

# HARMONY BOROUGH COUNCIL MEETING February 4, 2020

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

**OTHERS PRESENT:**

Council Meeting  
February 4, 2020

FRANK GRANNON

Frank Luek

Joe Dippold  
Don Sims

GREG SUCH

Cathy Rape

Phyllis Metz

John Rice

ALLEN BAYER

Kathy Luek

Jack Skelly

Rodney Gasch

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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 Frank Luek and seconded by Don Sims, the Harmony Borough Council unanimously approved the January 6, 2020 Reorganizational Council meeting minutes. In a motion made by Jason Sarver and seconded by Frank Luek, the Harmony Borough Council unanimously approved the January 7, 2020 Council meeting minutes.

**SOLICITOR'S REPORT:**

Solicitor Matt Racunas reported that there was a question on Clyde Alley if it had been vacated by the Borough. There is no record of that section of the Alley being vacated. It is a private property owner dispute.

Matt reported on the Main Street Bridge, Matt sent a letter to the Railroad in October, a follow up letter in November and in December Matt received a letter stating they do not see any issues with the Bridge. Matt sent another letter and a voicemail to the Attorney and attached the Penn Dot Inspection Report stating that the Inspection Report is what caused our concerns; Matt has not received any response back; the liability is on them. Dave Szakelyhidi inquired if it is a breach of contract, Matt would need to look at the contract. Frank Grannon is to take a picture and sent it to Solicitor Matt.

**BOARD REPORTS/APPOINTMENTS:**

**Appointments:**

In a motion made by Phyllis Metz and seconded by Don Sims, the Harmony Borough Council unanimously approved the reappointment of Tom Tomayko to the WBCA Board. Dave Szakelyhidi reported that Harold Herr resigned from the Water Authority Board. In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved Dick Powell be appointed to the Water Authority Board.

**COG:**

Joe Dippold had nothing new to report; no meeting.

**HARB:**

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

**Sam Hopkins – 259 Mercer Street – Signage - Resident Only Parking Signs and No Access Private Property Sign;** both signs on standard sign metal posts. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for 259 Mercer Street.

**Sam Hopkins – 550 Main Street – Neff House –** New sidewalk 6' wide, broom finish, no picture framing. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for 550 Main Street.

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**Water Authority Board:**

Dave Szakelyhidi reported on an on-going issue, a DEP issue on the mind blow out, BOAMR (Bureau of Abandon Mine Reclamation) is in the process of draining it slowly into the Semicon and will put a wet seal in. Trying to interest them into doing another passive mine iron water reclamation project like the one that is already on the Semicon at Lutherlyn, they said it was a million dollars project. Growing greener money is what will pay for and they have to give it to a non-profit.

**Parks Board:**

Greg Such reported that the Silvester did not make much money, \$500-\$1000 after expenses; corporate contributions were down.

**Library Board:**

Kathy Luek thanked the Borough for including the Library events in the Newsletter. She also reported that March 7<sup>th</sup> is Comedy Night. Kathy reported that in 2012, 2013 and 2014 the Borough donated \$5200 each year to the Library, more than 60% of the Borough's population are patrons of the Library and Harmony gives zero to the Library, it would be great if the Borough would consider donating \$1 per person or even a minimum of \$500; any donation to show that Harmony supports the Library.

**Planning Commission:**

Frank Luek reported that Sam Hopkins submitted proposals, basically a discussion on if he would need a variance. Sam Hopkins commented that there is a change of use, he wasn't sure if Council had to vote on that. Solicitor Matt Racunas commented that if it is a permitted use Sam would just need to file for an occupancy permit. Greg Such commented the other property Sam is working with Zoning on. Sam Hopkins inquired if Council had any concerns. Greg Such commented the overall concern is parking but there is something that we could pursue jointly which is the property above that Robinson owns. It was the parking lot for the old Harmony Grill, years and years ago. If Penn Dot would be okay with cars pulling in and out of there that maybe a good use of that spot. Sam Hopkins commented that there are three lots within 1000 ft. from the building. Cathy Rape commented about the parking lot on Liberty and German Street, maybe the Borough should buy it back from Robinson. Don Sims commented that the Borough gets tax money from it, why take that away. Jason Sarver inquired if we could lease it from Robinson. Greg Such suggested the Borough pursue that with Robinson and Penn Dot.

**WBCA:**

Greg Such reported that the expansion planning continues there are two capital projects in the works the Harmony Pump Station and an expansion to the plant; the Authority is working to pay down some existing debt. The sewer rate has gone up \$1 per thousand. Dave Szakelyhidi inquired if the developer contributions to the expansion, Greg Such responded with their tap fees. Dave also inquired if they put the pipes in and turn it over to the Sewer Authority; Greg responded yes they do that.

**Shared Services:**

Allen Bayer had nothing new to report.

**Parking and Signage:**

Greg Such had nothing new to report.

**Historic Harmony:**

Rodney Gasch reported that February 22<sup>nd</sup> is the George Washington – Cherry Pie Hikes, sign up for your hike time. The HarmoniFest is March 7<sup>th</sup>; winners of the Heritage Award will be announced. March 24<sup>th</sup> thru April 5<sup>th</sup> will be the Indoor Antique Auto Show. March 22<sup>nd</sup> there will be a special wine and cheese reception and preview from 2-5pm. Rod also reported that the window project is done, they will paint in spring.

**BOARD REPORTS CONT.:**

**Harmony Business Association:**

Sherry Cepek was unable to attend.

**Other Meetings:**

Cathy Rape reported on the EMA Meetings, they were going to keep the same contract but then they wanted to reword stuff, the Lawyer made some notes and was going to get it back to us, she hasn't seen it. Cathy inquired if Zelenople passed it, they did. Greg Such reported that there is going to be changes made to the contract and he recommends we table it until those changes are made.

Cathy Rape reported that she left a message for Rich with the PA Volunteers that she would be a contact for him, she also said there would be a meeting at the Strand, that was last Thursday. She has not heard back from Rich. Greg Such reported that Rich did send a contract for Harmony Borough to be a POD for medical dispensing, Harmony is not interested, that would be more for Harmony Ambulance Service. Greg Such reported that a set of communities have been meeting and brainstorming on storm water. This is not water that comes down the Creek/flood water but water that flows from other places like the water that comes up off of the school yard or 79, what comes down Spring Street. There are nine communities involved as well as the county, there has been a study purposed. The cost for Harmony is \$5500 to participate in that study, the intent of that study is to look at release rates and flows and try to identify if changing the release rate would mitigate some of the storm water that happens and the other things was to prioritize the top three projects per Borough and come up with some roughed in plans for those as well as identifying where there maybe potential money to do those projects and any regulations or other agencies that might need involved with that. The cost spread would be equitably between the bigger communities and smaller communities. Joe Dippold commented that this sounds like the MS-4 stuff and we are exempt from it. Greg Such commented that this is not really MS-4. Jason Sarver commented that it is more of natural occurrences. Greg Such commented that the drain on Mercer Street was mentioned. Don Sims commented that we already know where the water comes from; we've already paid for previous studies regarding the Creek, we already know where the water is coming from so to pay \$5500 to tell me that. Don Sims also commented about seeing that we could apply for state money or grants then we would have to pay them again for that, this is getting us into another organization/design group. Greg Such commented that we would have a little more data, we definitely don't have the opportunity to go after grants that we wouldn't

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**Other Meetings Cont.:**

have without some of that data. The idea of changing the release rates wouldn't really apply to us because we don't have that much to release but the people upstream from us do have holding ponds and if those release rates were changed then that might keep some of the water out of the Creek and if we could get Penn Dot involved with strength in numbers there is a potential that we may eliminate some of that water that flows down Spring Street as well because a lot of that water comes off of 79 and ends up coming down Spring Street. Don Sims inquired if that is all Penn Dot problem, Greg Such responded not all Penn Dot problem there is water that comes off of Connoquenessing Elementary School as well. Dave Szakelyhidi commented that we impound Connoquenessing, there are tanks under the ballfield but Penn Dot gets away scot-free on 79. We need to identify how much water comes off 79 and what are they doing about it; it impacts both Harmony and Zelenople. Cathy Rape commented that that whole area is Jackson Township so that should be one of their problems. Dave Szakelyhidi commented that Jackson Township is on one side we are on the other and Penn Dot goes down the middle, he's talking about what 79 channels to Harmony. Greg Such commented that there is certainly benefit from being involved in this; and inquired what Council wants to do. Cathy Rape commented the more communities involved the better chance to get grants, the 3 projects per community – Mercer Street was suggested, not sure what other areas there is a problem. Greg Such commented all of Spring Street, and up top that had issues this year, Cathy Rape commented New Castle Street. Jason Sarver commented that there is a lot of run off on Seneca Drive. Jason Sarver commented that there is a lot of value in knowing the facts and identifying our issues but he would like to wait to see who's participating, maybe why and what the cost would be. Greg Such commented that Butler County is off setting 20% of the cost of the study

Joe Dippold commented that he is okay with it but isn't sure about the 3 projects per community; it seems like the Engineering Firm guaranteeing they get business. Greg commented that we're not committed to the project. Don Sims commented that we have quite a few things going on right now between the Revitalization and the things we have to do, he thinks we are over extending ourselves. Greg Such commented that part of planning of Don's project (Mercer Street drainage) could be done as part of this. Don Sims commented to pay a pile of money for something we already know what we're going to do. Dave Szakelyhidi commented that we don't want to opt out of it either. Cathy Rape commented that even if none of our projects get done, no matter where they pick it will help Harmony. Greg Such commented that one thing that would come out of this is the study would allow each community to modify their release rates and then the Act 167 Plan from the County could be modified as well and then there would be something in court that could stand up against developers.

Cathy Rape reported that there was a meeting on Thursday at the Strand; speakers were a Professor who lives in Adams Township, and an Adams Township Engineer. The Professor stated that trees in stream are sometimes good, and leaves, something eats it - it's a cycle and it goes beyond the creek bank, trees and brush are needed outside the creek bank. Adams Township made an ordinance for no more developing in Flood Plains, if everyone would do that that alone would help with flooding so much.

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**PUBLIC COMMENT:**

No public comment.

**BOROUGH STAFF REPORTS:**

**Police Report:**

Report submitted via email.

**Office:**

Greg Such reported that two PCs were ordered for the office.

**Borough Director of Operations:**

Frank Grannon reported that he received compliments on the LED crosswalk signs on Rte. 68. Frank reported that the hydraulic pump motors on the Zero Turn need replaced; recommends getting new wheel motors and hydraulic pumps. The hydraulic pumps are \$851 each, and the wheel motors are \$884.99 each, about \$3472 plus shipping; flushing out the reservoir and everything out. Greg Such commented we're probably around \$4,000. Don Sims inquired if Frank was getting new lines. Frank responded no, flush the old ones out. Dave Szakelyhidi inquired what a new one cost, Frank Grannon responded probably around \$12,000 or up. The problem is that we have a machine that is worth scrap value. Greg Such inquired if we should trade as is, Frank is to investigate that. Greg Such also suggested Frank checks with the Federal Surplus; Frank Grannon commented that we may be getting the same thing as we have now. Frank Grannon reported that the salt spreader was down, hydraulic coupler, replaced it and is up and working. Frank also thanked Cathy Rape for cleaning the hallway and bathroom of the Borough building. Don Sims reported on putting out for bid for lawn service, broke it down into areas that could be push mowed and rode on, he spoke to Solicitor Matt and will have it ready to advertise in March, accepting bids in April

**Zoning and Codes:**

Allen Bayer report submitted.

Will table the IPMC until next meeting.

**COMMITTEE and OTHER BUSINESS:**

**Public Safety:**

Phyllis Metz reported that she contacted Neal Jackson to get the COI from the Rotary for the Shamrock Shuffle, Neal will drop off tomorrow. Phyllis submitted the Police request form to Chief Miller. The Shamrock Shuffle is March 21<sup>st</sup>. In a motion made by Dave Szakelyhidi and seconded by Jason Sarver the Harmony Borough Council unanimously approved the Shamrock Shuffle Event Form.

**Business Development:**

Cathy Rape had nothing new to report.

**Personnel:**

Greg Such reported that the Defined Contribution Pension has been set up and the employees have been trained, anyone who is on the payroll can be in the 457 Plan.

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**Personnel Cont.:**

Frank Grannon reported on the uniforms from Cintas, the price keeps increasing. UniFirst gave a quote; their prices were almost half of Cintas prices. We sent a letter to terminate Cintas Agreement, we had two different dates to terminate; one stated 90 days the other stated 180 days prior to the automatic renewal – we are in between the two and will see what happens. Frank also got prices for mats in the hallway. Prices were reasonable, 3x5 mat is \$1.25; 4x6 mat is \$2.00; 4x8 mat is \$2.67 The mats that are in the hallway now are outdoor mats, they're not going to take anything off inside. Going to wait to see if we get out of the contract with Cintas and then get a total price from UniFirst.

**Finance:**

Joe Dippold reported that the audit is at the end of the month.

**Streets:**

Don Sims reported that there is not an update on the Mercer Street drainage. We have enough; Frank will wait until the end of the month to order salt for next year. Lawn pricing, once we get pricing we will need to decide if it's acceptable or not and then we will be back to self-performing and at that point we will be looking at a new mower.

**Facilities:**

Dave Szakelyhidi had nothing new to report.  
Greg Such thanked Jason for working on the door and saving us money.

**Grants:**

Greg Such reported that the business plan has been filed for the RACP Grant. Need to schedule meeting to prioritize; the meeting will be February 25<sup>th</sup> at 6:30pm, it will be advertised in the Butler Eagle. Frank Luek inquired if we could use the Swift Reach to get the word out. Chief Miller commented not for meetings; will put sandwich board signs out to notify the community.  
Greg Such reported that Frank and Susie are getting information for the Park Reno Grant, will get application together.

**Training & Conferences:**

Greg Such reported that they are listed on the Correspondence List.

**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 \$ **18,664.09** (\$18,377.13 after HBWA reimburse)  
**Bills Already Paid** in the amount of \$ **3,913.58**  
**Fire Tax Bills Payable** in the amount of \$ **94.00**  
**Silvester Bills Payable** in the amount of \$ **1,064.00**  
**Payroll** in the amount of \$ **6,895.98**

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**BILLS PAYABLE CONT.:**

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

**Adjourned: 8:10 pm**

As there was no further business to discuss, the Harmony Borough Council adjourned the February 4, 2020 meeting at 8:10pm.

Respectfully Submitted,

A handwritten signature in cursive script that reads "Amy Brown".

Amy Brown, Recording Secretary



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

**January 2020**

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 January Council Meeting.
4. Created December Time and Activity Reports.
5. Prepared fire inspection documents for Murray 26 apartments.
6. Performed fire inspection of 3 apartments at 338 Monroe St.
7. Created invoice and certificate for fire inspection at 338 Monroe St.
8. Created building permit for business sign at 317 German St.
9. Created 2019 Violations and Permits Summary Report.
10. Spoke with Monica regarding ATMs in the borough. She had the wrong municipality.
11. Spoke with Carl Marburger regarding permits for a sidewalk and fencing. Completed Report of Building or Zoning Permits Issued for New Privately-Owned Housing Units.
12. Performed fire re-inspection at 521 Main St. Apts. A & B. Nonconforming items noted on original inspection were not corrected. A third inspection is to be scheduled.
13. Spoke to a lady on E. Beaver St. regarding permitting for replacement of underground electric from her home to her unattached garage. I referred her to Penn Power.
14. Created violation notice for US Liner for parking semi-trailers in the Mercer St. parking lot.
15. Spoke with Marilyn regarding Oil & Gas wells in Harmony. I referred her to Jackson Twp.

16. Responded to family member of resident regarding snow removal following knee surgery.
17. Performed 24 fire inspections of Murray Properties.
18. Reviewed census document of property lines for Harmony Borough and returned completed document.
19. Spoke with Marie at Amrock Title regarding Occupancy Permit for property at 2649 Beaver Rd. I referred her to either Jackson or Harmony Township.
20. Prepared fire re-inspection document for Murray properties.
21. Spoke with Andrew Macago Excavating regarding opening Old Little Creek Rd. for sanitary connection at Curtis Graf's new development.
22. Prepared permit for Andrew Macago Excavating regarding opening Old Little Creek Rd. for sanitary connection at Curtis Graf's new development.
23. Spoke with Erica Campbell regarding zoning questions pertaining to a garage and fence construction at 318 Monroe St.
24. Stopped by the office to drop off permit for Old Little Creek Rd. excavation.
25. Created January Time and Activity Reports.

Respectfully submitted,

Allen E. Bayer