

Board of Supervisors:
 Thomas Schiebel, Chairman
 Andrew Erie, Vice Chairman
 Ronald Flatt, Supervisor
 Kenneth Frenchak Jr, Supervisor
 Edward Latuska, Supervisor



Michael Gallagher, Solicitor
 Olsen & Associates, Engineer
 Anthony Amendolea, Secretary/Treasurer
 Mark Lauer, Public Works Director
 Richard Round, BCO/Zoning Official

BOARD OF SUPERVISORS

Regular Meeting Minutes

October 12, 2011

6:30 p.m.

CALL TO ORDER: Chairman Thomas Schiebel called the Regular Meeting, of the Center Township Board of Supervisors, to order at 6:29 p.m. The meeting was held at the Center Township Municipal Building, 419 Sunset Drive, Butler PA 16001.

ROLL CALL: In addition to Chairman Schiebel, present were Vice Chairman Andrew Erie; Supervisors Ronald Flatt, Kenneth Frenchak, and Edward Latuska; Township Solicitor Michael Gallagher; Township Engineer Ron Olsen; and Township Secretary/Treasurer Anthony Amendolea. Public Works Director Mark Lauer was absent.

PUBLIC TO BE HEARD (3 MINUTE LIMIT):

1. Mr. Robert Gosselin, 125 Connemara Lane: Mr. Gosselin stated 1 to 2 ounces of methadone would cause death. As being one of the chemicals used in the fracking process, what type of emergency plan would the Township have in place? He appreciates the Board's listening to the residents and trying to solve the various situations.
2. Ms. Helen De L'Etoile, 125 Connemara Lane: Ms. De L'Etoile attended a meeting at Connoquenessing Township. Individuals claim health issues due to the fracking in the area. Residents are provided water buffalos. What is Center Township doing to prevent this from happening here?
3. Ms. Anna Gullickson, 5258 Elliott Road: Banks are refusing to finance homes within five (5) miles of wells. Individuals are abandoning properties. Residents of other townships hope Center Township will ban Marcellus Shale Exploration so they could move here.
4. Mr. Robert Morris, 5258 Elliott Road: If water wells become contaminated, what will the Township do?
5. Mr. Glenn Hundertmark, 5274 Elliott Road: Mr. Hundertmark stated that Elliott Road was tar and chipped. He asked if the road would be swept of the excess loose stone. If a vote were taken, would any Board members recuse themselves?
6. Mr. Jim Maunder, 114 Brooksedge Drive: Mr. Maunder is concern if taxes are raised for 2012. His taxes increased \$600, since 2004, although he understood the majority of the

increase was for County and School District.

7. Ms. Lori Harvey, 106 Moore Road: Ms. Harvey receives water runoff from neighbor's property. There is a constant flow of water from the property. Water is damaging driveway. Ms. Barbara Houston, 108 Moore Road, has the same situation.

MINUTES:

1. Public Hearing – Comprehensive Plan – September 12, 2011: *Flatt motioned approving the minutes of the Public Hearing-Comprehensive Plan held on September 12, 2011. Erie seconded. Latuska abstained. Motion carried 4 to 0.*
2. Agenda Setting Minutes – September 12, 2011: *Frenchak motioned approving the minutes of the Agenda Setting Meeting held on September 12, 2011. Flatt seconded. Latuska abstained. Motion carried 4 to 0.*
3. Regular Minutes – September 14, 2011: *Flatt motioned approving the minutes of the Regular Meeting held on September 14, 2011. Frenchak seconded. Latuska abstained. Motion carried 4 to 0.*

TREASURER'S REPORT:

1. September 2011: *Schiebel motioned approving the September 2011 Treasurer's Report. Flatt seconded. Motion carried unanimously.*
2. Warrant List 11-09-29: *Schiebel motioned approving Warrant List 11-09-29. Frenchak seconded. Motion carried unanimously.*
3. Warrant List 11-10-30: *Schiebel motioned approving Warrant List 11-10-30. Erie seconded. Motion carried unanimously.*
4. 2012 Preliminary Budget: The Board reviewed the 2012 Preliminary Budget at their Agenda Setting Meeting held on October 11, 2011. The preliminary budget reflects a .64 mill increase for the Debt Service Fund. The debt owed is \$1,900,000. General Fund revenues total \$1,401,350 while expenditures total \$1,511,700 creating a deficit of \$107,350. The Board will present a proposed budget at their November meeting.

ZONING REPORT: September 2011: Construction costs were \$298,950.00 fees collected were \$1,542.56.

OLD BUSINESS:

1. Pine Street Carpenters, Conditional Use, 106 Milheim Dr: Pine Street Carpenters proposes to renovate the former 20/20 Eye Care to a financial services office, Edward Jones. A public hearing was held on October 11, 2011. *Schiebel motioned granting the Conditional Use to Pine Street Carpenters at 106 Milheim Drive. Frenchak seconded. Motion carried unanimously.*

2. Mr. Justin Miller, 311 Glenwood Way, Stormwater Runoff: A catchbasin runs 150 feet from East Hilltop Drive onto his property. Water flows from the abandon street and from the south end of East Hilltop Drive. ***Schiebel motioned authorizing Township Engineer Olsen to review the situation and make recommendations to the Board. Frenchak seconded. Motion carried unanimously.***

SUBDIVISION & LAND DEVELOPMENTS:

1. Northridge Minor Subdivision No. 11-09-08, 109 Northridge Ln, Final Approval: Mr., John Mazar, 109 Northridge Lane, presented a plan proposing to subdivide the commercial building onto a one (1) acre tract (m/l) and leave the multi-family dwellings on the remnant of nine (9) acres (m/l). Butler County Planning Commission had no comments per their letter dated September 22, 2011. The Planning Commission recommended preliminary and final approval, with contingencies, as follows, at their meeting held on September 28, 2011. Township Engineer Olsen recommends, after reviewing revised plan, approval.

Frenchak motioned granting preliminary and final approval to the Northridge Minor Subdivision No. 11-09-08. Schiebel seconded. Motion carried unanimously.

NEW BUSINESS:

1. Release Fire Relief Monies: On September 26, 2011, the Commonwealth distributed the Fire Relief funds to the Township. The amount is \$87,670.91 due to a one-time adjustment. ***Schiebel motioned releasing \$70,136.72 to Unionville Volunteer Fire Company and \$17,534.19 to Oneida Valley Volunteer Fire Department. Erie seconded. Motion carried unanimously.***
2. State Route 8/Clearview Mall Signal, North Entrance: Due to the rash of accidents at this intersection, Frenchak desires to contact PennDOT to reevaluate the signalization. Township Solicitor Gallagher stated since the Township maintains the signal, liability is already accepted. Township Engineer Olsen stated PennDOT would have the approved Highway Occupancy for the signal on file. If PennDOT recommends any revisions, the Township will need to meet the recommendations. ***Flatt motioned authorizing Frenchak to contact PennDOT to study the State Route 8/Clearview Mall Signal, North Entrance and revise the Highway Occupancy permit on file, if warranted. Schiebel seconded.***

PUBLIC WORKS DIRECTOR:

1. 2011 Paving Program: Public Works Director Lauer states the 2011 Paving Program is completed. Chairman Schiebel needs to sign the Notice of Completion. ***Flatt motioned authorizing Chairman Schiebel to sign the Notice of Completion. Frenchak seconded. Motion carried unanimously.***

ENGINEER'S REPORT: None

SOLICITOR'S REPORT:

1. Harvey/Cypher Hold Harmless Agreement: Township Solicitor Gallagher has not heard anything from Dr. Harvey.

MISCELLANEOUS:

1. Clearview Mall Stores: Frenchak reported that Clearview Mall will be replacing Borders with another bookstore. Ten (10) seasonal stores are signed.
2. Summit Drive: Building Code Official/Zoning Officer has been contacted by residents in the 200 Block of summit Drive, private lane. They are considering updating the road to be adopted by the Township.

ADJOURNMENT:

The meeting was adjourned to an executive session to discuss stormwater runoff issues at 7:24 p.m. The meeting reconvened at 7:54 p.m. with no action being taken

Schiebel motioned adjourning the Regular Meeting at 7:55 p.m. Frenchak seconded. Motion carried unanimously.

Anthony A. Amendolea Township Secretary/Treasurer	Thomas G. Schiebel Chairman
Andrew Erie Vice Chairman	Ronald E. Flatt Supervisor
Kenneth J. Frenchak Jr Supervisor	Edward G. Latuska Supervisor