

Minutes of the Regular Meeting

of the South Park Township

Board of Supervisors

April 13, 2015

Pledge of Allegiance

Roll Call

Dave Buchewicz presiding. Board members Walt Sackinsky and Ed Snee were present. Also in attendance were: Karen Fosbaugh, Township Manager; Chief Dennis McDonough; and Paul J. Gitnik, Esq., Township Solicitor.

Two or more members of the Board of Supervisors were together on the following occasions which may or may not qualify as an administrative action(s), conference(s) and/or executive sessions(s):

Monday, March 9, 2015 – After the regular meeting of the Board of Supervisors to discuss litigation.

Saturday, April 10-12 - Conference

Saturday, March 14, 2015 – Possibly during the Easter Bunny Party at the Community Center.

Monday, March 23, 2015 – Personnel matters and litigation.

Monday, April 13, 2015 – Prior to the regular meeting to address litigation.

PLEASE BE ADVISED THAT ANY ACTION APPROVED AND/OR DECISION RENDERED BY THE BOARD OF SUPERVISORS AT THIS MEETING CAN BE APPEALED TO THE COURT OF COMMON PLEAS OF ALLEGHENY COUNTY, PENNSYLVANIA, WITHIN THIRTY (30) DAYS AFTER THE DATE AND/OR THE DECISION IS RENDERED.

Call on the People

Chris Ehrenberger, Ryan Homes – Mr. Ehrenberger stated that Ryan Homes has sold two homes in the Della Strada Plan. They have not received the Highway Occupancy Permit to access Ridge Road. Mr. Ehrenberger explained that the process for obtaining a highway permit has become more complicated; therefore, they have hired Eco Land Solutions to complete the processing for the permit. Ryan Homes was advised that the permit process could take between 3 and 4 weeks. However, they would like to obtain a

building permit for the first home in 2 weeks, without the Highway Occupancy Permit. Mr. Ehrenberger stated that they would not request any occupancy permits without all code compliance, including the Highway Occupancy Permit. Mr. Gitnik asked if the letter Ryan Homes sent dated April 13, 2015, could be introduced into the record, since it contained a large amount of detail. Mr. Ehrenberger agreed. Mr. Gitnik asked if Ryan Homes was the legal owners of Lots 103 and 104. Mr. Ehrenberger stated that they currently own Lot 103 and will purchase Lot 104 on Friday. As is written in their contract, they purchase each lot the Friday before the start date. Mr. Gitnik asked that Ryan Homes provide a copy of the document stating they are the legal owners. Mr. Ehrenberger stated he will provide the document. Mr. Buchewicz stated that the Board will take action on the issue at the end of the meeting (Item No. 24).

Mark Depretis, 1924 Hertford Drive – Mr. Depretis explained that he is present to discuss the Bethel Park Area Chamber of Commerce, which he is currently serving as President. He would like the Board and the Township Manager to be aware that the Bethel Park Chamber of Commerce has been reestablished. It had been in existence for 20+ years, and approximately 10 years ago, the direction of the smaller level chambers was to incorporate into larger chambers, which they now feel is not in their best interest. On May 14, 2015, they reestablished. Mr. Depretis distributed handouts and directories. He explained that even though the Chamber carries the Bethel Park name, it was established to include the surrounding areas. It includes Bethel Park, Castle Shannon, and some of the businesses in South Park. The purpose of the Chamber is to support and assist local businesses to be successful and help them to continue to grow. They work with the school districts to help prepare students for the business world. Mr. Depretis encouraged the Board to access the Chamber's website (BPChamber.org). They currently have about 100 members. Members have the opportunity to advertise on their website which currently receives approximately 9,000 hits a month. Since South Park does not have the business base to have their own chamber, it is Mr. Depretis' opinion that it would make sense to be incorporated into the Bethel Park Chamber. Mr. Buchewicz inquired about commitment and fees. Mr. Depretis replied that it is based on the number of employees, and South Park's fee would be \$100.00 total for the Township. Mr. Sackinsky asked how often the Chamber meets. Mr. Depretis replied that they meet once a month between the hours of 12:00 pm and 1:00 pm. There are also events during the month that members are encouraged to attend. Mr. Snee asked if any of our youth are included in the meetings. Mr. Depretis responded that they have had students from Bethel Park High School, but they have not yet had any students from South Park. Mr. Buchewicz asked if a speaker from the Governor's office would

be coming to any of the meetings, and if so, would the Township have the opportunity to speak to him about such issues as the Library Rt. 88 Corridor. Mr. Depretis replied that they have invited him. In conclusion, Mr. Depretis invited South Park Township to join the Bethel Park Chamber of Commerce, and informed the Board that there is no long term commitment or requirements as to how many meetings to attend.

Action on Minutes

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve the minutes of the regular meeting of the Board of Supervisors held on March 9, 2015. All members voted aye. Motion carried.

Action on Invoices

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve the invoices for the month of March, 2015. All members voted aye. Motion carried.

Action on Public Nuisance – N&B Management Company, LLC – 1797 Cedaridge Drive – Lot/Block 1008-D-162

Motion by Mr. Sackinsky, seconded by Mr. Snee to table declaring the following property a public:

Owner(s)

N&B Management Company, LLC

Location:

1791 Cedaridge Drive
South Park, PA 15129
Lot/Block No. 1008-D-162

All members voted aye. Motion carried.

Action on Conditional Use Application – South Park Middle School – 2500 Stewart Road

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve the conditional use request submitted by the architectural firm HHS DR, on behalf of South Park School District, for the purpose of approving the renovations to the South Park Middle School, being 2500 Stewart Road, which is located within an R-1 Zoning District. All members voted aye. Motion carried.

Action on Minor Land Development – South Park School District – Additions and Alterations to the South Park Middle School – 2500 Stewart Road

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve granting preliminary and final approval to the minor land development submitted by South Park School District for the project identified as Additions and Alterations to the South Park Middle School, located at 2500 Stewart Road with the following contingencies:

A. A fully executed Land Development Agreement accompanied by the appropriate bonds and fees must be in place prior to the onset of any construction activities;

B. A fully executed Stormwater Management Agreement with the appropriate bond must be in place prior to the onset of any construction activities;

C. Copies of any required approvals by regulatory agencies must be in place prior to the onset of any construction activities,

as recommended by the Township Engineer, Planning Consultant and Planning Commission members. All members voted aye. Motion carried.

Action to Schedule a Public Hearing – Wireless Communication Facilities

Motion by Mr. Sackinsky, seconded by Mr. Snee to schedule a Public Hearing for the purpose of receiving testimony amending Ordinance No. 556, "Zoning," of the Code of the Township of South Park, regarding wireless communication facilities and related matters; and scheduling a Public Hearing for Monday, May 11, 2015, at 6:30 p.m.; with action anticipated to take place on said Ordinance at the regular meeting of the Board of Supervisors immediately following. All members voted aye. Motion carried.

Action to Authorize the Preparation and Advertisement of an Ordinance – Massage Parlors

Motion by Mr. Sackinsky, seconded by Mr. Snee to authorize the preparation and advertisement of an Ordinance amending Ordinance No. 556, "Zoning," of the Code of the Township of South Park regarding massage parlors, scheduling a Public Hearing for Monday, May 11, 2015, at 6:45 p.m.; with action anticipated to take place on said Ordinance at the regular meeting of the Board of Supervisors immediately following. All members voted aye. Motion carried.

Action to Reschedule Public Hearing – Amendment of Ordinance Governing Oil and Gas Activities

Motion by Mr. Sackinsky, seconded by Mr. Snee to reschedule the Public Hearing with regard to the preparation of an Ordinance amending Ordinance No. 556, "Zoning," as it pertains to Ordinance Nos. 652 and 664, addressing Oil and Gas, from Monday May 11, 2015 at 6:30 p.m. to Monday, June 8, 2015, at 6:45 p.m. All members voted aye. Motion carried.

Action to Ratify Hiring – Rich Sheppick – Working Mechanic

Motion by Mr. Sackinsky, seconded by Mr. Snee to ratify the hiring of Rich Sheppick to fill the position of Working Mechanic in the South Park Township Public Works Department, at the rate of \$21.56 per hour, with an effective date of employment being Monday, March 30, 2015, and a probationary period of one (1) year, contingent upon the successful completion of a physical examination by a Township selected physician. All members voted aye. Motion carried.

Action on Resolution No. 3-15

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve Resolution No. 3-15: A RESOLUTION OF THE TOWNSHIP OF SOUTH PARK, ALLEGHENY COUNTY, COMMONWEALTH OF PENNSYLVANIA, DECLARING APRIL 13-17, 2015 AS LOCAL GOVERNMENT WEEK. All members voted aye. Motion carried.

Action on

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve the

**Showmobile
Agreement - 2015**

Agreement by and between the County of Allegheny (Lessor) and the Township of South Park (Lessee) which provides for the rental of the Allegheny County Showmobile by the Lessee from the Lessor for the 2015 Community Day event at a cost of \$500.00, and authorizing the appropriate Township officials to execute said Agreement. All members voted aye. Motion carried.

**Action on Change of
Library Board of
Trustees Status –
Donna Tressler**

Motion by Mr. Sackinsky, seconded by Mr. Snee to accept the resignation of Donna Tressler from her position as a member of the Library Board of Trustees and to appoint her to the position of alternate member of the Library Board of Trustees, effective April 13, 2015. All members voted aye. Motion carried.

**Action on Change of
Library Board of
Trustees Status –
Eric Neff**

Motion by Mr. Sackinsky, seconded by Mr. Snee to appoint Eric Neff, Trapper Drive, to fill the vacancy on the Library Board of Trustees with a term to expire the first Monday of the year 2018, effective April 13, 2015. All members voted aye. Motion carried.

**Action on Assessment
Change
Reimbursements for
2013 and 2014 –
Lawrence P. Arrigo,
Tax Collector**

Motion by Mr. Sackinsky, seconded by Mr. Snee to authorize assessment change reimbursements for the 2013 and 2014 tax years due to successful appeals at the County level, as requested by Tax Collector Lawrence P. Arrigo, in correspondence dated March 23, 2015. All members voted aye. Motion carried.

**Action to Ratify
Training Request –
OC Spray Instructor
Class – Sgt. Shannon
Henrich and Officer
Joseph Leonetti**

Motion by Mr. Sackinsky, seconded by Mr. Snee to ratify the attendance of Sgt. Shannon Henrich and Officer Joseph Leonetti to a training session entitled, "OC Spray Instructor Class," which was held at South Park Township on April 2, 2015, at no cost to the Township. All members voted aye. Motion carried.

**Action to Ratify
Training Request –
Care Under Fire –
Sgt. David Starzynski
and Officer Joshua
Indof**

Motion by Mr. Sackinsky, seconded by Mr. Snee to ratify the attendance of Sgt. David Starzynski and Officer Joshua Indof to a training session entitled, "Care Under Fire," which was held at Broughton Volunteer Fire Department on April 8, 2015, at no cost to the Township. All members voted aye. Motion carried.

**Action on Training
Request –
Prescription Drug
Crimes Training –
Sgt. Shannon
Henrich, Officer
Brian Rucienski,
Officer Jon Booth,
Officer Joshua Indof,**

Motion by Mr. Sackinsky, seconded by Mr. Snee, to authorize the attendance of Sgt. Shannon Henrich, Officer Brian Rucienski, Officer Jon Booth, Officer Joshua Indof, and Officer Brian Jesionowski to a session entitled, "Prescription Drug Crimes," to be held at South Park Township Police Department on April 23, 2015, at no cost to the Township. All members voted aye. Motion carried.

and Officer Brian
Jesionowski

**Action on Training
Request –
Technology Used
Against Law
Enforcement – Sgt.
Sean Costa**

Motion by Mr. Sackinsky, seconded by Mr. Snee, to authorize the attendance of Sgt. Sean Costa to a training session entitled, "Technology Used Against Law Enforcement," to be held at the Monroeville Training Center on May 5, 2015, at a total cost to the Township of \$6.00. All members voted aye. Motion carried.

**Action to Ratify
Seminar Attendance
– Statewide Summer
Reading Training
Workshop – Tami
Pauline**

Motion by Mr. Sackinsky, seconded by Mr. Snee to ratify the attendance of Children's Librarian Tami Pauline to the Summer Reading Training Workshop which was held in Greentree on April 1, 2015, at a total cost of \$5.00. All members voted aye. Motion carried.

**Action to Approve
2014 Per Capita Tax
Refunds – Lawrence
P. Arrigo, Tax
Collector**

Motion by Mr. Sackinsky, seconded by Mr. Snee, to authorize the refund of Per Capita Taxes for the tax year 2014 as requested by Lawrence P. Arrigo, Tax Collector, in correspondence dated April 1, 2015. All members voted aye. Motion carried.

**Action to Approve
Issuance of Building
Permits to Ryan
Homes – Della
Strada Lots 103 and
104**

Motion by Mr. Sackinsky, seconded by Mr. Snee to approve the written and oral request by Ryan Homes for the Issuance of a building permit for lots 103 and 104 in the Della Strada Phase 1 Plan prior to the filing by Ryan Homes of the Highway Occupancy Permit with PennDOT due to the new PennDOT HOP application process. Ryan Homes understands that an occupancy permit shall not be issued without an approved Highway Occupancy Permit. Ryan Homes shall notify the buyers of Lots 103 and 104 of the fact that a Highway Occupancy Permit has not been submitted and/or approved. Ryan Homes shall hold South Park Township harmless and indemnify the Township with regard to any causes of action with regard to Lots 103 and 104. This waiver shall apply only to Lots 103 and 104 and no other lots in the Della Strada Phase 1 Plan. All members voted aye. Motion carried.

Mr. Buchewicz asked if Ryan Homes had contacted their State Senator or House of Representatives relative to the complicated process in obtaining a Highway Occupancy Permit. Mr. Ehrenberger replied that they have not. Mr. Buchewicz suggested that they contact Bill Kortz or Rick Saccone regarding the issue.

Mr. Sackinsky advised Mr. Wargo to provide Ryan Homes with a copy of the motion. Mr. Wargo stated he will do so tomorrow.

Police Chief's Report for the month of March 2015:
Calls for Service 865

130327

Police Chief's Report	Arrests	7
	Traffic Citations	45
	Parking Citations	4
	Warnings Issued	94
	Reportable Accidents	3
	Non-Reportable Accidents	10
	Fire Calls	10
	Emergency Medical Assists to Tri-Community EMS	75
	Deer Complaints	2

Motion by Mr. Sackinsky, seconded by Mr. Snee to accept the Police Chief's monthly report for March 2015. All members voted aye. Motion was carried.

Supervisors' Comments

Mr. Snee – Mr. Snee mentioned that on April 25th the Township will be having an Environmental Day which includes cleaning up the Township, and dropping off any unused prescription drugs at the Police Station between the hours of 9:00 a.m. to 12:00 p.m.

Mr. Sackinsky – Mr. Sackinsky reported that on Saturday, April 11th the Township held the Annual Spring Creek Cleanup, which had a total of 57 volunteers, the largest turn-out since its inception. Between Jefferson Hills and South Park Township, 118 bags of litter 63 tires, and miscellaneous car parts and plastic were collected. Mr. Sackinsky would like to thank all the volunteers and Public Works for disposing of the debris. He would also like to thank Pennsylvania American Clean Way and PA American Water Company for donating the gloves and bags. Also, Sheetz was very generous in providing a coupon for all volunteers for a sandwich and a drink. Mr. Sackinsky explained that the Tri-Community Anglers, in conjunction with South Park Township, organize the event, but they are very fortunate to have volunteers from the Montour Trail, Peters Creek Watershed, Boy Scouts and Cub Scouts, as well as approximately 15 to 20 individual people not associated with any organization.

Mr. Buchewicz – Mr. Buchewicz mentioned that almost all of the roads within South Park Township have been adopted by organizations to keep the roads clear of any debris. Anyone who would like to adopt a road should contact him.

Adjournment

Motion by Mr. Sackinsky, seconded by Mr. Snee to adjourn the meeting. All members voted aye. Motion carried.

Time: 7:35 p.m.