommendation, authorizing the release of the Vossler/Tack consultant fee in the amount of \$443.25. Wulff seconded. Motion carried.**

- C. Duties of the Zoning Officer - 03/20/2019 - Mercer - \$50: Building Code Official/Zoning Officer Gauselmann requests authorization to attend the "Duties of the Zoning Officer" course on Wednesday, March 20, 2019 in Mercer at a cost of \$50.00. **Latuska motioned authorizing Building Code Official/Zoning Officer Gauselmann to attend the "Duties of the Zoning Officer" course in Mercer on Wednesday, March 20, 2019 at a cost of \$50.00. Sloan seconded. Motion carried.**
- D. Ratify Marcellus Shale Lease for Township Properties: Flatt and Wulff signed a lease with CX-Energy for Township properties in the amount of \$2,300.00 per acre. Lease will not be finalized until acceptance by CX-Energy. **Latuska motioned ratifying the signing of lease with CX-Energy in the amount of \$2,300.00 per are for Township properties. Smallwood seconded. Motion carried.**

#### **PUBLIC WORKS:**

- A. First Responders Electrical Hazards Training - 04/04/2019 - Parker - \$0: Public Works Foreman Brewster requests authorization for Jeff Patrick to attend the "First Responders Electrical Hazards Training" on Thursday, April 4, 2019 in Parker at no cost. **Flatt motioned authorizing Jeff Patrick to attend the "First Responders Electrical Hazards Training" course on Thursday, April 4, 2019 in Parker at no cost. Latuska seconded. Motion carried.**
- B. 1994 Athey 7-12D: Smallwood found a 1994 Athey 7-12D in Poulsbo, Washington. The cost is \$13,500.00 plus shipping cost of \$8,700.00. Smallwood asked Township Solicitor Gallagher to prepare legal documents for seller to sign that jurisdiction will be held in Pennsylvania. **Smallwood motioned authorizing (1) the purchase of the 1994 Athey 7-12D in the amount of \$13,500.00; (2) the shipping cost not to exceed \$9,000.00 and (3) Township Solicitor Gallagher to prepare legal document for seller to sign that jurisdiction will be held in Pennsylvania, if actual equipment is not as advertised. Sloan seconded. Motion carried.**
- C. 2019 Paving Program: Mr. Richard Knapko will be at the Township on Tuesday, March 19, 2019 to review and prepare the 2019 Paving Program.

#### **ENGINEER'S REPORT:**

- A. Cambridge Stormwater: Flatt stated there was a miscommunication with Township Engineer Heath. He thought Township Engineer Heath was scheduling a meeting with Mr. Adam Pyles. Flatt will contact Mr. Adam Pyles to schedule a meeting.

- B. Jiffy Mart Variance Application: Township Engineer Heath stated that the canopy at the Jiffy Mart, 1701 North Main Street Extension, encroached the front yard setback by eight (8) feet which would require a variance. Upon review by Building Code Official/Zoning Officer Gauselmann according to Chapter 20, Article XIX, Section 20-1908, Paragraph A, Subparagraph 14.b *"Canopy structures are permitted to overhang the required yard areas, but may not be closer than twenty feet (20') to the road right-of-way"*. Since the service station is currently an existing non-conforming use, no variance will be required. The new facility will be less non-conforming. ***Flatt motioned, based on Township Solicitor Gallagher's recommendation, authorizing (1) Jiffy Mart to continue with the land development and (2) grant administrative approval of zoning regulations for Jiffy Mart since the new facility will be less non-conforming. Sloan seconded. Motion carried.***

**SOLICITOR'S REPORT:**

- A. Brown Road Repair (T-412) Bridge: Mr. Carl Clark and Ms. Amy Gonzalez, representing Stonehenge Appalachia and PennEnergy Resources, respectively, attended the Agenda Setting meeting held on Monday, March 11, 2019 to discuss the repair of Brown Road (T-412) from Unionville Road (T-805) to the Gray Well site. Mr. Clark stated PennEnergy Resources would submit a letter accepting responsibility to repair from Unionville Road (T-805) to the Grey Well site. Stonehenge Appalachia requests release of the following roads:

Road	From	To	Miles	Bond
Byers Road (T-500)	Mahood Road (T-860)	SR 308	1.5	\$18,750
Rider Church Road (T-569)	Gallagher Road (T-642)	SR 308	.8	\$10,000
Gallagher Road (T-642)	Byers Road (T-500)	Jamisonville Road (T-832)	1.4	\$17,500
Mahood Road (T-860)	Swamp Run Road (T-406)	Non Posted Mahood Road (T-860)	1.4	\$17,500
Jamisonville Road (T-832)	Mahood Road (T-860)	Gallagher Road	2	\$25,000
Minich Road (T-420)	Sunset Drive (T-442)	Jamisonville Road (T-832)	1.0	\$12,500
Sunset Drive (T-442)	Mahood Road (T-860)	Minich Road (T-420)	1.0	\$12,500
North Benbrook Road (T-602)	Sunset Drive (T-442)	SR 8	.5	\$6,250
Unionville Road (T-805)	Center/Franklin Twp Line	SR 8	1.4	\$17,500
North Road	Unionville Road (T-805)	US422	1.8	\$22,500
West Brewster Road (T-450)	North Road	South Benbrook Road (SR 3007)	1.7	\$21,250
Brown Road (T-412)	Unionville Road (T-805)	McCandless Road	1.3	\$16,250
Brandon Road (T-401)	Sunset Drive (T-442)	SR 8	.3	\$3,750
McCandless Road (T-410)	West Brewster Road (T-450)	SR 8	.9	\$11,250
Unionville Road (T-805)	Brown Road (T-412)	SR 8	.4	\$5,000
Total				\$217,500

Mr. Don Dulac stated Stonehenge Appalachia request release of all road bonds with the exception of .7 miles of Brown Road (T-412) to the Gray Well site. In addition, Byers Road (T-500) will be release with the understanding that if overweight vehicles need to service the compressor plant Stonehenge Appalachia will bond the road. ***Latuska motioned authorizing (1) Flatt to sign the Damage Claim Release and Settlement Agreement and (2) release of all road bonds except .7 mile of Brown Road (T-412) to the Gray Well site upon receipt of \$20,000.00 per the agreement. Wulff seconded. Motion carried.***

**MISCELLANEOUS:**

- A. Boy Scout Troop 30: Flatt thanked Boy Scout Troop 30 for picking up debris along the Township roads. In addition, they provided a valuable service to the community.

**ADJOURNMENT:**

***Latuska made a motion to adjourn at 7:10 p.m. Sloan seconded. Motion carried.***

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Anthony A. Amendolea  
Township Secretary/Treasurer

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Ronald E. Flatt  
Chairman

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Phillip B. Wulff  
Vice Chairman

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Edward G. Latuska  
Supervisor

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Robert M. Sloan  
Supervisor

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Alan H. Smallwood  
Supervisor