

***Borough of New Stanton Council meeting
December 6, 2007***

Council President Scott Sistek called to order the December 6, 2007 Council meeting of the Borough of New Stanton at 7:00 p.m. The meeting was held at the Municipal Building, 451 North Center Avenue, New Stanton, Pennsylvania. A Prayer and the Pledge of Allegiance were recited.

Members present were Scott Sistek, Wilbur Bussard, Todd Bartlow, Jerry Ilgenfritz, Thomas Theis, James Mack, Robert Quinn, and Junior Councilperson Sara Loucks. Also present Mayor Joseph Kazan, Borough Solicitor John Campfield, Borough Engineer Emil Bove of Bove Engineering, and Code Enforcement Officer Michael Stack.

General Business

Wilbur Bussard made a motion second by Todd Bartlow to approve paying the bills in the amount of \$12,958.76. The motion carried.

Thomas Theis made a motion second by Jerry Ilgenfritz to approve the minutes from the November 15, 2007 Council meeting. The motion carried.

Council additions to the agenda

Councilman Ilgenfritz said I would like to add an Executive Session for Real Estate-Wentsler Avenue, and Personnel-benefits.

Reports

Code Enforcement Officer Michael Stack

Mr. Stack gave his report on building permits, violation letters and meeting with an Architect, Real Estate Agent, and Land Developer regarding Commercial Sports Facility. Mr. Stack said they will be attending the Planning Commission meeting for an advisory.

Solicitor John Campfield

Mr. Campfield said I have not heard anything yet on the Hepler Deed.

Mr. Campfield said some of the items that will come up will be discussed in further detail in Emil's report.

Mr. Campfield said the insurance quotes came in today and you do have to take action before the end of the year.

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Engineer Emil Bove

Mr. Bove addressed Council about increasing the annual bond that MAWC has with the Borough. There was some discussion about the amount of the bond.

James Mack made a motion second by Wilbur Bussard to send a letter to MAWC to increase the amount of the blanket bond to \$50,000. The motion carried.

Agenda

Letter to Alan Wagner

Council President said according to the minutes there was a letter drafted and all of Council had a chance to read the letter. Councilman Ilgenfritz said that he would like to have his name removed. Councilman Mack and Councilman Theis said they will not sign it. There was a brief discussion.

Personal Day request-Rich Ramsay & Gary Ryan

Thomas Theis made a motion second by James Mack to acknowledge the personal day request from Rich Ramsay for December 14, 21, and 26. The motion carried.

Thomas Theis made a motion second by Wilbur Bussard to acknowledge the personal day request from Gary Ryan for December 17, 24, and 28. The motion carried.

Snow and Ice Contracts

Mr. Campfield I have prepared three for each of the ones that you currently clean snow and salting or anti-skid material. They were sent down for your review. They are for Stanton Square, Chanticleer, and Edge. There was some discussion on the snow and ice contracts.

Wilbur Bussard made a motion second by Robert Quinn to charge \$30.00 an hour for labor operator only and operator and equipment \$100 per hour with a minimum of one hour per event. The motion carried.

Fire Truck Loan Documents

Council President said the loan will be approved on December 13, 2007 in the amount of \$143, 581.00 which leaves us roughly a \$10,000 balance. The Borough agreed to pay up to \$30,000 out of the Emergency Services Tax.

Mr. Campfield said the Borough will need to comply with the Local Government Unit Debt Act to guarantee the PEMA loan with the Fire Department. The approval is to

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start the process to guarantee the loan and have that guarantee approved by the Department of Community and Economic Development so the money can be acquired from PEMA. Mr. Campfield said you could direct and act on it December 20th the borrowing base certificate and the debt statement. That recommendation I would make to you and also if you want the lease prepared for review on the vehicle between the Borough and the Fire Department.

Wilbur Bussard made a motion second by Todd Bartlow to have John prepare the Local Government Unit Debt Act and the lease agreement. The motion carried.

Mark Leonard/Development Plan

Mr. Leonard said I spoke to both John and Emil today and the biggest thing that needs to be accomplished today is the outstanding issue regarding the rain tank for lot three (3). I understand that everyone has a copy of the letter from Emil. There was some discussion on the rain tanks.

James Mack made a motion second by Thomas Theis to give him relief from the requirement of having a rain tank put on lot three (3). The motion carried.

Mr. Leonard said back to the rain tanks for lots two (2) and four (4) and the storm water in general. The Storm Water Agreement and the bonding issue for that Storm Water System. We spoke early today and I think we agreed to bonding that and making a Storm Water Agreement for all three items, both rain tanks and the private drive; having a bond attached to it to cover the costs of installation of all three and having the ability to reduce that bond as those items are installed. As the catch basins and fifteen (15) inch pipe is installed and the main storm water system is installed, inspected and approved, reduce the bond for that amount and as the tanks are installed, I will have the bond reduced and eventually eliminated. Mr. Campfield said to clarify as we discussed with regard to the conventional storm system that will be in the private drive, when that is installed and inspected by Emil and approved there would still need to be an eighteen (18) month maintenance bond on that. There would be a reduction in the bond and once the tanks were installed and approved, the bond would be removed at that time because it then becomes the homeowner's responsibility to maintain the on lot tanks. That is really not a change from what Council approved last month. At first Mark wanted it to be three different agreements. Mayor Kazan said I am overwhelmed with the involvement of Council on your project. Mr. Leonard said part of the reason is that right of way used to be a public right of way many years ago. Since then that public right of way has expired and is now a paper alley. That is the issue.

James Mack made a motion second by Thomas Theis to have a storm water agreement reflect that in so far as the system that is to be in the private drive that, that system once properly installed and inspected, that the bond for that will be eliminated upon the request of Mr. Leonard as long as it is replaced with a eighteen (18) month maintenance bond; and that the two rain tanks, the security for those

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will be released once they are installed and there will not be a maintenance bond for the rain tanks on the individual lots. The motion carried.

Mr. Leonard said HTMA is finalizing the agreement and will be getting it to Mr. Campfield for his review. I asked John earlier today with all the different issues and the bond requirements that New Stanton Borough sends me a letter with the issues that I need to address before I have final approval so I can proceed.

Reports

Mayor Joseph Kazan

Mayor Kazan said I apologize for the outburst, and I know we have had several developments within New Stanton; has Council gone into this degree of detail with those major developments. Councilman Bussard said this particular case we have here; I don't think there has ever been anything presented like this. There was some discussion on why Council is involved in his plan.

Mayor Kazan said we received a Christmas tree from Mr. Ed Bellotti who donated it and I think we should send a letter of thanks from the Borough.

Mayor Kazan said I had a request from one of our residents about condition of the sidewalks on the bridge over Sewickley Creek. Mr. Steele said the sidewalks have been done.

President Scott C. Sistik

Council President said we received a notice of a routine bridge inspection for the bridge going over I-70 which will take place December 10, 2007 from 10:00 a.m. to 3:30 p.m. at which time there will be a single lane restriction.

Council President said the Tax Collector is requesting reimbursement of the Post Office box fee of \$68.00 for a twelve month period.

Thomas Theis made a motion second by Wilbur Bussard to reimburse the Tax Collector \$68.00 for a twelve month period for the Post Office box fee. The motion carried.

Council President said last year we gave our employees a ham or turkey for the Holiday's at their request. Does Council care to do that again this year?

Jerry Ilgenfritz made a motion second by Wilbur Bussard to give the employees a ham or turkey for the Holiday's. The motion carried.

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Council President said one thing that I did not bring up on the Workman's Compensation Insurance. We need to make a down payment on the annual premium of \$2,971.00 and it is due by December 31, 2007.

Thomas Theis made a motion second by James Mack to make the down payment of \$2,971.00 for the Workman's Compensation Insurance. The motion carried.

Finance, Todd Bartlow

Councilman Bartlow read the following financial report.

Checkbook	\$576,454.49
Savings	\$186,140.82
Taxes	\$ 52,480.33

Streets & Roads Wilbur Bussard

Councilman Bussard said the equipment for the playground has been order.

Councilman Bussard said I received a letter from Rose Todd about a street light on Woodmere Drive. I went over there and I can't understand what she is referring to because the stop sign coming down from Shelton or Woodmere, straight across the road there is already a streetlight. I don't even know where you would put another streetlight. Council President said I looked at it also and the only thing I would recommend that we take a look at is the candle power of the one that is there. There was some discussion on the streetlight.

Councilman Bussard said I mentioned last month about our saw that broke. We have a quote for a 14" cutoff saw from Farnham & Pfile for \$999.99. Council said to get another quote.

Councilman Bussard said I am glad to see that we are going to do something about agreements for snow and ice removal.

Thomas Theis made a motion to go into executive session at 8:40 p.m.

Robert Quinn made a motion to come out of executive session and adjourn the meeting at 9:10 p.m.

Respectfully submitted,

**Mary Ann Roll
Secretary Treasurer**