

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 12, 2018
 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; Township Engineer David Heath; and Township Secretary/Treasurer Anthony Amendolea.

PUBLIC TO BE HEARD:

- A. Mr. Nathan Wulff, Unionville Fire Chief: Mr. Wulff presented the Unionville Volunteer Fire Company report for November 2018 as follows:

Type of Calls	Number of Calls
Motor vehicle accidents	7
Automatic fire alarms	7
Service calls	81
Structure fires	7
Medicals	1
Brush fires	0
Water rescue calls	1
Vehicle fires	0
Total	104

Grant monies were used to purchase a fill station for the Self Contained Breathing Apparatus which has the capability to fill bottles from 3,000 to 5,000 pounds per inch.

Butler County radio replacement is moved back. The Computer Aided Design dispatch system will go live on Sunday, December 16, 2018. The fire department expects some problems.

- B. Gregory Brewster, 239 Holyoke Road: As the Public Works Foreman, he thanked the fire department for their assistance.
- C. Latuska read the following on behalf the Board:

"I would like to take this opportunity to thank the Center Township Road Crew and the Unionville Volunteer Fire Department for their hard work and dedication during the trying circumstances related to the snow and ice storm of November 15th and 16th. I would also like to thank the majority of Center Township residents for their patience and understanding in dealing with the inconveniences caused by this storm. Finally, I would be remiss if I didn't mention those residents who saw fit to sling verbal obscenities at the road crew for not meeting their unrealistic demands.

MINUTES:

- A. Budget Workshop - November 13, 2018: ***Latuska motioned approving the minutes of the Budget Workshop held on Tuesday, November 13, 2018. Sloan seconded. Motion carried.***
- B. Agenda Setting Meeting - November 13, 2018: ***Latuska motioned approving the minutes of the Agenda Setting Meeting held on Tuesday, November 13, 2018. Smallwood seconded. Motion carried.***
- C. Regular Meeting - November 14, 2018: ***Latuska motioned approving the minutes of the Regular Meeting held on Wednesday, November 14, 2018. Smallwood seconded. Motion carried.***

TREASURER'S REPORT:

- A. November 2018: ***Flatt motioned approving the November 2018 Treasurer's Report. Latuska seconded. Motion carried.***
- B. Warrant List 18-11-22: ***Flatt motioned approving Warrant List 18-11-22. Latuska seconded. Motion carried.***
- C. Warrant List 18-12-23: ***Flatt motioned approving Warrant List 18-12-23. Latuska seconded. Motion carried.***
- D. Adopt 2019 Tax Levy Resolution No. 2018-12-13: The real estate tax millage rate for 2019 remains at 2.75 mills General Fund, 2.5 mills Debt Service, and 1.8 mills Fire Protection Fund. ***Flatt motioned adopting the 2019 Tax Levy Resolution No. 2018-12-13. Smallwood seconded. Motion carried.***
- E. Adopt Line Item Adjustment Resolution No. 2018-12-14: The Second Class Township Code Section 3202(e) states: "*The board of supervisors may by resolution make supplemental appropriations for any purpose from any funds on hand or estimated to be received within the fiscal year and not otherwise appropriated, including the proceeds of any borrowing authorized by law. Supplemental appropriations may be made whether or not an appropriation for that purpose was included in the original budget as adopted.*" ***Flatt motioned adopting the Line Item Adjustment Resolution No. 2018-12-14. Latuska seconded. Motion carried.***
- F. Adopt 2019 Budget: The Board of Supervisors reviewed the 2019 proposed budget at their workshop meetings held on Tuesday, October 9, 2018 and Tuesday, November 13, 2018. The 2019 budget reflects a balanced budget of \$1,921,900 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 Sunday, November 25, 2018. Flatt thanked Township Secretary/Treasurer Amendolea for his diligence in preparing the budget. ***Flatt motioned adopting the 2019 Budget. Smallwood seconded. Motion carried.***

ZONING REPORT: November 2018: Construction costs were \$848,566.00 fees collected were \$4,658.00.

SUBDIVISION & LAND DEVELOPMENTS:

- A. Giles Holdings Lot Line Revision No. 2018-10-10, Final, Expires 01/22/2019: Mr. John Giles proposes removing the lot line between 1735 North Main Street Extension (Center Township Map 060-S4-18A) consisting of 1.148 acres (m/l) and 1737 North Main Street Extension (Center Township Map 060--S4-19) consisting of 1.595 acres (m/l). Butler

County Planning Commission had no comments per review letter dated October 15, 2018. Township Engineer Heath's comments are, as follows (*Mr. Mike Ogin comments are italicized*):

1. Show all utilities for each lot including any existing easements. (*added*)
2. Indicate the owner of the existing shed that on the eastern property line. (*added*)
3. Show the address and phone number of the subdivider. (*added*)
4. Add FEMA flood plain note. (*added*)

Gas lateral must be shown on the plan. A conditional use hearing is required per Chapter 20, Article IX, Section 20-904.E, which reads:

"Groups of two (2) or more commercial retail and/or service businesses, as permitted or conditional in the C-1 Zoning District only, on the same property. (See Section 20-1908.A24)."

The Planning Commission, due to uncertainty of removing or moving the lot line, tabled the Giles Holdings Lot line Revision No. 2018-10-10.

The Planning Commission motioned to petition the Board of Supervisors to request the Township Solicitor Gallagher to provide an opinion on Chapter 21, Article I, Section 21-102, in reference to the definition of "Land Development" concerning consolidation of lots, and Chapter 21, Article I, Section 21-105.C. ***Flatt motioned tabling the Giles Holdings Lot Line Revision No. 2018-10-10 due to the expectation of the receipt of a ninety (90) extension request. Latuska seconded. Motion carried.***

B. Vossler/Tack Minor Subdivision No. 2018-11-11, Final Expires 02/25/2018: Ms. Cheryl Hughes, Land Surveyors, Inc, presented a minor subdivision plan (2017-09-14) for Tack/Roginski which requires a correction. A fifty (50) foot right-of-way was removed in error. Terry E. and Janet A. Vossler will convey .21 acres from Center Township Map 060-2F63-15/3A (148 Lyn Dale Drive) to Center Township Map 060-2F63-15 (150 Lyn Dale Drive) currently owned by Eric L. and Jody A. Tack. Butler County Planning Commission had no comments per review letter dated November 27, 2018. Township Engineer Heath's comments are, as follows (*Ms. Cheryl Hughes comments are italicized*):

1. Documentation on the establishment of the existing private utility easement for the sanitary sewer lateral through the lands of Roginski shall be added to the plan. If the intention is to create the private easement with this plan, additional signatory clauses should be provided for Roginski as necessary. (*The easement for the sewer lateral across the Roginski property is per Plan Book 366 page 30 and has been noted on the plan.*)
2. The intention of the proposed R/W on Parcel A to be retained by Vossler shall be added to the plan. Is it truly a right-of-way or an easement? Clarification shall be provided. Please provide an area to the plan for this reserved area and the parcel totals shall be revised accordingly. (*The triangular ingress/egress easement across Parcel A is so that Vossler's can maintain a fifty-foot easement for access to their property. The area has been shown however; the parcel's acreage remains the same since this is an easement across the property that Tack will own in fee.*)
3. The sanitary sewer lateral from Vossler through Parcel A is lacking an easement similar to the existing easement on Roginski. The plan shall be revised accordingly. (*The existing 20' sanitary sewer easement across Parcel A is per Deed Book 1060 page 41 and has been noted as such.*)
4. Is the intention for Parcel A to be for ingress and egress from Lyn-Dale Drive to the Tack Parcel? If so, is it even possible with the reserved area retained by Vossler and the existing 20' B.A.S.A. easement? (*The 50' strip (Parcel A) is the access to the Tack property and Vossler will maintain an ingress/egress easement across it. The sanitary sewer easement does not limit the access to the Tack property. Tack will own Parcel A*

in fee with an easement across it.)

The Planning Commission motioned, contingent on the addition of the lateral easement on Tack's parcel, recommending approval of the Vossler/Tack Minor Subdivision No. 2018-11-11.

Contingency was met.

Sloan motioned granting approval of the Vossler/Tack Minor Subdivision No. 2018-11-11. Wulff seconded. Motion carried.

OLD BUSINESS:

- A. Ratify Duffy Highlands Request No. 5 Release of Phase I Performance Bond: On November 21, 2018, Flatt and Smallwood, respectively, based on Shoup's Engineering's recommendation, authorized the release of \$45,627.89 of the Phase I Performance Bond. ***Flatt motioned ratifying the release of \$45,627.89 from the Duffy Highlands Phase I Performance Bond. Latuska seconded. Motion carried.***
- B. Lyons Ag Security Resolution No. 2018-12-15: On May 23, 2018, Mr. and Mrs. William A. Lyons submitted an Agricultural Security application for property at 360 Red Dog Road (Center Township Map 060-3F41-2) consisting of 10.069 acres (m/l). The Board allowed the 180 day period to expire. ***Flatt motioned approving the Lyons Ag Security Resolution No. 2018-12-15. Smallwood seconded. Motion carried.***
- C. Radios: Pole was purchased to install the repeater station at 1769 - 1779 North Main Street Extension (Center Township Map 060-S4-23). Wulff stated the antenna was installed. ***Flatt motioned approving the expense of material and radio repair, if necessary. Smallwood seconded. Motion carried.***

NEW BUSINESS:

- A. Adopt Nepotism Ordinance No. 2018-12-06: Chapter 12, Personnel, Article I, Nepotism is amended to exempt the Planning Commission, Comprehensive Plan, Safety Committee or any future position or committee that may be established that is limited and defined in scope and duration. ***Flatt motioned adopting the Nepotism Ordinance No. 2018-12-06. Latuska seconded. Motion carried.***
- B. Adopt No Parking - Henricks Road Ordinance No. 2018-12-07: The Lutheran Affiliated Services held an event on Tuesday, October 23, 2018. Individuals attending the event parked along Henricks Road (T-830) creating a hazardous condition. A letter will be sent to Lutheran Affiliated Services concerning the incident. ***Flatt motioned tabling the No Parking - Henricks Road Ordinance No. 2018-12-07. Wulff seconded. Motion carried.***
Flatt motioned placement of six (6) signs on Henricks Road (T-830) at State Route 308 and, near the Public Works Maintenance Building and Glenwood Way (T-831). Latuska seconded. Motion carried.
- C. Nesbit's Lease Agreement: Representative Tedd Nesbit is a good man and made a mistake. The situation could have been more serious. His satellite office in the Township Municipal Office benefits the residents. Representative Tedd Nesbit leases the conference room on Thursdays each week from 10:00 a.m. to 3:00 p.m. The two (2) year lease runs from December 1, 2018 through November 30, 2020 at \$100.00 per month ***Flatt motioned to continue the Nesbit lease agreement from December 1, 2018 through November 30, 2020. Smallwood seconded. Motion carried.***

- D. Mr. Jack Brown Memorial Donation: Mr. Jack Brown, Randy Brown's father, passed away on December 4, 2018. ***Flatt motioned authorizing a \$25.00 donation to Christ Community United Methodist Church and \$25.00 to Good Samaritan Hospice. Sloan seconded. Motion carried.***

PUBLIC WORKS:

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

Company	Bid Bond	Amount (per ton)
McKinney Hauling & Excavating Inc 1013 West Sunbury Road West Sunbury, PA 16061-2813	Yes	\$14.56
Wolf Creek Holding Company 270 Hemlock Road Grove City, PA 16127-6834	Yes	\$19.47

Smallwood motioned awarding the 2019 Antiskid Contract to McKinney Hauling and Excavating for 3,000 tons (m/l) of antiskid Type AS-1 in the amount of 14.56 per ton. Flatt seconded. Motion carried.

- B. 2009 JCB Highlift Repair: The highlift blew a hydraulic line and bucket dropped onto the bed of a truck. The highlift has been used with a basket to trim trees. Once the repairs are made, the highlift will not be used to trim trees. ***Flatt motioned authorizing the Safety Committee to develop guidelines for inspection of the equipment. Latuska seconded. Motion carried.***
- C. North Duffy Road (T-509) Paving: Road cuts were made to correct the stormwater discharge from the Veterans' Administration property. Smallwood presented the following quotes to pave the road cuts on North Duffy Road:

Company	Amount
Shields Asphalt Paving PO Box 672 Valencia, PA 16059-1104	\$10,616.00
Voelker Paving Inc 140 Eagle Mill Road Butler, PA 16001-8725	\$6,000.00

The paving is scheduled for Thursday, December 13, 2018. The Township will provide flaggers.

Flatt motioned awarding the bid to Voelker Paving Inc in the amount of \$6,000.00 and Township will provide flaggers. Smallwood seconded. Motion carried.

ENGINEER'S REPORT:

- A. Release First United Methodist Church Performance Bond: First United Methodist Church requested release of their Performance Bond in the amount of \$61,578.00 ***Flatt motioned, based on Township Engineer Heath's recommendation, releasing the First United Methodist Church Performance Bond in the amount of \$61,578.00. Wulff seconded. Motion carried.***
- B. Veterans' Administration Stormwater: Site was tested but results are not available or there are no results. Cambridge is working on developing a new plan which need approval from

the Department of Environmental Protection and Township. Township Engineer Heath will follow up.

SOLICITOR'S REPORT:

- A. Group Home Safety Inspections: The Township has several group homes. There is no annual safety inspections performed by the Township. Building Code Official/Zoning Officer Gauselmann would like to establish an annual inspection but group homes do not fall under the jurisdiction of the Township. Flatt asked the Township Solicitor Gallagher to work with Building Code Official/Zoning Officer to ensure homes are safe.

MISCELLANEOUS: None

ADJOURNMENT:

The meeting adjourned to an executive session at 7:24 p.m. for litigation. The meeting reconvened at 7:38 p.m. with no action taken.

Sloan made a motion to adjourn at 7:39 p.m. Smallwood 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