

August 7, 2018

HARMONY BOROUGH COUNCIL MEETING August 7, 2018

COUNCIL MEMBERS PRESENT: Phyllis Metz, Frank Luek, Dave Szakelyhidi, Greg Such, Joe Dippold, Don Sims, Jason Sarver, and Mayor Cathy Rape

OTHERS PRESENT:

*Council Meeting
August 7, 2018*

FRANK GRANTWOKI

Don Szakelyhidi

Joe Dippold

Phyllis Metz

Cathy Rape

ALLEN BAYER

Greg Such

Jason Sarver

Don Sims

Frank Luek

Raymond Gasch

Josh Meador

Brenda Benek

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CALL TO ORDER:

Council President Greg Such called the meeting to order at 7:00 pm.

PLEDGE OF ALLIGANCE:

MINUTES:

In a motion made by Joe Dippold and seconded by Don Sims, the Harmony Borough Council unanimously approved the July 3, 2018 Council meeting minutes.

SOLICITOR'S REPORT:

Solicitor Matt Racunas had nothing new to report.

BOARD REPORTS/APPOINTMENTS:

APPOINTMENTS:

Greg Such reported there are no appointments

COG:

Joe Dippold had nothing new to report, the next COG meeting will be at the end of this month.

HARB:

Dave Szakelyhidi reported that there are three Certificates of Appropriateness that HARB approved and recommended to Council.

Joe and Delsa White – 523 Main Street – Railing, placing a wrought iron railing in front of front door step. In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for White's.

Richard and Susan Webb – 233 Mercer Street – Roof, replacing asphalt shingles on pole building behind 233 Mercer Street with clay color standing seam metal roof. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for Webb's.

Tom Tomayko – 421 Liberty Street – Roof, replace asphalt shingles with colonial slate color shingles. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for Tomayko's.

Water Authority Board:

Frank reported that the TTHM special testing was sent in, hopefully it's handled, will find out at the end of the week.

Parks Board:

Greg Such reported that we received a grant from a private individual for mulching Wood Street Park, in March we signed a proposal to have it done, mid-June we received an invoice with a \$150 upcharge for extra labor because they had to weed the beds. Lawnworks protested striking the upcharge. Greg feels that if they would have come in a timelier manner the beds wouldn't have needed weeded. In a motion made by Don Sims and seconded by Dave Szakelyhidi, the Harmony Borough

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Parks Board Cont.:

Council unanimously approved to pay the \$150 upcharge. Solicitor Matt commented that we could have offered to split it and if they say no just pay it. Don Sims commented that will just make them mad, they would have already offered to pay half; we have a motion and a second.

Library Board:

Susie Altemus was unable to attend, nothing to report.

Planning Commission:

Frank Luek reported that Calvin Church has not brought anything before the Planning Commission for a change of use and storm water drains. Greg Such reported that we have the one-way street sign issue, ground water, tapping into storm sewers, a letter needs to be sent. Solicitor Matt inquired if they are doing work right now, council responded that the work is done. Solicitor Matt inquired if they filed a Land Development Application, or if they applied for a change of use occupancy. Frank Luek responded they tore down a house and made a parking lot. Dave Szakelyhidi commented that he thinks they did a reverse subdivision, that lot was part of the last expansion this time they tore a house down and paved it, no calculation for green space. Solicitor Matt reported that they should have filed a Land Development Application through Planning and then came to Council, that is the proper procedure. Our Subdivision and Land Development Ordinance has provisions to fine people if they don't go through the process. We do not want to establish a precedence that it's okay to just do the work and not do anything about it, if someone wants to talk to them first or send a letter and tell them about the Subdivision and Land Development Ordinance. Allen Bayer stated that he had advised Jim Willard to contact Joe White, he's assuming Jim didn't. Solicitor Matt commented that there are provisions in the Ordinance if they do not do it to cite them, take them to the Magistrate and fine them per day, probably up to \$500-\$1000 per day fine. Frank Luek recommended sending a letter to them.

WBCA:

Greg Such had nothing new to report the next meeting is Thursday, August 9th.

Shared Services:

Frank Grannon had nothing new to report. Greg Such reported the last limb pick-up will be September 6th.

Parking and Signage:

Jason Sarver reported that the Truck Route Signage is up and McCormick's has been straightened out.

Historic Harmony:

Rod Gasch reported that the Heritage Music Festival was well organized but a dismal crowd; will re-evaluate what they want to do differently. They received a lot of positive feedback from those who were there, just not a lot of people there.

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Historic Harmony Cont.:

The Antique Gun Show is this week-end, August 11th from 9:00am to 2:00pm. The Antique Show & Sale will be September 15th & 16th. The Window Project, they are just in the paper process, it will probably be fall before you start seeing anything.

Harmony Business Association:

No representative was present.

Other Meetings/Jackson Township Flood Study:

Mayor Cathy Rape reported that Council all received the first HRG letter saying what they want to do. WBCA, Jackson, Zelig and Harmony Borough were in attendance. WBCA was not positive they could be involved or not, she would have to take it back to the Board. She was pretty confident that if there was a study they might be able to contribute a couple thousand. In the HRG letter they were looking at possibly \$6,000-\$7,000 per group. Zeligople wanted it to come from Butler County, that is why we received a letter from Butler County. It looks as though WBCA is in and they are splitting it equally among the four so they went to \$3800/group. The items are listed on what they want to do from the Moose bridge to a little past the Zeligople bridge. They would like an answer from us tonight, Zelig doesn't meet until next week, Cath inquired if everyone has read Don Pepe's email. Greg Such commented that Zelig may not be in. Cathy Rape commented that if they would fix the abutment underneath the Zelig bridge that might help Harmony but it's going to push more water to Zeligople. Don Sims commented that he thought he (Don Pepe) was mentioning that it did not include the I79 bridges. Cathy Rape responded yes, he (Don Pep) said a lot of their water comes from drainage from I79 down past Zelig Park. Cathy Rape said that she agreed with Don Pepe at the meeting because we get more drainage from 79 in Swampoodle and the next run by Sysco, it floods German Street every time. Dave Szakelyhidi commented that we just had a rain event that devastated Zeligople a lot of that water came off 79; he thinks as part of the swimming pool project Zeligople may do a retention pond, maybe if Zelig participated they would do that pond. Mayor Rape commented that Don Pepe wants Penn Dot involved. Mark Gordon (County) doesn't want to keep this on hold waiting on Penn Dot. Allen Bayer reported that Don Pepe has talked to this gentleman twice and in neither document is there any record of the two issues that Don has raised with Zeligople, and Zelig's position is if it is not in the document it's not going to happen so they do not want to participate. Cathy Rape commented that when he talked about the Zelig Sportsmen's Club he didn't talk about that as far as an issue, he talked about there might be more property down there to make a larger flood relief area. Jason Sarver inquired what where Don's two issues that he wanted addressed. Allen Bayer responded the primary issue is coming off 79 into the Park and down along the pool, secondarily to that is the stream that runs down parallel to Beaver Street down to Main Street. Joe Dippold stated that his concern is if we do go ahead and fund this study, are we locked in to whatever solution they suggest and are we locked in to funding the exact same portion of the solution. It doesn't seem clear enough what happens after this study happens. Solicitor Matt commented this is just for the design portion. Mayor Rape stated that they have said whatever the Engineers say may not be cost effective to do it. Don Sims commented that the study is only from Mercer Street bridge to Rt. 19 bridge; it's a drop in the bucket. Cathy Rape stated that if the four groups agree to pay this they will approach Butler

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County Commissioners and say he wants a study done on the whole Connoquenessing and Butler County would pay for that. Jason Sarver commented about all the other communities along the waterway. Joe Dippold stated that there needs to be a comprehensive study. Greg Such commented that we have some support from Mark Gordon from the County. We are the ones who have been complaining about flooding for years and for us to flat out refuse says we aren't very serious about our flooding. Jason Sarver agreed with Greg, as did Josh Meeder. Josh Meeder commented that he did hear that Butler County was considering the area wide review of flood plain development applications, this does feel like the first step and it would look very poorly on our community if we don't fund this. Don Sims commented that if we fund this make sure they address Don Pep's concerns. Frank Luek commented that they are using the study Sheffield their cross section of the Connoquenessing Creek shows it at 10 ft. deep. Dave Szakelyhidi inquired if this should be bid or if we/they can just give it to HRG. Solicitor Matt responded professional services you can. Josh Meeder commented that Sheffield did the hydrology for Jackson Township and they missed 10 acres of wetlands. Don Sims commented that if you don't like the professional service people, don't hire them. Mayor Rape commented that Mark Gordon asked them to do a proposal. Greg Such commented that WBCA uses HRG, they seem to be on top of things; it's not the same Engineer. Greg Such would like to say we support this assuming the other involved communities concerns are worked into the study and are supported, and that we would like some consideration that some of the data that the study is based on may have changed since the prior study due to development and other things. Don Sims commented that they aren't going to change their data; they're going to use the data they already drew up. Greg Such responded that it's Sheffield's data; it's a different company so they could modify it a little bit. Joe Dippold commented that we support this pending everyone else's approval, we are concerned with previous ones and we would push for a larger study of the whole Connoquenessing Creek. Jason Sarver commented that he's heard several people were concerned where the dam used to be and that causes some changes; Jason inquired if that was a concern for us to go up that direction more. Dave Szakelyhidi commented yes, the whole way to Butler because they just increase the flow from Sullivan Run so it would dump into the Conny quicker, doesn't that affect us? Greg Such asked for the motion that Harmony will participate in the study at the prices quoted assuming all communities' concern that are invited to the study are addressed, that HRG be aware that Harmony has some concerns regarding the hydrology report possibly due to changes in development in the last 10 years and we would prefer a larger study of the water shed if possible. Joe Dippold made the motion, Don Sims commented that the first part of that motion we want Zelig to participate not just their concerns be addressed, Greg Such commented, we want Jackson too. Dave Szakelyhidi seconded the motion.

PUBLIC COMMENT:

No public comment.

BOROUGH STAFF REPORTS:

Police Report:

Report submitted via email.

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BOROUGH STAFF REPORTS CONT.:

Office:

Amy Brown had nothing new to report.

Borough Director of Operations:

Frank Grannon reported that underdrains have been installed; Shields Paving will be in the week of August 13th or 20th to pave. Don Sims inquired if Frank told them that is it, Frank responded that he did tell Jeff Taylor from Shields that Pittsburgh Street is a school route and school starts the 29th. Frank reported that the new Truck Route signs are up.

Greg Such commended Frank on the street patching.

Greg Such reported on the Charles Street drainage the Katie Tomo related issue, there was a complaint filed with DEP, DEP is looking to see if any additional regulations that might fit. Greg spoke to Senator Vogel's office just to let them know if we needed some kind of mediation between the communities we would appreciate it, he agreed to do that; Greg also told him what our plan was, he thought we had our bases covered. Solicitor Matt drafted a letter to the property owner; Greg would like to talk to DEP to see if there is any additional input and then send the letter. The letter basically says the resident needs to remove the obstruction because he put it there and if he doesn't then the Borough will. Don Sims inquired when the suspense date was on that letter, Don suggested 5 days. Solicitor Matt reported that Bill Hummel's report recommended removing the debris. Frank Grannon reported that we received some complaints on the road; Frank did not want to waste money filling those holes when it's just going to deteriorate again. Greg Such suggested not fixing the road until this is cleaned up.

Zoning and Codes:

Allen Bayer report submitted.

Jason Sarver reported that Tom McCosby has not yet submitted his report for the Center of Harmony. Josh Meeder reported that there were two things that Tom was requesting, one was the battery back-up for the emergency lights which he has done, the other is the fire extinguishers need serviced. Jason Sarver commented that he feels that it went the way that it should, in the future he would suggest that the property owner would be included originally. Josh Meeder commented that he disagrees that it went the way that it should; people should not be allowed to report third party rumors. Josh spoke to Tim (Sapienza) today, if he hears further complaints he will send them to Josh or the Borough. Josh reiterated the process is to notify the property owner first or the Borough. Jason Sarver commented that a lot of times in communities people look at the fire departments as safety.

COMMITTEE and OTHER BUSINESS:

Public Safety:

Phyllis Metz reported that the Swift Reach for the concert Thursday night is scheduled.

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Business Development:

Cathy Rape was thinking about asking Robinson to sell or donate the parking lot on German/Liberty Street back to the Borough. Greg Such commented that Robinson pays taxes on it; if they give it back we lose tax revenue and inquired why the Borough would want it back. Cathy Rape responded for public parking. Greg Such stated that they allow us to use it.

Cathy commented that the concrete area up top has a street light and thought that may be a good location for a bench, not saying the person who donated it wants it there, but wanted to check with Council since the bench is Borough property. Greg Such commented that Cath should ask Robinson if they would be willing to engage in some kind of project to clean that area up, Jason Sarver suggested that we could compliment it with a bench. Dave Szakelyhidi commented that it's the right thing to do because Zelig has their new gateway sign not too far away from it and it would clean that whole stretch up.

Mayor Rape reported that the FleaTique will be this Saturday. Greg Such reported that the sisters had a brunch to help pay off the flowers, the cost of the flowers were \$700, Cathy commented that they are still \$300 in the hole on that, there may be another fund raiser in the future.

Personnel:

Greg Such stated that an executive session will be needed. Frank Grannon and Jason Sarver looked over potentials for the position they have (Water Authority).

Finance:

Joe Dippold reported that we are ahead compared to last year with taxes and Frank coming in under budget on the patching.

Streets:

Don Sims reported that Frank already gave an update.

Facilities:

Dave Szakelyhidi inquired on the Street Lights for the bridge. Frank Grannon responded that the last email he received on it said 8 weeks out, next month should be about that time.

Greg Such inquired if anyone knew someone who collects building materials, looking for vintage flooring for the hallway (boro building). Dave Szakelyhidi suggested ordering it through Dambach, they have good prices. The cost would be in the labor, the wood wouldn't be that much. Joe Dippold commented that he could lay it, Jason Sarver offered to help.

Grants:

Greg Such reported there was a grant announced from the Food and Drug Administration for water plants. Josh Meeder reported that there is a grant writing seminar on August 23rd from 9:00am until noon presented by the Butler County Tourism, it is free to members.

Training & Conferences:

Greg Such reported training and conferences are listed on the Correspondence List.

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BILLS PAYABLE:

Greg Such reported that the following lists of bills were presented to Harmony Borough Council for approval:

General Bills Payable in the amount of \$ 22,179.02

Bills Already Paid in the amount of \$ 3,280.50

Payroll in the amount of \$ 10,432.74

Liquid Fuels Bills Payable in the amount of \$28,962.01

Silvester Fund Bills Payable in the amount of \$2,285.00

Fire Tax Bills Payable in the amount of \$ 309.69

Parks Board Bills Already Paid in the amount of \$1,020.54

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved all bills for payment as presented on the lists.

Frank Grannon reported that there is an oil leak on the dump truck, the transmission oil pan has pinholes in it, the estimate to fix it is \$426.29. Don Sims stated to get a second price, someone suggested at Labas across from Baldingers/Exxon, if close enough Mark (Sapienza) can do it. Don Sims commented that Frank was authorized to spend up to \$500.

Greg Such called for an executive session at 7:55 pm, out of executive session at 8:06 pm. A motion was made to provide \$1.00 per hour for Borough personal, ½ of Amy's to be paid by Borough and ½ by Water Authority. Vote 7-0 aye

ADJOURN: 8:07 pm

As there was no further business to discuss, the Harmony Borough Council adjourned the August 7, 2018 meeting at 8:07pm.

Respectfully Submitted,



Amy Brown
Recording Secretary

Monthly Activity Report
Harmony Borough Code and Zoning Enforcement and
Residential Multi-Unit Dwellings Fire Inspection

July 2018

1. Stopped by the office two times each week to pick up mail, complete Building Permits and sign violations notices.
2. Filing and administrative work.
3. Attended July HARB and Council meetings.
4. Spoke with Brian Kennedy regarding storm water drainage issue. I recommended that he attend tonight's Council meeting to discuss this issue with the Street Committee.
5. Performed inspection at Calvin Church.
6. Prepared a violation reminder notice.
7. Created vegetation violation notice at 770 Spring St.
8. Inspected work being performed at Calvin Church.
9. Spoke with Jim Willard regarding concrete work being performed at Calvin Church. Prepared specification documents for Calvin Church sidewalk and curb replacement and dropped them off at the office for Jim to pick up.
10. Spoke with Lucy Ramsey regarding completion of sign permit.
11. Returned call to Josh Meeder regarding structural complaint of his building on Mercer St.
12. Completed building permit for solar installation at 128 N. Pittsburgh St.
13. Follow up call with Bob Lewis regarding barking dogs at 511 Main St.
14. Created building permit for Samaritan Counseling Center at 112 N. Division St.
15. Created vegetation violation notice for 421 Highland Ave.
16. Created house number violation notice for 101 N. Pittsburgh St.

Respectfully submitted,
Allen E. Bayer