

**BOARD OF COMMISSIONERS INFORMATIONAL
AND GENERAL AFFAIRS MEETING MINUTES**

SEPTEMBER 26, 2016

The Informational and General Affairs Meeting of the Board of Commissioners of the Township of Upper St. Clair, duly advertised and posted in accordance with law, was called to order at approximately 7:30 PM, Monday, September 26, 2016, in the Community Room B, Community & Recreation Center, 1551 Mayview Road, Upper St. Clair, PA 15241.

PRESENT: Commissioner Christie President
 Commissioner Del Re
 Commissioner Orchowski
 Commissioner Paoly
 Commissioner Pardini
 Commissioner Seitanakis

Matthew R. Serakowski	Township Manager
Mark S. Mansfield	Assistant Township Manager
Mark P. Romito	Director of Finance
Adam A. Benigni	Director of Planning & Community Development
Gary Schafer	Forestry Administrator
Marlene Peck	Accounting Manager
Charles Succop	Planning & Zoning Coordinator
Irving S. Firman	Township Attorney
Jennifer Slagle	Gateway Engineers, Inc.
Cynthia Kane	Recording Secretary

EXCUSED: Commissioner Waller Vice President

PUBLIC: One person attended.

Commissioner Christie announced that prior to this evening's Informational and General Affairs Meeting, an Executive Session of the Board of Commissioners was held to discuss Legal and Personnel Issues.

CITIZENS' COMMENTS

Mr. Craig Wells, 216 Brookside Boulevard, commented on what he described as nuisance properties in the Township and asked if the Township is looking into these. Specifically, he cited 220 Brookside Boulevard, a vacant house, that has had overgrown landscaping and rotting of back of the roof.

Commissioner Orchowski stated that he had had a telephone conversation with Mr. Wells re. his concerns.

Mr. Benigni answered that he is aware Mr. Wells has called Code Enforcement re. this specific property and that the Township has responded in the ways it legally can.

Mr. Serakowski commented that staff is working with the (deceased) owners' daughter who lives out of state.

Mr. Wells stated he appreciates anything the Township can do in this instance.

Community Development – Old Business

Continued Public Hearing Re. PLC16-1301 – Zoning Map Amendment for Rezoning 1320 Mayview Road from C-1 Neighborhood Commercial District and R-LI Low Intensity Residential District to R-3 Medium Density Residential District

Mr. Benigni stated this hearing was continued from the September 6, 2016 public hearing. This application was filed by Laurel Communities, LLC, for the rezoning of 1320 Mayview Road from C-1, Neighborhood Commercial District and R-LI, Low Intensity Residential District to R-3, Medium Density Residential District. Provided no additional testimony is required, staff will recommend the hearing be closed and action taken. A Bill granting approval will be prepared for consideration by the Board at its Regular meeting on October 3, 2016.

Community Development – New Business

Recommendation Re. Establish Public Hearing Date Re. PLC16-1302 – Zoning Map Amendment for the Rezoning of 1353, 1355, 1357, 1361 McLaughlin Run Road from RM Restricted Light Industrial District and R-LI Low Intensity Residential District to RM Restricted Light Industrial District

Mr. Benigni stated this Zoning Map Amendment filed by Thomas A. Robinson Family, LP, was reviewed by the Planning Commission on September 15, 2016 and was recommended for adoption subject to certain conditions. The Township Code requires that a public hearing be held for Zoning Map Amendments.

Mr. Benigni presented a graphic illustrating the existing zoning of said properties and the proposed re-zoning. He stated a Resolution a public hearing date will be prepared for consideration by the Board on October 3, 2016.

Recommendation Re. PLC16-0007 – Siena at St. Clair – Amended Final Land Development Approval

Mr. Benigni stated that the applicant has submitted an amended Final Land Development Plan without Final Plat Approval for Siena at St. Clair. The developer is proposing to remove street lights from the residential portion of the project. At its regular meeting on September 15, 2016, the Planning Commission recommended approval of the application subject to certain conditions.

Recommendation Re. Authorizing the Township of Upper St. Clair to Enter into a Multi-Municipal Agreement between the Southwestern Pennsylvania Corporation (SPC) and the Municipality of Bethel Park for the McMurray Road Sinc-Up Project

Mr. Benigni stated that in 2013, the Township of Upper St. Clair and the Municipality of Bethel Park submitted an application to the Southwestern Pennsylvania Commission (SPC) for a “Signals in Coordination with Equipment Upgrades (SINC-UP)” project that will optimize signal operation and equipment in the McMurray Road corridor. SPC has informed the Township that our application was approved and they plan to advance the project. Intersections involved are:

- McMurray Road and Bethel Church Road – Retiming study/implementation, no equipment upgrades.
- McMurray Road and Johnston Road – Retiming study/implementation, new equipment upgrades.
- McMurray Road and South park Road- Retiming study/implementation, new equipment upgrades.
- McMurray Road and Clifton Road – Retiming study/implementation, new equipment upgrades.

Funding for the project includes a 20% local match and 80% of the cost will be federally funded, with the total cost being \$192,156. The required 20% local match is shared with Bethel Park making the Township's share \$14,887. A Resolution authorizing the Township to enter into the agreement will be prepared for consideration by the Board of Commissioners on October 3, 2016.

Community Development – Other

Items of Interest Report.

The Board reviewed the Items of Interest Report.

Other Agenda and Discussion Items

Discussion Re. 2008 Bond Refunding Resolution

Mr. Romito stated that staff has been working with Jay Wenger of Susquehanna Group Advisors, who is in attendance tonight, to determine the optimal time for refunding the Township's 2008 Bonds. Staff believes the best time to proceed is prior to the end of this November. In order to proceed, the Board will need to adopt a parameters resolution at the October 3, 2016 Regular meeting. At that time staff will also recommend incorporating financing for the 2017 Brush Run force main project into this refunding, in an amount not to exceed \$2,500,000.

Commissioner Christie stated that this refunding was also discussed at the public Budget & Finance Committee of the Board Meeting this evening which Mr. Wenger also attended. He invited Mr. Wenger to provide additional comments.

Mr. Wenger stated that there are two refunding opportunities in 2017 and a few different financings will result in savings to the Township.

Commissioner Christie thanked Mr. Wenger for his attendance and comments.

Discussion Re. Recognitions

Commissioner Christie announced that at its Regular Meeting on October 3, 2016, the Board will recognize Fire Prevention Week in Upper St. Clair – October 9-15, 2016 and will present Upper St. Clair Volunteer Fire Department Certificates of Services. Commissioner Pardini will present on the behalf of the Board.

GENERAL AFFAIRS**Status Report Re. Budget & Finance Committee of the Board of Commissioners' Meeting of September 26, 2016**

Commissioner Paoly, Chair, Budget & Finance Committee of the Board of Commissioners', stated a meeting of that Committee was held at 6:00 PM this evening. Discussion items included: review of the audited financial statements where the Township received the highest level of rating for full cooperation, current financial statements, budgets assumptions, and a review of the proposed debt restructuring.

Commissioner Christie commented the meeting was a very good and informative.

Review of the Informational and General Affairs Meeting Minutes of August 29, 2016

Commissioner Seitanakis moved to approve the Informational and General Affairs Meeting Minutes of August 29, 2016. This was seconded by Commissioner Paoly and approved by a 5-0-1 voice vote. Commissioner Orchowski was not in attendance at the August 29, 2016 meeting, therefore he abstained from the vote.

Consideration of the September 2016 Bill Sheet

Commissioner Paoly stated the Board has received the September 2016 Bill Sheet and moved to approve it. This was seconded by Commissioner Pardini and approved by a 6-0 voice vote.

Acknowledge Receipt of Financial Statements for the Eight-Month Period ending August 31, 2016

Commissioner Paoly acknowledged receipt of the Financial Statements for the Eight-Month Period ending August 31, 2016.

Other Business

Commissioner Orchowski commented that since having the Board Meetings at the C&RC, it is a pleasure to see the facility and fields so well used and commented on the fantastic view from the playing fields.

ADJOURNMENT

Commissioner Pardini moved to adjourn the meeting. This was seconded by Commissioner Paoly and approved by a 6-0 voice vote. The meeting was adjourned at approximately 8:09 PM.

Cynthia Kane
Recording Secretary

**LITIGATION REPORT - SUMMARY
TOWNSHIP OF UPPER ST. CLAIR
September 23, 2016**

I. CASES WHERE TOWNSHIP IS PLAINTIFF

- A. Township of Upper St. Clair v. Carol Ann Caporali - (No. CV-221-2014) (Magistrate Arnoni).

II. CASES WHERE TOWNSHIP IS DEFENDANT NOT DEFENDED BY INSURANCE CARRIER

III. CASES WHERE UPPER ST. CLAIR IS DEFENDANT AND INSURANCE COMPANY IS DEFENDING

- A. Waldron v. Upper St. Clair Township, GD 14-7316.
B. Folino v. West Penn Power and Upper St. Clair Township, GD 15-11969

IV. OTHER LITIGATION INCLUDING BANKRUPTCY MATTERS

- A. Gary and Tywanta Walton - 10-27461
B. John and Tracy Pancari - 12-20169
C. Andrew and Diana James - 11-27696
D. David A. Mackowick - 12-26163
E. George and Melissa Drews -13-23545
F. Marc Wolkoff - 13-21084
G. Meghan E. Webb - 13-22643
H. Lance and Susan Falce - 13-23468
I. Norman and Barbara Swiech - 13-24404
J. David and Mary Conn - 14-22699
K. Florence I. Underhill - 14-23547
L. Brad and Patricia Gilles - 14-23596
M. Raymond and Michele Champagne - 14-23668

N. Vincent Kelly - 15-20009

O. Karen Demma - 08-23546

P. Andrew and Marcella Lantzman - 15-21857

Q. Robert and Adriene Bruno - 15-22160

R. Linda K. Rutter - 15-24427

V. LAND USE

VI. OTHER LEGAL MATTERS