

**SOUTH STRABANE TOWNSHIP
BOARD OF SUPERVISORS REGULAR MEETING**

AUGUST 25, 2020

APPROVED MEETING MINUTES

1. CALL TO ORDER

The August 25, 2020 Regular Meeting of the South Strabane Township Board of Supervisors (Board) came to order at 7:00 p.m. in the Mae C. Reynolds Meeting Room of the Municipal Building (550 Washington Road, Washington, PA 15301).

The following were present:

Board of Supervisors Thomas Moore, Chairman; Rich Luketich, Vice-Chairman; Bracken Burns; Mark Murphy and Bob Weber.

Also Present Township Manager Brandon Stanick; Assistant to the Township Manager Patrick Conners; Township Police Chief Drew Hilk; Township Engineer Kevin Creagh; Township MS4 Engineer Sarah Boyce; and Township Solicitor Dennis Makel.

2. PLEDGE OF ALLEGIANCE

Chair Moore led the Pledge of Allegiance.

3. PUBLIC COMMENT

Ms. Cynthia Rossi of Zediker Station Road came before the Board to express her concerns of expanded Natural Gas operations within the Township's Agricultural Zoning District. She invited members of the Board to attend a webinar hosted by the South West Pennsylvania Health Project on September 15th. She noted the webinar would focus on the links between childhood cancers and unconventional natural gas development.

Mr. Tom Haney of Shawnee Drive came before the Board to express his desire to see a pickleball area within the Township's Community Park Master Plan. He noted the sport is becoming increasingly popular across the country. He stated that a group of people were using courts at Washington Park to play pickleball and asked if the Township could re-line the basketball court for their use as construction at Washington Park prevents them from playing. Mr. Burns noted that the Public will be notified of the Community Park Master Plan meetings. He encouraged Mr. Haney to attend.

Ms. Mary Helicke of Lakeview Drive came before the Board to express her concerns regarding open burning in the Township. She thanked the Board of Supervisors for considering further regulations on open burning on this evening's Agenda. She sought further clarification on

materials permitted to be burned. She highlighted that most materials that are typically burned can also be recycled through the Township's recycling program.

4. CONSIDERATION OF REGULAR AND SPECIAL MEETING MINUTES – JULY 28 & AUGUST 12, 2020

Mr. Luketich moved to approve the July 28, 2020 Board of Supervisors Regular Meeting Minutes and the August 12, 2020 Special Meeting Minutes as presented. Mr. Murphy seconded the motion. The motion passed on a unanimous voice vote.

5. FINANCIAL BUSINESS

The Board considered the following financial business:

- Payroll: \$ 119,518.89 (pay date of July 31, 2020)
- Payroll: \$ 123,721.77 (pay date of August 14, 2020)
- General Fund: \$ 193,146.90
- Liquid Fuels Fund: \$ 6,829.75
- **Total Expenditure:** \$ **443,217.31**

Overtime costs for the period include:

- Police: \$ 927.54
- Fire: \$ 1,438.98
- Public Works \$ 596.82
- **Total OT:** \$ **2,936.34** (pay date of July 31, 2020)

- Police: \$ 8,307.45
- Fire: \$ 1,469.93
- Public Works \$ 449.38
- **Total OT:** \$ **10,226.76** (pay date of August 14, 2020)

Please know the following expenses are included for this period:

- Municipal Employees Insurance Trust (July Coverage) \$ 53,398.90
- Selective Insurance (Commercial Policy 7-1-20 – 7-1-21 1st Installment) \$ 32,398.00
- Zions Bank (General Obligation Bond – Series 2019) \$ 50,703.13

Mr. Burns moved to approve the payroll for the periods July 12 through July 25 and July 26 through August 8 and the Bills for the period July 23, 2020 through August 19, 2020. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

6. ANNOUNCEMENTS

Township Manager Stanick stated the Zoning Hearing Board will be meeting on September 2, 2020 for the continuance of a variance request along Locust Avenue. He also noted the Planning Commission will be meeting on September 3rd for their Regular monthly meeting.

7. TOWNSHIP REPORTS

Municipal Separate Storm Sewer System (MS4) Report

Chair Moore noted the Board of Supervisors allocates a period of time during this item for comments regarding the topic of stormwater. Each person addressing the Board of Supervisors is asked to limit their comments to a maximum of three (3) minutes.

There were no comments from the Public.

Township Solicitor's Report

Township Solicitor Makel noted that his office has worked with Township Staff to review revisions to the Township's Open Burning Ordinance as well as to finalize paperwork for the DCED concerning the Township's recent loan for the Community Park Kitchen and Bathroom project.

Township Manager's Report

Eagle Scout Project

Township Manager Stanick reported that over the course of the previous months Mr. Aiden McCoy has been in communication with Staff and the Green Team concerning a proposed Eagle Scout Project. He noted that Aiden has been working to develop a project which would welcome visitors to South Strabane Township. He noted that Aiden has asked for a signature from the Township, as the project's Beneficiary, in order for his project to be considered by the Boy Scouts of America Local Council. He reported that Aiden has secured permission for a sign to be erected on the property of CFS Bank (730 E. Beau Street). He also noted that Aiden has formulated a strategy to solicit donations from local businesses for the procurement of materials (i.e. landscaping, concrete, lumber for sign posts, etc.) having already received a commitment from Stimmell's Greenhouse. He concluded by stating the final design of the sign would be discussed and approved in the coming months.

After some discussion, Mr. Burns moved to authorize the Township's participation in the Eagle Scout Project with Mr. Aiden McCoy. Mr. Weber seconded the motion. The motion passed on a unanimous voice vote.

Township Engineer's Report

Community Park Kitchen and Bathroom 2020-01

Township Engineer Creagh stated that J5 Construction started work on Monday, August 17th. He noted they have submitted Pay Application #1 (bonds, mobilization) in the amount of \$36,000 and it will be before the Board for potential review and approval.

Quarry Road 454-011

Township Engineer Creagh reported KLH has completed the topographic survey and developed a Scope of Work for the Quarry Road repair. He noted KLH will be communicating their design concept with Columbia Gas.

Planning Commission

Township Engineer Creagh reported that KLH re-reviewed the Bradford Run Phase IV development plans. He stated the plans will be before the Board for consideration later in the evening.

Secretary/Treasurer's Report

The following items have been received or issued between July 25, 2020 and August 21, 2020:

Minutes and Agendas:

- a) Planning Commission Regular Meeting Minutes – July 2, 2020;
- b) Green Team Meeting Minutes – July 15, 2020;
- c) Green Team Agenda – August 20, 2020;
- d) Zoning Hearing Board Agenda – September 2, 2020; and
- e) Planning Commission Regular Meeting Agenda – September 3, 2020.

Reports and Publications:

- a) Finance Report – July 2020;
- b) Fire Department Report – July 2020;
- c) Public Safety Department Report – July 2020;
- d) Police Department Report – July 2020;
- e) Tax Collector's Report & Interim Collection Only – July 2020;
- f) Animal Control Officer's Report – July 2020;
- g) MS4 Report – July 2020;
- h) Township Engineers Report – August 25, 2020; and
- i) PSATS News Bulletin – July 2020.

Correspondence:

- a) Message from Thomas Jennings of the Washington County Association of Township Officials Executive Committee regarding the cancelation of the 2020 Convention;
- b) Letter dated July 9, 2020 from the Washington County Executive Committee regarding a Broadband Access Survey;
- c) Email dated July 31, 2020 from Township Manager Stanick to Ms. Moore regarding her appointment to the Green Team; and
- d) Letter (*w/o attachments*) dated August 11, 2020 from Range Resources regarding its notification of an unconventional vertical well bore for the proposed Bedillion Day Unit 7H, 14H – 18H Wells in Amwell Township.
- e) Letter (with attachments) dated August 21, 2020 to Mr. and Mrs. Walesch advising the Township does not regulate residential landscape improvements.
- f) Email (with attachment) dated August 24, 2020 from former Community Relations Intern Renna Wrubleski transmitting a thank you letter to the Board of Supervisors.
- g) Letter received on August 24, 2020 from PennDOT notifying the Township of its estimate Liquid Fuels allocation for 2021 in the amount of \$327,594.69.

copies of those items in italics are not attached, but available upon request.

8. UNFINISHED BUSINESS

8A: Public Hearing to Consider Adopting an Ordinance Amending Chapter 245-168.1 and 245-168.2 of the Zoning Code Concerning Definitions of Freshwater and Wastewater Impoundments (Tabled)

Township Manager Stanick reported that during the Board of Supervisors Regular Meeting on November 19, 2020 at the request of the Planning Commission, the Board unanimously moved to direct the Planning Commission to review above ground water impoundments.

He continued by stating that on March 5, 2020, after several meetings of consideration, the Planning Commission recommended to delete “Impoundment, Freshwater” and “Impoundment, Wastewater” from Chapter 245 of the Township Zoning Code, replacing them with “Certified Water Storage Tank”, “Retention Facility, Freshwater”, and Retention Facility, Wastewater”.

He highlighted the definitions were also updated in effort to separate the industrial retention facilities commonly used within natural gas development from the impoundment facilities that are common within agricultural operations. Please note, the term impoundment, both freshwater and wastewater, was added in concurrence with the most recent Deep Well Oil and Gas Drilling ordinance revision implemented in 2016. He continued by noting that prior to that revision, the term and definition for impoundment was not included within the Township’s Zoning Code. He reported that as defined within the proposed Ordinance, Retention Facilities would be categorized as an accessory use and would only be permitted to supply water (fresh and waste) to an operation located on the same lot.

He highlighted the Board considered the proposed amendment at the July 28, 2020 Regular Meeting, and after some discussion, the matter was tabled to allow for further research into the proposed definitions.

Mr. Burns moved to removed the item from the table. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

At the request of Mr. Weber, Township Manager Stanick read aloud the proposed Ordinance.

After a brief discussion, Mr. Weber moved to remand the proposed Ordinance with correspondence dated July 21, 2020 from Range Resources to the Planning Commission for further consideration. Mr. Burns seconded the motion. The motion passed on a unanimous voice vote.

8B: Public Hearing to Consider Adopting an Ordinance Amending Chapter 245-147 of the Zoning Code Eliminating Mineral Extraction (ME) Districts and Allowing Deep Well Oil and Gas Drilling as a Conditional Use in the A-1 Agricultural Zoning District (Tabled)

Township Manager Stanick reported that during the November 19, 2019 Regular Meeting of the Board of Supervisors, the Board unanimously moved to direct the Planning Commission to review and recommend possible changes to the Township’s Zoning Code to consider allowing oil and gas drilling within the A-1 Zoning District. On March 5, 2020, over the course of several meetings, and by a 3-2 vote, the Planning Commission recommended that Deep Well Oil and Gas Drilling not be established as a Conditional Use within the A-1 Agricultural Zoning District with the

condition that the Mineral Extraction (ME) District be removed from the Township's Zoning Code.

He continued by noting the main points of discussion during the Planning Commission meetings including the following:

- Many areas of the Township are already covered by existing natural gas operations;
- The allocation of Act 13 revenues are note solely dependent on well pads within municipalities;
- The macro-environmental impacts of the expansion of natural gas extraction;
- The current market constraints faced by the natural gas industry; and
- Anticipated techniques of the natural gas industry to allow for greater extraction of gas from existing infrastructure.

Township Manager Stanick highlighted the Township's current ordinance allows Deep well oil and gas extraction as a Conditional Use in the I-1 & I-2 Industrial Zoning Districts. He noted that each Industrial Zoning District allows for a written notarized waiver exemption which may supersede the Township's current setback for deep well oil and gas drilling of 1,500 feet from a protected structure. **A protected structure is defined as "a dwelling intended for human occupancy"**. He stated that currently, the Code allows waivers of 1,000 feet for the I-1 Industrial Zoning District and 500 feet for the I-2 Industrial Zoning District.

He reported that with the assistance of the Township Engineer, Staff has developed a Geographic Information System (GIS) based map which illustrates existing natural gas infrastructure as well as potential setbacks from protected structures within the A-1 Agricultural Zoning District. He noted that Staff will have this available for discussion purposes. He also noted the tool allows for the demonstration of existing and potential footprints of natural gas extraction throughout and nearby the Township.

He concluded by reporting the Board considered the proposed amendment change at the July 28, 2020 Regular Meeting, and after some discussion, the matter was tabled to allow for further research on the issue of well laterals emanating from outside of the Township. He highlighted an additional layer has been created on the Township's GIS Map illustrating natural gas laterals that are within and surround the Township's boundaries.

Mr. Burns moved to remove the item from the table. Mr. Weber seconded the motion. The motion passed on a unanimous voice vote.

Assistant to the Township Manger Connors displayed the GIS Map showing the information requested by the Board. He discussed various laterals and well pads near the Township noting that many have a footprint within the Township's boundaries. He continued by demonstrating various setbacks of 1,500, 1,000, and 500 feet within the A-1 Agricultural Zoning District. Mr. Burns inquired if the existing drilling operations within the Township are solely at the Marcellus depths.

After some discussion Ms. Laural Ziemba of Range Resources and Mr. Todd Klanner of EQT confirmed their operations within the Township are conducted within the Marcellus layer.

Ms. Cynthia Rossi of Zediker Station Road stated that she had attended all Public Meetings concerning this topic. She highlighted that the Planning Commission did not recommend approval of Deep Well Oil and Gas Drilling within the A-1 Zoning District. She highlighted that per the GIS Map, the majority of the Township's A-1 Zoning District is being developed through laterals emanating from within and outside the Township. She concluded by noting the studies linking cancer rates and expanded natural gas extraction and stated that all Pennsylvania residents are guaranteed clean air and water through the State Constitution.

Ms. Laural Ziemba, Director of Public Affairs for Range Resources, came before the Board to express her support of the proposed amendment. She noted that currently, there are no plans for Range Resources to develop additional well sites within the Township. She continued by highlighting the proposed condition allowing notarized waivers of 500 feet would be preferred by the industry. She acknowledged the concerns of Ms. Rossi and stated that long-term health impacts are important to Range Resources. She discussed a long-term air analysis of existing well pads, highlighting that the preliminary results are encouraging. She stated that she would relay the study to the Township Manager.

Mr. Burns inquired if existing well pads and infrastructure would be used to eventually drill into the Utica Play. Ms. Ziemba stated that existing well pads can accommodate further expansion into the Utica.

After some discussion, Mr. Burns moved to close the Public Testimony. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

Mr. Luketich moved to adopt an Ordinance Amending Chapter 245-147 of the Zoning Code eliminating the Mineral Extraction (ME) Districts and allowing Deep Well Oil and Gas Drilling as a Conditional Use in the A-1 Agricultural Zoning District and allow, per written notarized waivers for individual property owners allowing Oil and Gas Drilling, Deep Well operations no closer than 500 feet of protected structures. Mr. Murphy seconded the motion. The motion passed on the following roll call vote.

Ayes: (5) Burns, Luketich, Murphy, Weber, and Chair Moore

Nays: (0)

9. NEW BUSINESS

9A: Motion Extending the Time Required to Meet Certain Conditions of the Final Minor Subdivision Approval for the Passalacqua Consolidation Plan Along Pleasant Hill Drive

Township Manager Stanick reported that on August 20, 2020 Mr. Mike Passalacqua requested an extension for the recording of signatures on the approved Plat by the Washington County Recorder

of Deeds. He highlighted that in order for the Plat to be recorded, all signatures made on behalf of the Township will need to be re-executed and dated. He noted the summary of the Land Consolidation Plan, which was unanimously approved by the Board on February 25, 2020.

Mr. Burns moved to grant an extension of time to Mr. & Mrs. Michael Passalacqua to meet certain requirements of the Final Minor Subdivision Approval for the Passalacqua Consolidation Plan along Pleasant Hill Drive. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

9B: Motion Approving a Holding Tank Agreement with Mark T. Stecker (of Stecker Development) for the Property Located at 85 Martha Dr.

Township Manager Stanick reported the Township is in receipt of a Holding Tank Agreement (Agreement) from Mark Stecker of Stecker Development (Property Owner) for the construction and maintenance of a holding tank at 25 Martha Dr. (Property). He highlighted that the Board granted land development approval for the construction of a 2,400 sq. ft. single tenant commercial building at its meeting on July 28th. He noted that Pursuant to Chapter 187-32 of the Township Code, property owners are required to enter into a written agreement with the Township providing for the construction, use, maintenance and removal of holding tanks. He additionally stated that property owners must also provide the Township a cash bond to fulfill the obligations set forth in the attached Agreement.

Mr. Burns moved to approve a Holding Tank Agreement with Mr. Mark T. Stecker (of the Stecker Development) for the property located at 85 Martha Drive. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

9C: Presentation of the 2019 Annual Audit by Cypher & Cypher

Township Manager Stanick introduced Mr. Steve Cypher and Ms. Cheryl Rockovitch of Cypher and Cypher C.P.A. who prepared a presentation regarding the Township's 2019 Financial Audit. Mr. Cypher discussed the Township's 2019 Financial Audit highlighting it was conducted using generally accepted auditing standards. He highlighted the planned audit opinion for 2019 is unmodified. He continued by discussing the Township's General Fund and various account balances. He provided numerous illustrations comparing the financial data between 2018-2019. He expressed the importance of maintaining a healthy fund balance noting such an account serves as a municipality's contingency fund. He concluded the presentation highlighting various improvements the Township has implemented in 2019 including new payroll software through ADP. He complimented Staff on their diligence and efforts during the 2019 Audit.

After some discussion Mr. Weber moved to accept the 2019 Annual Audit. Mr. Burns seconded the motion. The motion passed on a unanimous voice vote.

9D: Public Hearing to Consider an Ordinance Amending the Township's Outdoor Fire Burning Ordinance

Township Manager Stanick reported that during the July 28th Regular Meeting of the Board of Supervisors, the Board directed staff to advertise for a Public Hearing to consider amending Chapter 84 of the Township's Code regarding Open Burning. He noted that from time to time,

Staff has fielded complaints and concerns regarding open burning of organic materials (i.e. leaves, brush, tree limbs, etc.) in residential areas. He stated that in effort to curb this trend, He himself, as well as Assistant to the Township Manager Connors and Fire Chief Reese formulated various changes to the current Open Burning regulations for the Board's consideration. He outlined the following highlights of the proposed Ordinance:

- Moving setbacks for open burning activities from 25 to 50 feet from both property lines and structures;
- Eliminating open burning activities for land development operations;
- Establishing permissible open burning hours of 9:00 a.m. – 5:00 p.m. on Wednesdays and Saturdays; and
- Establishing the Township Fire Chief as the primary point of contact for all open burning activity.

He concluded by noting notice of the Public Hearing was placed in the August 18th edition of the Observer-Reporter.

Mr. Luketich moved to table the matter and recommend forwarding the Ordinance to the Green Team for review and recommendation. Mr. Weber seconded the motion. The motion passed on a unanimous voice vote.

9E: Municipal Separate Storm Sewer System (MS4) Annual Report and Public Education

Township Manager Stanick reported that in effort to meet the requirements of Minimum Control Measure No. 1 (Public Education) of the Township's MS4 Permit, Township MS4 Engineer Boyce and Staff have prepared a presentation outlining the basics of the MS4 program including the following:

- An overview of all 6 Minimum Control Measures for the Township's MS4 Permit
 - Public Education and Outreach
 - Public Involvement and Participation
 - Illicit Discharge Detection and Elimination
 - Construction Site Stormwater Runoff Control
 - Post Construction Stormwater Management for new Developments and Redevelopment
 - Pollution Prevention and Good Housekeeping
- A summary of the Township's Pollution Reduction Plan
- A summary of the Township's annual MS4 reporting

He concluded by noting the Public Education opportunity was advertised in the August 20th edition of the Observer-Reporter.

Township MS4 Engineer Boyce began the presentation by reviewing the comprehensive history of the Municipal Separate Storm Sewer System (MS4) Program. She next highlighted the 6 Minimum

Control Measures (MCMs) of the Program and noted that each MCM has specific Best Management Practices (BPMs) that must be completed and documented. Township Manager Stanick presented the 6 binders which Staff maintains per the Program's requirements. Township Engineer Boyce continued by discussing the Township's role in each of the MCMs. She noted the current meeting and presentation fulfills the Township's obligation to MCM #1 Public Education and Outreach and MCM #2 Public Involvement and Participation. She highlighted the importance of documenting all procedures, notifications and actions which are conducted within the Program's parameters. She reviewed the Township's most recent compliance inspection conducted by the Pennsylvania Department of Environmental Protection which took place on July 29th. She noted the Township received positive feedback through the inspection.

Township MS4 Engineer Boyce next reviewed the Township's Pollution Reduction Plan (PRP) which requires a reduction in overall sedimentation within the public waterways. She briefly described the Township's selected PRP projects. She noted much of the existing MS4 data will be integrated into the Township's GIS infrastructure. She concluded by discussing the Township's current MS4 Permit, noting the upcoming obligations and deadlines.

After some discussion, Mr. Weber moved to accept the Annual MS4 presentation. Mr. Burns seconded the motion. The motion passed on a unanimous voice vote.

9F: Resolution Granting Preliminary and Final Major Subdivision and Preliminary and Final Land Development Approval for Bradford Run Phase 4 Along Country Club Road

Township Manager Stanick reported the Township is in receipt of an application for Preliminary and Final Major Subdivision and Preliminary and Final Land Development Approval dated July 17, 2020 from J. Angelides Enterprises, LP (Applicant) for Bradford Run Phase 4 along Country Club Road. He stated the purpose of the subdivision is to subdivide Tax Parcel No. 600-004-00-00-0015-00 consisting of approximately 51.619 acres into 31 individual lots for the construction of single-family dwellings. According to the Township Engineer, the applications were determined to be complete and in compliance with the Township's subdivision and zoning as well as land development requirements. Township Manager Stanick continued by reporting that at its meeting on August 6, 2020 the Planning Commission recommended the Board grant Preliminary and Final Major Subdivision and Preliminary and Final Land Development approval.

He highlighted that although nothing had changed with the Phase IV Development, the Planning Commission's recommendation was conditioned on the Developer removing the waiver that was granted in 2013 allowing a side yard setback of 7.5 feet. He noted this created a minimum space between neighboring houses of a total of 15 ft. He reported that by removing the waiver, the minimum side yard setback is now 10 ft., or 20 ft. between homes. He reported that the Developer has accepted this change and modified the plans to reflect a 10 ft. side yard setback creating greater distance between homes.

He highlighted that Phase IV was approved pursuant to Resolution 11-19 on June 25, 2019. He concluded by reporting that after several extensions granted by the Board allowing the Developer time to record the plan and execute the Development Agreement, time had expired requiring the Development to go back through the process.

Township Manager Stanick reported the Township is in receipt of an application for Preliminary and Final Major Subdivision and Preliminary and Final Land Development Approval dated July 17, 2020 from J. Angelides Enterprises, LP (Applicant) for Bradford Run Phase 4 along Country Club Road. He highlighted the purpose of the subdivision is to subdivide Tax Parcel No. 600-004-00-00-0015-00 consisting of approximately 51.619 acres into 31 individual lots for the construction of single-family dwellings. According to the Township Engineer, the applications were determined to be complete and in compliance with the Township's subdivision and zoning as well as land development requirements. Township Manager Stanick reported that at its meeting on August 6, 2020 the Planning Commission recommended the Board grant Preliminary and Final Major Subdivision and Preliminary and Final Land Development approval.

He noted that although nothing had changed with the Phase IV Development, the Planning Commission's recommendation was conditioned on the Developer removing the waiver that was granted in 2013 allowing a side yard setback of 7.5 feet. He stated this created a minimum space between neighboring houses of a total of 15 ft. He reported that by removing the waiver, the minimum side yard setback is now 10 ft., or 20 ft. between homes. He stated the Developer has accepted this change and modified the plans to reflect a 10 ft. side yard setback creating greater distance between homes.

He continued by noting that that Phase IV was previously approved pursuant to Resolution 11-19 on June 25, 2019. He highlighted that after several extensions granted by the Board allowing the Developer time to record the plan and execute the Development Agreement, time had expired requiring the Development to go back through the process.

Mr. Burns moved to approve a Resolution granting Preliminary and Final Major Subdivision Approval for Bradford Run Phase IV along Country Club Road. MR. Luketich seconded the motion. The motion passed on a unanimous voice vote.

Mr. Burns moved to grant Preliminary and Final Major Subdivision Approval for Bradford Run Phase IV along Country Club Road. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

9G: Resolution Approving a Development Agreement with J. Angelides Enterprises, LP for Revised Phase 4 of the Bradford Run Planned Residential Development

Mr. Burns moved to table the matter as the required information and documentation was not provided in time. Mr. Weber seconded the motion. The motion passed on a unanimous voice vote.

9H: Motion Approving a Request from J. Angelides Enterprises, LP for a Reduction in the Letter of Credit for Revised Phase 3 of the Bradford Run Planned Residential Development

Township Manager Stanick reported the Township is in receipt of a request from John Quigley of JMQ Development, representing J. Angelides Enterprises, LP, for a reduction in the Letter of Credit for Phase 3 (No. 1245 dated February 5, 2019) in the amount of 32,844 for remaining sidewalk work.

He stated that pursuant to the Township's Subdivision and Land Development Ordinance (SALDO), a developer may request reductions in performance securities, e.g. Letter of Credit, for work that has been inspected and properly completed.

He concluded by reporting that KLH Engineers, Inc. has inspected the improvements for which the reduction is being made and recommends the Board authorize the request.

Mr. Burns moved to approve the request of J. Angelides Enterprises, LP for a reduction in the Letter of Credit for Revised Phase 3 of the Bradford Run Planned Residential Development. Mr. Murphy seconded the motion. The motion passed on a unanimous voice vote.

9I: Resolution Accepting Certain Public Improvements in Phase 1 of the Bradford Run Planned Residential Development

Mr. Weber moved to table the matter, as the required information and documentation was not provided in time. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

9J: Motion Approving a Winter Maintenance Agreement with J. Angelides Enterprises, LP for Phases 2 & 3 of the Bradford Run Planned Residential Development

Township Manager Stanick reported that J. Angelides Enterprises, LP, Developer for the Bradford Run Development is requesting the Township enter into a Winter Maintenance Agreement (Agreement) for snow and ice clearance, as well as the application of anti-skid and/or deicing materials for the entire lengths of Morgan Drive and Stevens Court located in Bradford Run Phase 2 and Phase 3, respectively. He concluded by stating the Agreement is in the amount of \$1,430 and terminates on April 15, 2021.

Mr. Burns moved to approve a winter maintenance agreement with J. Angelides Enterprises, LP for Phases 2 & 3 of the Bradford Run Planned Residential Development. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

9K: Resolution Amending the Personnel Policy Manual Offering Township Employees Participation in a 529 College Savings Plan

Township Manager Stanick presented for the Board's consideration a resolution to make available through the Personnel Policy Manual, the option of participating in the Pennsylvania 529 College and Career Savings Program to Township full-time employees.

He stated the Pennsylvania 529 College and Career Savings Program provides a smart, tax advantaged way for families to save for education. He noted the Program is sponsored by the Commonwealth of Pennsylvania and administered by the Pennsylvania Treasury highlighting the Pennsylvania 529 College and Career Savings Program offers two plans: the PA 529 Guaranteed Savings Plan (GSP), in which growth is tied to the rate of college tuition inflation, and the PA 529 Investment Plan (IP), in which investment returns are determined by financial markets.

He reported that as a participating employer, employees can set up a payroll deduction into their PA 529 GSP account by having a prearranged amount deducted from their paycheck (after taxes) and deposited into their PA 529 GSP account through direct deposit. Additionally, as an incentive,

it is proposed that the Township make a one-time deposit of \$100 to any employee who opens an account.

Mr. Burns moved to amend the Personnel Policy Manual to offer Township Employees participation in a 529 College Savings Plan. Mr. Weber seconded the motion. The motion passed on a unanimous voice vote.

9L: Motion Approving the 2021 Budget Calendar

Mr. Burns moved to approve the 2021 Budget Calendar. Mr. Weber seconded the motion. The motion passed on a unanimous voice vote.

9M: Motion Renewing a Road Bond Agreement with EQT Production Co.

Township Manager Stanick reported that the Township is in receipt of a request from EQT Production Co. (“Company”) to renew its existing Road Bond Agreement (“Agreement”) for the operation of the Waterboy Well Pad (“Project”). He noted the Company is requesting the continued usage of Rankin Rd. for 1.73 miles. He stated that according to Chapter 220 of the Municipal Code an agreement is required with the Township when seeking to use vehicles, equipment and other machinery that exceed local weight limits for roadways. He noted this ensures adequate funds are available for the maintenance and repair of the roadways being used. He presented for the Board’s information, the amount of the bond is determined using a formula from PennDOT (\$12,500 / mile) which results in a total amount of \$21,625 for 1.73 miles of roadway.

Mr. Burns moved to renew a Road Bond Agreement with EQT Production Co. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote.

10. ADJOURNMENT

Mr. Burns moved to adjourn the meeting. Mr. Luketich seconded the motion. The motion passed on a unanimous voice vote and the meeting adjourned at 8:45 p.m.

Respectfully submitted,

Brandon J. Stanick
Township Manager