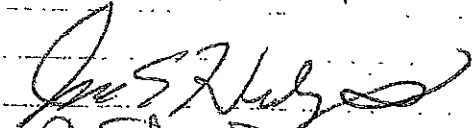
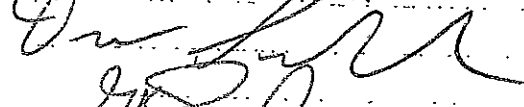


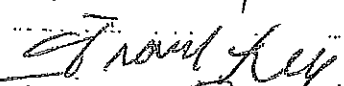



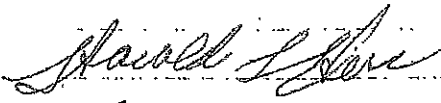
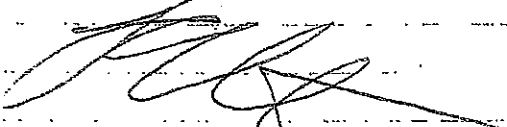
October 7, 2014

# HARMONY BOROUGH COUNCIL MEETING October 7, 2014

**COUNCIL MEMBERS PRESENT:** Phyllis Metz, Frank Luek, Dave Szakelyhidi, Jim Hulings, Don Sims, Greg Such and Mayor Cathy Rape. Jarod Stewart arrived at 7:26 pm.

**OTHERS PRESENT:** Council Meeting  
Oct. 7, 2014

  
 Cathy Rape  
 Wade  
 Shari Allen  
 Sandy Ferraiuolo  
 Linda Orye  
 Mike Cornell  
 FRANK GRANSON  
  
  
  
 Mike Cornell  
 Delan Laska  
 TR Manning  
 Jim Miller  
 Joe White  
 Jason Ruch  
  
 Jason Ferraiuolo  
 JOE GENCO  
 Phyllis Metz  
  
 Allen McCurdy

  
  
 Morgan Manuel  
 John Jackson

October 7, 2014

**CALL TO ORDER:**

A quorum was reached and President, Jim Hulings called the Council Meeting to order at 7:00 PM.

**PLEDGE OF ALLEGIANCE:**

**MINUTES:**

In a motion made by Frank Luek and seconded by Phyllis Metz, Harmony Borough Council unanimously approved the September 2<sup>nd</sup> minutes with the correction to change the name of Mark Armstrong to Varden Armstrong under the Public Comment Section.

**SOLICITOR'S REPORT:**

Solicitor Matt Racunas reported on the Flood Plain Ordinance. Greg Such gave comments to Matt, Matt is reviewing those comments. Greg will email his comments to Council for review.

Solicitor Matt reported on a Resolution for a Thru-Traffic Sign at the end of Mercer Street and Spring Street. The proposed Thru-Traffic Sign is pointing to the right towards the bridge, to help lost trucks find their way out of Harmony. Mercer Road has a weight restriction, Evergreen Mill Road is a possible route for overweight trucks; discussion. A "10 Ton Limit Ahead" sign was removed from in front of the Moose via Harmony Borough, in error. Dave Szakelyhidi made the recommendation that we send a letter to Jackson Township to ask if they want the sign back up or not. Don Sims made the recommendation to send the proposed Thru-Traffic Sign Resolution to the Streets Committee for review.

Matt asked for any comment on the Sidewalk Ordinance that was distributed to Council last month that added in the curb and a variance slope. Greg Such commented that the slope thing is overly complicated. Greg commented that not all slanted sidewalks are an issue; it's when they are irregular that it's an issue. Solicitor Matt commented that the slope was added in as recommended by Allen (Bayer) to help regulate the slope. Greg Such responded that Allen wanted to be able to catch the toe stubbing against the curb. Dave Szakelyhidi commented that the State-mandated handicap ramps can throw you off if you wear bifocals and it's a state-mandated slope. Phyllis Metz made a motion to change the Sidewalk Ordinance to state a 1" difference between curb and sidewalk on an adjoining curb. Don Sims inquired what the curb height is; Greg Such replied 7" above the street. Jim Hulings commented that not all curbs are 7" some are 2" or 4" he would like to pass an Ordinance in the future that states the sidewalk will be even with the curb height. Dave Szakelyhidi stated that curbs are not uniform, some curbs are damaged by trucks and it's a hardship for residents to repair; he warned Jim to be careful what you make as an Ordinance. The motion to change the Sidewalk Ordinance died due to a lack of a second.

Matt asked for an executive session at the end of the meeting to discuss personnel.

**BOARD REPORTS & APPOINTMENTS:**

**APPOINTMENTS:**

No appointments.

**BOARD REPORTS & APPOINTMENTS CONT.:**

**COG:**

Greg Such reported on the proposal by Commissioner Eckstein to divvy up the Marcellus Shale money through a lottery or a grant writing approach. Council disagreed, they felt not all municipalities were adequately adhere for grant writing and felt the money could go back into the General Fund and the County could more wisely apply it.

Butler County Community College started an Economic Development Plan for Butler County 8 or 9 year ago, they have received funding from an anonymous donor to continue working on that plan. The RFP will be opened sometime this month.

**HARB:**

Dave Szakelyhidi reported that there are five Certificates of Appropriateness that HARB approved and is recommending to Council, the first two were approved at last month's HARB meeting, which was after the Council meeting.

Hutchins – 554 Main Street – replace existing asphalt & cedar shingle roof on the garage with a metal roof; pewter gray. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for Richard & Linda Hutchins.

Rodgers – 223/225 Mercer Street – painting the exterior of the old Sapienza building. Brick will be medium gray, cement trim & windows – dark olive, wood trim & corners – ivory, and doors will be a russet red. In a motion made by Dave Szakelyhid and seconded by Phyllis Metz, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for Gary, Jan & Mark Rodgers.

Foreman-532 Main Street – a double hung window on front of building as installed. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for Matt Foreman.

Harmony Inn – drop down porch panels. The panels will be clear with a cream color valance and side matching drapes. In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for the Harmony Inn.

Meeder – 206 Mercer Street – 30x30 garage. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for Josh Meeder.

**Water Authority:**

Dave Szakelyhidi reported that during the filter up-grade, the Water Authority should be able to produce their own water, but they may need to buy water from Zelianople. DEP is requiring a public notice be mailed to Harmony water customers

**BOARD REPORTS & APPOINTMENTS CONT.:**

**Water Authority Cont.:**

notifying customers that the Water Authority will be temporarily changing residual disinfectant from free chlorine to chloramines.

**Parks Board:**

Susie Altemus reported they have a main sponsor for the Silvester; it is Sheetz; Susie thanked Jim (Hulings) for his hard work in getting the sponsor. Four other sponsors have also come in. The on-line registration is up and running on Active.com for the Silvester and the Polar Plunge.

Susie also reported we now have electric in the Square that can be used for events. She thanked Jim (Hulings), Wade (Ion) and Frank (Grannon) for getting it installed.

Mike Cornell – Parks Board member and Harmony Borough’s Constable reported that he is getting his certification with the NRA to teach a class “Refuse To Be A Victim,” it is not a self-defense class but it would teach proactively how to do things to keep yourself from being victimized at home, at work, in your car, and on-line. Mike is requesting the Borough sponsor the class by allowing him to teach the class here at the Borough building, to use the Council room, the tables and chairs; and a mention in the Newsletter. If Council would approve this, he would teach the class to Harmony residents for free, there would be a charge for non-residents. Mike is hoping to teach the class twice a year, maybe more. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved Mike Cornell’s request to have Harmony Borough sponsor the “Refuse To Be A Victim” class by allowing Mike to teach the class at the Borough Building.

**Planning Commission:**

Frank Luek had nothing to report.

**Sewer Authority:**

Harold Herr had nothing to report.

Jim Hulings reported that last month a letter was sent to Harold at WBCA regarding the odor at the substation. Harold didn’t receive the letter. The letter will be resent to Paul Kramer, Manager at WBCA.

**Zoning:**

Allen Bayer was unable to attend the meeting. Jim Hulings read Allen’s report. (attached)

**Shared Services:**

Jim Hulings had nothing to report.

**BOARD REPORTS & APPOINTMENTS CONT.:**

**Parking/Signage and Events:**

Jim Hulings reported that he received an Event Form for the Christmas Market to be held on November 8 & 9. Alcohol will be served in a controlled environment. Street closures will be Main Street from German Street to the North end of the Diamond, Mercer Street from Liberty to Wood Streets. In a motion made by Frank

**Parking/Signage and Events Cont.:**

Luek and seconded by Greg Such, the Harmony Borough Council unanimously approved the Christmas Market Event to be held November 8<sup>th</sup> and 9<sup>th</sup>.

Jim Hulings gave a reminder of the Portersville Christian School 5K to be held the morning of Oct. 11<sup>th</sup> and Sleepy Hollow also on Oct. 11<sup>th</sup>.

**Historic Harmony:**

John Ruch reported that the German Life Magazine about to come out will talk about the Christmas Market and the Silvester. Rise Above the Water was well received; it was a positive community event. There are 15 people from Harmony and 13 from Ohio going on the motor coach trip on October 24 – 26 to New Harmony to help celebrate their bicentennial. Historic Harmony will make a presentation and present a gift to New Harmony.

**BOROUGH STAFF REPORT:**

**Police Report:**

Submitted

Chief Miller gave a reminder of Halloween coming up, want to keep everyone safe.

**Office:**

Amy Brown had nothing to report.

Jim Hulings reported that the new color copier is working well; it is very high tech.

**Borough Supervisor:**

Wade reported that the bumpers in the parking lot across from the Borough Garage were replaced.

Limb pick-up is complete, 24 piles on the final pick-up.

A sinkhole on Parkway was repaired.

A catch basin on Main Street is damaged, should be replaced next year.

The County helped put down the pine graveling on the Walking Trail.

Dug out for the electric in the Square

Put millings behind Borough Garage for extra parking, trailers.

Filled in some potholes in town

Leaf pick-up begins October 20<sup>th</sup>

With the water plant upgrade and leaf pick-up requiring 2 people, it may result in some overtime.

No Parking Sign installed as requested by Police.

Received our first load of salt, ready for snow

Replaced water valves on Mercer Street, it took about 16 hours.

**BOROUGH STAFF REPORT CONT.:**

**Borough Supervisor Cont.:**

A resident on Main Street was putting in a new sidewalk, had a curb stop, the waterline was 6' deep; they hand dug it.

Repaired a catch basin on Jackson Street

Fixed a street light

The filter up grade start on Monday

**Zoning & Code Enforcement:**

Allen Bayer's report attached.

**OLD BUSINESS:**

**Personal:**

Jim Hulings had nothing to report.

**Finance:**

Jarod Stewart reported the balances of the following funds:

General - \$83,407.

Payroll - \$33,582.

Silvester - \$12,598.

Water - \$344,645.

Total balance \$482,294.

Looking at the budget analysis, projecting a slight surplus at the end of the year.

**Streets:**

Frank Luek had nothing to report.

**Public Safety:**

Jim Hulings reported that his will be the last meeting for public comment on the FEMA Map, if residents have a comment and are not prepared tonight; they have until November 1<sup>st</sup> to get it in. John Ruch has given comments to other communities and copied it to the Borough.

**Facilities:**

Dave Szakelyhidi had nothing to report.

**Business Development:**

Greg Such reported the PA Gravel Grant website has been down, Greg's looking into it and will send an email out, possibility to use gravel for some of the alleys in town.

**PUBLIC COMMENT:**

Varden Armstrong, 108 Division Street, was at last month's meeting and since then has paid his sidewalk tax. He was disappointed on how he was treated, he brought a concern to Council as a community member about possibly being harassed as having to pay a \$25 fee for a building permit to prop his sidewalk up, he was not building anything. He was also disappointed in the President of Council's comment about Government does always make sense, if Council is the Government; it's probably part of their responsibility to make it make sense. Varden values his property, values

**PUBLIC COMMENT CONT.:**

living in Harmony. At last month's meeting he was told to study his Code (regarding taking out his sidewalks). The Code says Harmony **may** require sidewalks if it abuts properties with other sidewalks. The word may doesn't get you very far. Looking at other properties on his street, not everyone has sidewalks.

**PUBLIC COMMENT CONT.:**

Varden thinks the Ordinance should be re-written, or Council should be careful how they make other community members feel; they may get a crazy one who will rip out their sidewalk and there may not be anything Council could do about it.

Tom Murray – Park Edge Drive, Jackson Township. Mr. Murray commented on the proposed signs in the Triangle. The electronic sign is a very nice looking sign but it too expensive for the Borough. Cathy Rape's sign is more economical and feasible for the Borough. His position is on the trees, they do not need to be taken down. They are beautiful trees, it took a long time for them to grow and to replace them would be very expensive. Mr. Murray is offering to prune the trees for free with a letter of authorization from the Borough. Dave Szakelyhidi made a motion to approve Tom Murray's offer to prune the trees in the Triangle for free. Greg Such seconded it.

Jim Hulings commented that Tim McCrackin is the leasee of the Triangle; he keeps the grass mowed, he's had the trees trimmed, and he's repaired the existing sign at his own expense.

Dennis McCurdy, President of HBA commented that HBA approved Cathy's sign and would help raise funds for the sign. The trees could be removed or pruned for visibility. HBA is willing to raise 80% of the cost if Harmony Borough would cover 20%; the sign also advertises the Borough's recreation and community center. HBA has received a \$1,000 pledge grant which covers 1/3 of the cost. It is a matching grant.

Phyllis Metz inquired why black. Jodi Correll commented that the letters are too skinny. Dennis McCurdy commented that it should be consistent with the sign in the Square. Josh Meeder commented that he did a brief study for HBA on the signs in the area, Swampoodle Park, Wood Street Park, Harmony Inn, Empyrean Group, the sign in the Square; they all have the same color scheme.

Tom Murray suggested remove the monument, place it somewhere else in the Borough and expand the sign to make letters bigger. Mayor Rape commented that a crane would be needed to move the monument; and to put a new cement base would add to the cost. She is relying on a professional sign company, Sign Innovation to design this. Cathy is trying to work with what is there to keep the cost down and advertise. Tom Murray commented that there are studies that show what size lettering needs to be to be seen driving passed at 25-30 mph.

Dave Szakelyhidi commented that the National Historic Landmark District needs to stay. Delsa White – resident, commented that colors and brick are important as well as the National Historic Landmark District, she inquired on lighting the sign even just for evenings. Jim Hulings commented that a light post is there already. Cathy Rape commented the electricity for the light post is paid for by the person who owns the car dealership. Dennis McCurdy commented on the use of solar lighting. Joe White commented to put up a new sign that cannot list events is dubious.

**PUBLIC COMMENT CONT.:**

Dennis McCurdy commented that the temporary signs that are put up for single events are most effective, people look for them and they are low cost.

John Ruch commented that the lettering needs to be more prominent.

Joe White commented that if Zelenople and Cranberry both can make their sign work and get corporate sponsorships, Harmony can do it too.

Tom Murray commented that there have been a lot of good ideas; cannot make a decision tonight, need to do more planning.

Jodi Correll stated she makes temporary signs, use her.

Wade Ion reported that the signs ordered for the Borough must be 9" signs with 6" letters required by law from Penn Dot.

Jim Hulings asked Dennis McCurdy to bring a budget for next meeting, HBA is requesting the Borough pay 20% (toward the cost of the sign), 20% of what.

John Ruch commented that the Triangle has a lot of right-of-ways; there is a tight restriction of where the sign can be.

Cathy Rape commented that the tree closest to the sign is causing damage to the sign now.

Delsa White commented if the Monument is moved, it could be placed at the bridge as a clear entrance into Harmony.

Jim Hulings stated there is a motion and a seconded (to have the trees trimmed via Tom Murray) and asked if there was any other public comment. Motion carried.

Jim Hulings told Mr. Murray that he has the Borough's permission to contact Mr. McCrackin at which time is his choice.

John Rice commented on the Event Parking in the parking lot behind the Visitor's Cabin is a public safety issue. There is no guardrail or fence to stop a car from going over the hill on to the tracks.

**NEW BUSINESS:**

**Training and Conferences:**

Jim Hulings had nothing new to report, the usual litany of webinar and conferences.

**Personnel:**

Jim Hulings reported that personnel will be discussed in executive session.

**Finances:**

Jarod Stewart reported on the proposed budget, he needs to make a couple minor changes, to highlight some of the activity the Finance Committee discussed. The reserve account balance ledger #395.2 it is showing \$59,000. Jarod is showing \$27,000 surplus. They also propose a tax increase to pay for additional street paving, if we lowered that to \$27,000 he believes the amount they need is \$35,000 which is about 7 mills. Highlights in the expense section, additional funding for streets, identified some projects that they would like to be done and the proposal of adding a Borough Manager at a part-time position of \$20,000 in the budget. With the street assessment that would be designated for street improvements only in addition to monies already budgeted, using those numbers he is projecting a \$581,000 projected income for 2015 and \$578,900 expense leaving a \$2,400 surplus for 2015.



**NEW BUSINESS CONT.:**

**Finances Cont.:**

Don Sims inquired how we made it through 2014 without a tax increase and still have a surplus. Jarod responded 2014 budget amount was \$538,000 projected as of now is \$584,000 major differences is received \$5,300 from Marcellus Shale Impact Fees, EIT (Earned Income Tax) was slightly higher than expected about \$15,000. Greg Such inquired that our income was higher than expected not our expenses. Jarod Stewart responded that \$538,000 budgeted for expenses and projected for the year is \$565,000. We were under projected on income and over projected on expense, showing \$27,000 increase which will be carried over next year. Some of the things that were discussed were re-paving of the Square, some of the curb conditions in town are in pretty bad shape, will probably work with the Streets Committee, Wade, Frank to determine what needs done first, paving borough parking lots. Don Sims responded that the Street Committee has a 5-year plan and the Town Square is not on it, it could be on year #6. Greg Such inquired what the impact is on a 7 mil increase on the average home. Jarod Stewart calculated out his own and said it is around \$65/year, he believes it is \$1 dollar per assessed. Don Sims commented that if they don't do the dream list an increase is not required. Jim Hulings commented that if we increase our milage by 5% that would be .5 or ½ of a mil which would generate about \$4,000 more revenue. The Earned Income Tax in our major source of income, second is the real estate tax, to date we're received \$76,000 in real estate tax.

Tom Murray commented that it looks like the Borough has a balanced budget by transferring from the reserve account, why do you need to raise taxes. Jim Huling commented that we still maintain at least one month operating expenses in the reserve account in case of an emergency. Tom Murray commented that the Borough is projecting the reserve fund in the budget; Jim Hulings replied that it is used as a tool to balance the budget.

John Rice commented that conservation is the best form of no tax increase. Jim Hulings asked for a motion on the proposed budget, stating it needs to be advertised before final adoption in December. Greg Such commented that the proposed budget is with a tax increase. Don Sims stated he would submit a draft budget removing the \$35,000 items and will bring it back to November's Council meeting.

Jim Hulings reported that the Butler County Tax Collection Committee will be holding a meeting in November to extend Berkheimer's contract until 2019.

**Streets:**

Frank Luek reported that they have a proposal to do Wood Street, and from some of the complaints received, put curbs in too. Install drains in the parking lots, and at Seneca Drive, there is a drainage issue there. Discussed getting a rubber edge on the snow plow, however, Frank and Wade commented with a heavy wet snow, it won't do anything. Also discuss getting a line painting machine, the cost is about \$7,100 which is our line painting budget.

**NEW BUSINESS CONT.:**

**Public Safety:**

Jim Hulings reported that officials from Harmony, Zelienople, Jackson and Lancaster met and discussed a Resolution, the Volunteer Fire Cooperative Partnership Resolution to help support the Harmony and Zelienople Fire Companies in doing a study to combine their departments and resources. The Committee would consist of 1 person voting from the Vol. Fire Department from Harmony, Zelienople, Jackson and Lancaster (4 representatives), 1 elected official from each borough or township, 1 citizens at large from each borough or township, 1 citizen at large with no involvement from any of the boroughs or townships, 1 solicitor (non-voting), and 1 secretary (non-voting). Chief Nanna commented that the Fire Companies are doing this on purpose so that the Boroughs and Townships could have records and a voice, they could do this study without the Boroughs or Townships and then the Fire Company would be contracted by the Boroughs or Townships, or not. Greg Such commented that this Resolution is authorizing the study. Mayor Rape inquired if a study was done 6 or 7 years ago. Neil responded that the State sent someone in to tell them what they needed or didn't need, it was just dropped; they are getting to the point where something needs to be done. The Fire Companies are trying to be proactive not reactive. Neil also commented that the merger wouldn't happen for 2 or 3 years. Don Sims commented that he spoke to Zelienople's Fire Chief and Harmony's former Fire Chief and he understands why it needs to be done, he would like to see a 1 year time limit placed on Harmony Borough's involvement with the study because of solicitor cost. President of Council, Jim Hulings commented that he cannot put a time limit on the Resolution because Zelienople, Jackson, Lancaster Officials all agreed when Jim met with them that they would all pass the same Resolution. Jim also commented that he wrote the Resolution, not our Solicitor so it did not cost the Borough any money.

In a motion made by Frank Luek and seconded by Phyllis Metz, the Harmony Borough Council unanimously approved the Volunteer Fire Cooperative Partnership Resolution.

Mayor Rape reported on the Clean Water Act Resolution that PSAB wanted Boroughs to pass to help stop DEP and the Army Corps of Engineers from gaining more control over water ways. Jim Hulings commented that a lot of people are upset over this; there is a templet resolution with the information we received. PSAB (Pennsylvania State Association of Boroughs) and NAOC (National Association of Counties) will take the Resolutions and take it to the State Representatives to say we do not want this act. Dave Szakelyhidi commented that we have a public water supply; they're trying to regulate wells and withdraws from golf courses. Greg Such recommended that the information be sent to all Council members for review and bring back at next month's meeting.

Jim Hulings reported on a letter sent to the Borough from a citizen regarding traffic, damage to their property, and parking situations because of the increased citizens using the Harmony Inn. Jim would like to talk to the resident before addressing the issue to get more details, he feels Council needs to start planning to do something about the parking down there because there isn't enough parking places and the overflow ends up in some pretty bad places. Dave Szakelyhidi talked to the letter

**NEW BUSINESS CONT.:**

**Public Safety Cont.:**

writer, he told them about the Borough's long range plans and they seem happy with that. Dave commented that the Borough just needs to move on with what they already planned.

**Facilities:**

Dave Szakelyhidi had nothing new to report.

**Business Development:**

Greg Such reported that Roc Dornbrook offered to assist with building a new website for the Borough and also other organizations in the community. Greg needs to meet with Roc to better define the requirements and then call a meeting to discuss.

**Grants:**

Greg Such had nothing new to report.

**BILLS PAYABLE:**

Jim Hulings reported the following lists of bills were presented to Harmony Borough Council for approval:

**General Bills Payable** in the amount of **\$17,115.50**

**Bills Already Paid** in the amount of **\$7,258.21**

**Payroll** in the amount of **7,083.14**

**Parks Board Bills Payable** in the amount of **\$59.68**

**Silvester Bills Payable** in the amount of **\$104.41**

**Silvester Bills Already Paid** in the amount of **\$1,500.00** (fireworks deposit)

In a motion made by Frank Luek and seconded by Phyllis Metz, the Harmony Borough Council unanimously approved all bills for payment as presented on the lists.

Tom Murray made the comment that the Borough has done a good job in the past managing finances considering all the expenses and the lack of revenue they have and thinks they will do it in the future, but they have a tough job with this budget (2015). The \$59,000 from reserve, based on your projections that 1 mil = about \$7,000 in revenue (Jim Hulings corrected Tom and said \$4,000) the Borough would need to increase the milage considerably to meet that, which Tom hopes they won't do because it would be doubling the tax rate in the Borough which nobody wants to do. Jim Hulings commented that isn't the plan. Tom Murray stated Council needs to take a knife to the budget.

Josh Meeder commented in relation to the parking in town, he suggested "Ride Quiet" signs be placed in town. The noise in town after 10:00pm from motorcycles and trucks is quite a nuisance.

Jim Hulings announced they would be going into an executive session; went into executive session at 9:00 pm, out of executive session at 9:30 pm.

In a motion made by Jarod Stewart and seconded by Don Sims, the Harmony Borough Council unanimously approved raises as presented by Jim Hulings.

October 7, 2014

Greg Such made a motion to renew the employee health insurance with UPMC (the same carrier) but with a cheaper plan, Jarod Stewart seconded the motion.

Roll call vote: Phyllis Metz – yes

Frank Luek – yes

Dave Szakelyhidi – yes

Jarod Stewart – yes

Greg Such – yes

Don Sims – yes

Jim Hulings – no

Jim was in favor of the better/more expensive plan by \$300.00 annual total.

**ADJOURN: 9:40 pm**

As there was no further business to discuss, the Harmony Borough Council adjourned the October 7, 2014 meeting.

Respectfully Submitted,



Amy Brown  
Secretary