

September 6, 2022

HARMONY BOROUGH COUNCIL MEETING September 6, 2022

COUNCIL MEMBERS PRESENT:

Greg Such

Phyllis Metz

Frank Luek

Dave Szakelyhidi

Joe Dippold

Don Sims

Jason Sarver

Mayor Cathy Rape

OTHERS PRESENT:

Allen Bayer - virtually

Frank Grannon

Sam Hopkins - virtually

Bob McCafferty

Josh Meeder - virtually

Chief Jim Miller

Steve Padgelek

Matt Racunas, Solicitor

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CALL TO ORDER:

Council President Greg Such called the meeting to order at 7:00 pm. This meeting was held in-person and remotely through Zoom virtual meeting.

PLEDGE OF ALLIGANCE:

MINUTES:

In a motion made by Don Sims and seconded by Jason Sarver, the Harmony Borough Council unanimously approved the August 2, 2022 Council meeting minutes.

SOLICITOR'S REPORT:

Solicitor Matt Racunas reported that the LGUDA has been finalized, the closing is set for Friday at 3:00pm. Matt has one item for executive session.

BOARD REPORTS/APPOINTMENTS:

Appointments:

Greg Such reported that Neal Nanna passed. Mayor Cathy Rape thanked Neal and his family for his years of dedicated service, adding the family put up with a lot being a family of a fireman. Neal was Harmony's Fire Chief for five years before going to another fire company. Our condolences go to Traci, Neal's wife and his sons, Shaun and Mike and their families.

Greg Such reported that an appointment will be needed to the Zoning Hearing Board, we may need two, if anyone is interested, please contact the borough office.

Solicitor Matt commented that they cannot be an employee or serve on any other elected or appointed position.

Council of Governments (COG):

Phyllis Metz had nothing new to report, the next meeting will be October 24th at 3:00pm at the Butler Township building.

HARB:

Dave Szakelyhidi had nothing new to report.

Water Authority Board:

Dave Szakelyhidi reported that the waterline on replacement on Second and Edmond Streets started today. Frank (Grannon) is working with Sean and Bob on the line.

Parks Board:

Greg Such reported that the Parks Board got prices to replace playground equipment, which will be discussed at the next Parks Board meeting. Jackson Township offered to pave the Trail from the beginning of the Trail at Mercer Road to the first curve to help with Historic Harmony and the rise of the access road to Creek Side. Jason Sarver commented on his concern for maintenance in the future. Greg Such commented that we put limestone on the Trail every 3 years and it washes away.

Library Board:

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Frank Luek reported that they are in the process of interviewing to replace the chief librarian.

Planning Commission:

Frank Luek had nothing new to report.

WBCA:

Greg Such reported that they continue to work on preliminary designs for the new administration building. There were 14 questions from DEP on the Harmony Pump Station which HRG has agreed to answer by September 19th. Greg will send the answers out to Council once he gets them. Solicitor Matt reported that there will be another Resolution for WBCA for the extension of 50 years. WBCA's charter will expire at the end of 2023; part of the financing which is part of the 537 Plan previously approved. The life of the Authority needs to extend beyond the borrowing period of the loan.

Shared Services:

Allen Bayer had nothing new to report.

Parking and Signage:

Greg Such had nothing new to report.

Historic Harmony:

Rodney Gasch was not able to attend.

HBA:

Cath Rape reported the HBA is having event committee meetings, the next regular meeting is in October.

Other Meetings:

Stormwater Group Meeting – Greg Such reported that grant requests are in. Tom Thompson sent Greg three estimates this afternoon for running 36” drain from Mercer Street to the Creek. Greg will send those estimates to council later today or tomorrow. Harmony is hosting the next Stormwater Group Meeting at Stewart Hall on September 12th at 1:00pm.

Commissioner's Communication Meeting- Greg Such reported that the next Commissioner's meeting is Tuesday, September 13th.

PUBLIC COMMENT:

Bob McCafferty – 230 Mercer Street – Bob commented that they are trying to find a way to work well with their neighbors. Jason Sarver commented that he noticed the Be Courteous to the Neighbors sign, it was a nice addition. Greg Such commented that the change in the music was good. Bob McCafferty commented that they are not trying to be a nuisance, just trying to bring people in. Council recognizes that you have to do what you have to do to get people in the seats. Jason Sarver commented that its difficult sometimes to have a balance to where you have a good draw but on the other side it upsets residents, we just need to keep an eye on it. Greg Such added that we shall just keep working together.

BOROUGH STAFF REPORTS:

Police Report:

Report submitted via email.

Office:

Greg Such reported that MJ McCurdy requested a Newsletter go out to help promote Sleepy Hollow, it will need to be out by the end of September. Jason Sarver reported that he will be a judge for the costume contest for Sleepy Hollow.

Borough Director of Operations:

Frank Grannon reported leaf pick up will begin October 17th. Lake Forrest will be used for the disposal of the leaves, the cost is the same as last year, \$1500.00

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the motion to amend the agenda to include a motion to pay \$1500.00 to Lake Forrest Gardens for dumping leaves.

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the motion to approve the payment of \$1500.00 to Lake Forrest Gardens for the dumping of leaves.

Frank Grannon reported that Wade Ion is willing to help with leaf pick up by driving the truck Mondays and Tuesdays, the rest of the week there are two water operators at the plant and one of them can help with leaf pick up. Bruce Ziegler also said he would come back to help. Jason Sarver commented that he would like to see someone other than Frank run the chute for the entire season. Solicitor Matt inquired what the rate would be. Greg Such suggested \$15/hr., there was discussion on the rate. Frank will check with Wade. Don Sims suggested payment via 1099 for Wade. Frank Grannon reported that the new streetlights are up, Mercer Street is done, Main Street will be next. Frank inquired what to do with the lights that were changed out, they are stacked in the garage. Frank will scrap the old lights. Cath Rape inquired if there was space in the garage for two wagons. Frank could store them above. Don Sims inquired on the truck inspection. Frank Grannon commented that it would be under his limit. Frank reported that he and Shane (Eppinger) cleaned out the basement and moved the Christmas decorations from the upstairs of the borough building to the basement. Phyllis Metz reported that Gwen Lutz will make bows at wholesale.

Zoning and Codes:

Allen Bayer report submitted via email.

Dave Szakelyhidi inquired on increasing the cost of the variance application as the \$250 application fee does not cover the expense of the hearing. Allen Bayer commented that Amy (Brown) will put together cost to bring to council for discussion after the current variance hearing is done.

Engineer Report:

Tom Thompson was unable to attend the meeting.

Public Safety:

Phyllis Metz reported that she received an Event Form and the Certificate of Insurance for Sleepy Hollow on October 15th from 9:00am – 5:00pm with street closures from Wood Street to Main Street. There will be a shuttle from Wood Street Park to Zellenople.

In a motion made by Phyllis Metz and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Sleepy Hollow event.

Business Development:

Cath Rape reported that Business Matters paper/magazine highlighted Harmony, with mention of the Harmony Inn, the Chiropractor, Creekside Plaza and Josh Meeder. It tells some history of Harmony, there are ads from Dambach's, and the Enchanted Olive.

The Open House and ribbon cutting at the new Ehrman Road Elementary/Middle School on August 22nd was wall to wall people, Cathy got the handout but did not stay because of the concern that it could have been a virus spreading event. Cathy attended the Jackson Township meeting because of Creekside. They are revising phase 3, going from 5 buildings to 4; they will lose 4-5 units; add two maintenance garages, and increase landscape and buffering. Cath reported that Jeff Byko inquired on a cluster box for German and Liberty Streets. Cath contacted Robinsons to put the box in the strip of grass by the Robinson's parking lot and they were in favor of it. The cost went up from \$1300 in 2017 to \$2800 now. Jeff Byko is going around the neighborhood to see who would be interested in it. Cath inquired if Council would be willing to put some money in. Greg Such commented that they will look at the budget. Cath commented that she is hoping to get a volunteer to pour the concrete pad. Don Sims inquired if the Zelle Post Office could give a list of approved cluster box vendors. Cath commented that Sam's plan was to place 3 mailboxes on Robinson, she is hoping to eliminate that because of all of the truck traffic. Frank Grannon suggested checking with CoStars. Chief Miller found a vendor that is postal approved and the boxes are \$1800.

Personnel:

Greg Such reported that Randy Rhodes was not impressed with the RFP (Request For Proposal) that was received from Edward Jones.

Finance:

Joe Dippold had nothing new to report.

Streets:

Don Sims reported that limb pick up was done last week. Leaf pick-up will start October 17th and go to the Friday before Thanksgiving, November 18th. Frank Grannon thanked Frank Luek for fixing the curb at Liberty and Mercer streets. Frank Luek stated that Dave (Szakelyhidi) helped too.

Facilities:

Dave Szakelyhidi reported that a year ago there was a meeting with Robinson because they requested Council paved the lower end of German Street, a year or two before that we paved the upper part by Gally Hill and took the dip out of it, and

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Facilities Cont.:

we've done both of those and we've replaced the lights on Rt. 68. We kind of had a deal to talk about beautifying the property along Rt 68, Dave would like to follow up on that. Greg Such commented that Cathy and Susan put a mental plan together of what needs to be done. Nobody went to Trish yet, someone from Robinson's would need to meet with Cathy and Susan to discuss their vision. How do we execute it? Greg commented that with the RACP and Stormwater projects, not sure if we should undertake this project. Dave Szakelyhidi commented that it is not our project or property; it is their business and he is asking them to beautify their property. Dave suggested another meeting, he doesn't feel that Harmony needs to pay for it. Greg Such inquired on the manpower. Dave commented that Robinson has employees. Greg commented that he thought it would be a joint effort. Don Sims suggested to inquire on Robinson's status. Joe Dippold suggested waiting until spring, if you do something now it will have a limited shelf life. Dave also commented that Robinson put up LED lights in their parking lot and that shine out, our zoning calls for down lights. Joe Dippold inquired if Council should ask Allen (Zoning Officer) to check on it. Greg Such suggested tabling the project until spring. Dave Szakelyhidi suggested writing a letter regarding beautifying the property, Greg Such will send an email. Phyllis Metz reported that the borough building bathroom needs painted, Phyllis is to get a price on paint. Greg Such commented that he has a vanity he will donate. Phyllis Metz also reported that the Christmas Market and the Silvester will be listed in the Borough News Magazine.

Grants:

Greg Such reported that the RACP loan signing is Friday. The MIP Grant applications are in.

Training & Conferences & Correspondence:

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 \$ **5,588.59**

Payroll in the amount of \$ **7,052.45**

Parks Board Bills Payable in the amount of \$ **219.55**

General Bills Already Paid in the amount of \$ **7,729.53** (\$ 7,482.17 after HBWA)

Parks Board Bills Already Paid in the amount of \$ **739.66**

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.

Josh Meeder commented that his building is under contract, he hasn't talked to Tom Thompson yet. Greg Such stated that Tom Thompson had given Greg three estimates to run the line.

Greg Such called for an executive session called at 7:50pm to discuss a legal matter. Out of executive session at 8:13pm.

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Adjourned: 8:13pm

As there was no further business to discuss, the Harmony Borough Council adjourned the September 6, 2022 In-person and Zoom virtual meeting at 8:13pm.

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

August 2022

1. Stopped by the office periodically to pick up mail, complete Building Permits and sign violations notices.
2. Filing and administrative work.
3. I attended the August HARB meeting.
4. I attended the August Council meeting.
5. I prepared two violation notices.
6. I spoke with Lisa Straw, 415 E. New Castle St. regarding building permits for demolishing a garage and installing a shed in her back yard.
7. I met with Aaron Sienkiewicz, 444A Liberty St., to review his sidewalk violations with him.
8. I met with Brian Tempest, 624 Wood St., to discuss a fence he installed without a building permit and a piece on the railroad property. Brian is to contact the railroad for a building permit for the fence or remove it in 10 days.
9. I completed a building permit for a fence at 624 Wood St.
10. I compiled a list of contacts of the railroad for Brian Tempest at 624 Wood St. to contact for permission to keep the fence he installed at the end of Wood St.
11. I spoke with Ann Pagal, regarding an address violation at her Mom's house at 101 Pittsburgh St.
12. I spoke with Tom Tomayko and Dave Szakelyhidi regarding a sidewalk violation at 634 Bluff St. and a water value repair being held up by the Water Dept. for over a year. Dave will talk with Shawn.

13. I spoke with Julie Ciccarelli, Berkshire Hathaway, regarding a home sale inspection at Harmony Junction. I referred Julie to Jackson Twp.
14. I inspected new address sign at 1113 Seneca Dr. and sent a letter of compliance as requested.
15. I inspected address sign at 101 S. Pittsburgh St.
16. I completed a demo permit and a shed building permit at 415 E. New Castle St.
17. I spoke with Ann Pagal regarding her Mom's address visibility and we agreed to place black numbers on the white front door.
18. I spoke with Tom Tomayko and since the water valve repair did not appear to be done in the short term, Tom agreed to repair the sidewalk. I
19. spoke with Christine Haslinger at 427 Center St. regarding how to obtain a building permit for a sidewalk crack repair.
20. I spoke to Charlie Karalic, 102 N. Division St., regarding how to obtain a building permit for his sidewalk crack repair.
21. I spoke to Joey, DMV, regarding permits for Seneca Valley school.
22. I spoke with George Richard, 113 S. Charles St., regarding what color the house numbers must be.
23. I spoke to Brandon Miller wanting to know if the borough has mechanical permits or business privilege tax.
24. I completed a Building Permit for a sidewalk repair by Dambach Lumber.
25. I spoke with Carla Cameron with Scooters Coffee regarding bringing a kiosk to 100 Perry Hwy. I referred her to Jackson Twp.
26. I spoke with Bob McCafferty, Harmony Inn, regarding his vegetation and sidewalk repair violation notices. As always, Bob will be very compliant.

27. I spoke with the CFO at Robinson Industries regarding permit requirements for updating and installing a bathroom.
28. I performed follow-up inspection of violations.
29. I stopped by the office to drop off a building permit that I completed for sidewalk repair at 427 Center St.
30. I performed follow-up inspection of violations.
31. I spoke with Tony at Weatherseal regarding permit requirements for gutters in Anchorage, PA, hmm go figure.
32. I prepared reminder violation notices.
33. I completed a building permit for sidewalk repair at 309 German St.
34. I attended the September HARB meeting.
35. I spoke to Mike with American Industries regarding building permit for HVAC and plumbing estimate at the new HFD building. I referred Mike to Zelig.
36. I spoke with an engineer of a consulting firm performing an environmental study at the Giant Eagle meat facility on Rt 19 to ask if there has been any contamination at the site. I referred him to either Jackson or Lancaster TWP.
37. I prepared August Monthly Time and Activity Reports.

Respectfully submitted,

Allen E. Bayer