

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
December 9, 2020
6:30 p.m.

CALL TO ORDER:

Chairman Ronald Flatt called the Regular Meeting, of the Center Township Board of Supervisors, to order at 6:30 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; Township Engineer David Heath; and Township Secretary/Treasurer Anthony Amendolea.

PUBLIC TO BE HEARD:

- A. Sergeant Joe Zandarski, Pennsylvania State Police: Sergeant Zandarski asked if the Board had any issues that needed addressed. He stated that they were concerned with the events held at the Starlight Drive-In.
- B. Edward Latuska, 113 Lakeshore Drive: Mr. Latuska responded to Flatt's comments in the Butler Eagle article in the December 9, 2020 edition. His concerns were Township employees were required to read the safety policy as condition for employment. The action taken on rescinding the safety policy could have been tabled to December's meeting. In regards to the agenda, Flatt should have notified him of the changes.
- C. Alan Smallwood, 142 Hollow Lane: Mr. Smallwood questioned authority of the Chairman. He stated that Board action should be taken on appointments.
- D. Mr. Thomas Schiebel, 118 Willow Run Drive: Mr. Schiebel stated it was time to adopt the budget. The Board would acclaim that taxes would not increase. The supervisors receive health insurance at no cost, while legal, is it right. That expense could be used to cover other expenses. What about reducing taxes?
- E. Mr. Thomas Munko, 118 Aggas Road: Mr. Munko submitted a lot line revision which was approved at the meeting held November 10, 2020. He complained about the amount charged for 6.5 hours of engineering fees.

- F. Mr. Nathan Wulff: Mr. Wulff presented Unionville Volunteer Fire Company’s calls for November:

Type of Calls	Number of Calls
Motor vehicle accidents	8
Automatic fire alarms	6
Service calls	10
Structure fires	5
Medicals	2
Brush fires	4
Dive calls	0
Vehicle fires	1
Total	36

He reported business officers and department officers were voted in with little change. Two (2) firefighters completed the firefighting essentials course. There are currently approximately thirty-five (35) active members but only fifteen (15) to twenty (20) participate on calls.

- G. Mr. Gerald Fisher, 110 Sunflower Road: Mr. Fisher asked the status of the Starlight Drive-In.

MINUTES:

- A. Budget Workshop - November 9, 2020: *Flatt motioned correcting, 2021 Budget Presentation which reads “is projected to be reduced twenty-five (25) percent” to read “ by Berkeheimer Tax Associates projects a reduction of five (5) percent but Flatt expects ten (10) percent”, the minutes of the Budget Workshop held on Monday, November 9, 2020. Wulff seconded. Latuska and Smallwood abstained. Motion carried 3 to 0.*
- B. Agenda Setting Meeting - November 9, 2020: *Flatt motioned approving the minutes of the Agenda Setting Meeting held on Monday, November 9, 2020. Sloan seconded. Latuska and Smallwood abstained. Motion carried 3 to 0.*
- C. Regular Meeting – November 10, 2020: *Flatt motioned approving the minutes of Regular Meeting held on Tuesday, November 10, 2020. Wulff seconded. Latuska and Smallwood abstained. Motion carried 3 to 0.*
- D. Special Meeting - November 17, 2020: *Flatt motioned approving the minutes of ~~Regular~~ Special (corrected 01/04/2021) Meeting held on Tuesday, November 17, 2020. Wulff seconded. Motion carried.*

TREASURER’S REPORT:

- A. November 2020: *Flatt motioned approving the November 2020 Treasurer’s Report. Wulff seconded. Motion carried.*
- B. Warrant List 20-11-22: *Latuska motioned approving Warrant List 20-11-22. Flatt seconded. Motion carried.*
- C. Warrant List 20-12-23: *Latuska motioned approving Warrant List 20-12-23. Flatt seconded. Motion carried.*
- D. Adopt 2021 Tax Levy Resolution No. 2020-12-20: The real estate tax millage rate for 2021 remains at 3.55 mills for the General Fund, 1.5 mills for the Capital Projects Fund, and 2

mills for the Fire Protection Fund. *Flatt motioned adopting the 2021 Tax Levy Resolution No. 2020-12-20. Latuska seconded. Motion carried.*

- E. Adopt 2021 Budget Resolution No. 2020-12-21: The Board of Supervisors reviewed the 2021 proposed budget at their workshop meetings held on Tuesday, October 13, 2020 and Monday, November 9, 2020. The 2021 budget reflects a balanced budget of \$1,928,200 in revenues and expenditures, with no tax increase. The budget was available for public review at the Township office or the website as advertised in the Butler Eagle edition for Wednesday, November 18, 2020. *Flatt motioned adopting the 2021 Budget Resolution No. 2020-12-21. Latuska seconded. Motion carried.*

ZONING REPORT:

- A. November 2020: Construction costs were \$48,200.00 fees collected were \$823.75.

SUBDIVISION & LAND DEVELOPMENTS:

- A. Future POS Land Development No. 2019-06-03: Mr. Scott Shoup, Shoup Engineering, inspected the site located at 1735 North Main Street Extension (Center Township Map 060-S4-18A). He noted that the parking and drives were not constructed per the approved plan. Mr. Mike Ogin, Gateway Engineers, provided the following response:
1. In the as-constructed condition, two (2) parking and driving areas of impervious land cover were not constructed, consisting of a 2,989 sf (0.068 acre) area. However, one (1) additional area of land cover was constructed, consisting of a 3,881 (0.089 acre) area. These areas are depicted in color on the attached "Additional Impervious Area Exhibit". As a result of the field change, the total impervious area draining to Basin #2 was increased by 892 sf (0.021 acres).
 2. Gateway performed a stormwater analysis reflecting the additional impervious area to determine if Basin #2 still met with Township requirements for attenuating peak rate and volume of site runoff. It was determined that the peak rates were still within acceptable limits without any change to the Basin. However, Basin #2 lacks 118 cf of volume from this change.
 3. Gateway considers that the above change is small enough to be insignificant and within construction tolerances and believes this basin will function properly in its existing condition. No changes to the stormwater management system are proposed.

Sloan motioned requiring Future POS to appear before the Planning Commission to discuss the changes. Latuska seconded. Motion carried.

OLD BUSINESS: None

NEW BUSINESS:

- A. Baxter Mobile Home Park Sewage Facilities Planning Module Component 3 Resolution No. 2020-12-22: Original sewage facilities planning module was submitted to the Pennsylvania Department of Environmental Protection by Herbert, Rowland and Grubic Inc. which was denied on July 1, 2020. The Sewage Facilities Planning Module Component 3 is being resubmitted.

Flatt motioned adopting Baxter Mobile Home Park Sewage Facilities Planning Module Component 3 Resolution No. 2020-12-22. Sloan seconded. Motion carried.

- B. Adopt Stormwater Management Ordinance No. 2020-12-04: The Board is amending Chapter 21, Stormwater Management. The Butler County Planning Commission had no comments per letter dated October 26, 2020. The Notice of Intent to Adopt Ordinance appeared in the Butler Eagle edition for Sunday, November 29, 2020. ***Flatt motioned adopting the Stormwater Management Ordinance No. 2020-12-04. Sloan seconded. Motion carried.***
- C. Jiffy Mini-Mart Sign: Jiffy Mini-Mart received a sign permit (20-0103) on October 8, 2020. When Professional Code Services inspected the site, they noted the sign did not meet zoning regulations. Ms. Cindy Krizinsky, Custom Signs Inc., stated she discussed with the former Zoning Officer, Patrick Gauselmann, prior to the issuing of the permit. Township Solicitor Gallagher recommended this issue should be heard by the Center Township Zoning Hearing Board. ***Latuska motioned, based on Township Gallagher's recommendation, to file an application with the Center Township Zoning Hearing Board and waive application fee of \$750.00. Smallwood seconded. Motion carried.***
- D. Fire Hydrant Request (East Hilltop Drive T-700): Ms. Amy Richardson, 216 East Hilltop Drive, requests a fire hydrant be installed on East Hilltop Drive (T-700). The closest hydrant is located at intersection of Eastview Drive (T-703) and East Hilltop Drive (T-700) which is in the allowable distance of six hundred (600) and eight hundred (800) feet.
- E. Outdoor Entertainment Curative Amendment Resolution No. 2020-12-23: At the regularly scheduled meeting held on Tuesday, November 10, 2020, the Board declared the Center Township Zoning Ordinance to the extent that it excludes outdoor music and entertainment facilities (corrected 01/04/2021) as a use in the Township, to be substantively invalid. ***Flatt motioned adopting the Outdoor Entertainment Curative Amendment Resolution No. 2020-12-23. Latuska seconded. Motion carried.***
- F. Richardson Inspection Services, LLC Proposal: Mr. Jeffery S. Richardson submitted a proposal to provide services for the Zoning and Code Enforcement Officer. The cost for residential zoning is \$45.00 and commercial zoning is \$75.00. ***Flatt motioned to table Richardson Inspection Services, LLC Proposal. Latuska seconded. Motion carried.***
- G. Columbia Gas Invoice: Gateway Engineers billed the Township for inspections on Sunset Drive (T-442). Columbia Gas was invoiced those fees which was forwarded to Youngblood Paving. ***Flatt motioned to absorb the cost. Motion died for lack of second. Smallwood motioned to notify Youngblood Paving to split the cost in the amount of \$706.00. Latuska seconded. Motion carried.***
- H. Bonner Lease Agreement: Mr. Timothy Bonner is requesting an extension of the lease for the use of the Municipal Office on Thursday from 10:00 a.m. to 3:00 p.m. each week at a cost of \$100.00 per month. ***Flatt motioned extending State Representative Timothy Bonner's lease agreement for Thursday from 10:00 a.m. to 3:00 p.m. each week at \$100.00 per month. Wulff seconded. Motion carried.***

PUBLIC WORKS:

A. Award Contract for Antiskid: The Township received the following bids:

Company	Bid Bond	Amount (per ton)
McClymonds Supply and Transit Company Inc PO Box 296 Currie Rd Portersville, PA 16051-0296	Yes	\$14.66
McKinney Hauling and Excavating Inc 1013 W Sunbury Rd West Sunbury, PA 16001-2813	Yes	\$14.52

Flatt motioned, based on Public Works Foreman Blakeley's recommendation, awarding the Antiskid contract to McKinney Hauling and Excavating, Inc. in the amount of \$14.52 per ton. Latuska seconded. Motion carried.

B. Purchase of Plexiglass for Tool Area: The Safety Committee recommends placement of plexiglass on the chain link barrier to provide better protection from flying debris. *Flatt motioned, based on the Safety Committee's recommendation, to purchase the plexiglass not to exceed \$500.00. Wulff seconded. Motion carried.*

C. Purchase of Truck: *Flatt motioned tabling the purchase of a truck. Latuska seconded. Motion carried.*

D. Snow Plow Purchase: Public Works Foreman Blakeley recommends purchasing two (2) plows. The following quotes were received:

Company	Plow Type	Co-Star Contract	Amount
Seigworth Road Supply Inc 3146 Popetown Road Knox, PA 16232-4726	HENRSP-10-42 with trip spring	025-207	\$10,203.75
Seigworth Road Supply Inc 3146 Popetown Road Knox, PA 16232-4726	HENRSP-10-42 with trip spring stainless	025-207	\$11,149.38
Seigworth Road Supply Inc 3146 Popetown Road Knox, PA 16232-4726	HENRSP-10-42	025-207	\$9,099.88
Seigworth Road Supply Inc 3146 Popetown Road Knox, PA 16232-4726	HENRSP-10-42 Stainless	025-207	\$10,092.19
Seigworth Road Supply Inc 3146 Popetown Road Knox, PA 16232-4726	GLD10HSBPR2	025-207	\$10,346.75
Stephenson Equipment Inc 7201 Paxton Street Harrisburg, PA 17111-5126	Gledhill 10HSBPR2	025-021	\$12,112.00
U.S. Municipal 10583 Raystown Road Huntington, PA 16652-7545	Falls PR1043	025-019	\$9,492.15
U.S. Municipal 10583 Raystown Road Huntington, PA 16652-7545	Gledhill 10HSBPR2		\$9,560.52

Flatt motioned, based on Public Works Foreman Blakeley's recommendation, authorizing purchase of two (2) HENRSP-10-42 plows (Co-Stars Contract 025-207) at a cost of \$10,203.75 each. Latuska seconded. Motion carried.

ENGINEER'S REPORT:

- A. Release Jiffy Mini-Mart Request No. 2: Mr. Paul Gill requests the bond for Jiffy Mini-Mart in the amount of \$179,377.00 be release due to completion of the project. Township Engineer Heath recommends releasing \$144,377.00. ***Wulff motioned, based on Township Engineer Heath's recommendation, releasing \$144,377.00 of the performance bond. Sloan seconded. Motion carried.***
- B. Cambridge Bond Request No. 2: Cambridge Healthcare requests the existing bond for storm sewer bond in the amount of \$60,600.00 be reduced to \$10,000.00. Township Engineer Heath recommends releasing \$46,300.00. ***Flatt motioned, based on Township Engineer Heath's recommendation, releasing \$46,300.00 of the stormwater management bond, number 106268216, from. Sloan seconded. Motion carried.***

SOLICITOR'S REPORT: None

MISCELLANEOUS:

- A. Comprehensive Plan Public Hearing: Sloan reported that the Planning Commission will hold a public hearing on Wednesday, December 16, 2020 at 6:00 p.m. to discuss the Comprehensive Plan Update.

ADJOURNMENT:

The meeting adjourned at 8:14 p.m. to discuss personnel and possible litigation. The meeting reconvened at 8:29 p.m. with the following action taken:

Sloan made a motion to adjourn at 8:30 p.m. Wulff seconded. Motion carried.

Anthony A. Amendolea
Township Secretary/Treasurer

Ronald E. Flatt
Chairman

Phillip B. Wulff
Vice Chairman

Edward G. Latuska
Supervisor

Robert M. Sloan
Supervisor

Alan H. Smallwood
Supervisor