

December 6, 2022

HARMONY BOROUGH COUNCIL MEETING December 6, 2022

COUNCIL MEMBERS PRESENT:

Greg Such

Frank Luek

Dave Szakelyhidi

Joe Dippold

Don Sims

Jason Sarver

Mayor Cathy Rape

OTHERS PRESENT:

Susie Altemus

Allen Bayer

Frank Grannon

Sam Hopkins - virtually

Chris Kopacz

Kathy Luek

Chief Jim Miller

Rick Monti, Solicitor - virtually

Andrew Orient - virtually

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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:

Dave Szakelyhidi inquired about the money stolen from the Wunderbar that was in donation jars for fireworks, asking if the Borough would be reimbursed for it. Greg Such commented that the Borough would not as the amount of money in the jar was not known.

MINUTES:

Frank Luek reported that his name was misspelled in the Minutes. In a motion made by Don Sims and seconded by Frank Luek, the Harmony Borough Council unanimously approved the November 1, 2022 Council meeting minutes with the correction of Frank Luek's name.

SOLICITOR'S REPORT:

Solicitor Rick Monti attended via Zoom for Solicitor Matt Racunas for legal support, no report.

Greg Such reported that the updated Sidewalk Ordinance was advertised, Don Sims commented that he saw the markups on the Ordinance but did not see the final. Jason Sarver also commented that he did not see the final. Greg Such read the amended Sidewalk Ordinance but noted there was not anything stated about the permit fee. The Amended Sidewalk Ordinance will be tabled until the January Council meeting.

BOARD REPORTS/APPOINTMENTS:

Appointments:

Greg Such reported that there are no appointments needed.

Council of Governments (COG):

Phyllis Metz was unable to attend the meeting.

HARB:

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

Hamony Inn – 230 Mercer Street – Paint building and trim to match. Repair soffit where required (wood).

In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for the 230 Mercer Street.

Zeigler Log House – 538 Main Street – Replace existing roof. Option 1 – Cedar Shakes, and Option 2 – Slate.

In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for 538 Main Street.

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HARB Cont.:

Zeigler Log House Cont.:

KathyLuek reported that the Museum is applying for a preservation grant, the deadline to apply is December 15th. The material used on the roof will be determined by the cost of the shakes and slate.

Parks Board:

Susie Altemus had nothing new to report on the grant for the playground equipment. The Canoe Launch Grant we are not eligible for. Susie reported that she and Frank found a new location to set off the fireworks, at the Zelig Church of Christ behind the Ambulance Service. It is a higher site and Kellner's is okay with it, they will set off smaller caliber shells because they do not need to go as high. They sent a new contract; it will be a little less expensive. Susie reported that Jason Sarver invited Susie to meet with the new Zelig Park's Director. Susie thanked Matt Racunas and the Rodger Brothers for their donations for the Silvester.

Harmony Water Authority:

Dave Szakelyhidi had nothing new to report.

Library Board:

Kathy Luek invited Council to the Meet & Greet tomorrow night at 7:00pm for the new Library Director, Nicole Sloka, there will light refreshments.

Kathy inquired on the status of the budget and asked if there was any room for a donation to the Library. Greg Such commented that the money isn't there. Kathy Luek stated that the Borough used to donate to the Library; 75% of Borough residents use the Library. Jason Sarver commented that the Wine Walk is held in Harmony, and some see it as the Borough's contribution. Kathy Luek replied that it is not money coming from the town of Harmony. Jason added that the Wine Walk has become a quaint little festival in town and that the town itself helps with that, he also commented that a lot of the Council members help with it every year and contribute to it.

Planning Commission:

Frank Luek commented the Planning Commission has not received anything regarding the changes to the sidewalk ordinance. It was stated that the Planning Commission does not need to review as the Sidewalk Ordinance is not part of the Zoning Ordinance as originally thought.

WBCA:

Greg Such reported that DEP Pump Station review is complete. There is another Environmental Study that needs to be filed with DEP and is in process now. Planning is underway for the new administration building. Don Sims inquired how long it will take with DEP as the bidding prices increase monthly.

Greg Such reported that a vote is needed for the Resolution for the continuance of Western Butler County Authority (WBCA) for another 50 years. Dave Szakelyhidi inquired on the resolution over the collection box. Greg Such commented that WBCA agreed to go to HARB for approval for their collection box.

A motion was made by Frank Luek and seconded by Don Sims to approve the Resolution for the continuance of WBCA for another 50 years.

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WBCA Cont.:

Dave Szakelyhidi opposed. Roll call vote was taken: Frank Luek – yes, Dave Szakelyhidi – no, Joe Dippold – yes, Don Sims – yes, Jason Sarver – yes, and Greg Such – yes. Motion carried.

Shared Services:

Frank Grannon had nothing new to report. Greg Such commented that leaf pick-up is over. Frank Grannon commented it is over with the leaf machine, he's picking bags up with the pick-up. Dave Szakelyhidi reported that the guys cleaned up and waxed the leaf machine. It looks as good as the day it was bought. Cath Rape inquired if Frank saw the pile of leaves on the sidewalk by Calvin Church on Division Street. Frank Grannon commented that it came out about a week after leaf pick-up ended. Frank will contact Calvin Church to let them know the leaves need to be bagged.

Parking and Signage:

Greg Such had nothing new to report. Mayor Cath Rape reported that there is a truck parked in the Spring Street lot that has been there for months and they need to be told to move it. Greg Such inquired if they know who the truck belongs to. Frank Luek responded that it is Dave Wilcox's dump truck. Dave Szakelyhidi commented that there used to be a sign No Overnight Parking. Frank Luek will talk to Dave Wilcox and ask him to move the dump truck.

Cath Rape also reported that she would like to pursue getting a solar light at the Main Street parking lot, Cath suggested putting a light near the historic granite sign to help light the driveway. Greg Such commented that Tom Thompson gave him a link to more commercial versions of solar lights and we can revisit it again.

Historic Harmony:

Rodney Gasch was unable to attend. Andrew Orient reported that the Christmas Market was successful with a crowd of 3,000-4,000 people in the two days. The Museum is taking orders now for the pork and sauerkraut dinner for New Year's Eve, you can go online to place an order.

HBA:

Cath Rape reported the next two Wednesdays (December 7th & 14th) is Shopping and Strolling in Harmony; the shops will be open from 4:00pm until 7:00pm. The second Wednesday, there will be caroling throughout town; meet in the Square at 7:00pm. The HBA meeting was to be Thursday, it will be rescheduled for some time in January.

Other Meetings:

Stormwater Group Meeting – Greg Such had nothing new to report.

Commissioner's Communication Meeting- Greg Such reported the next meeting is tomorrow, December 7th.

PUBLIC COMMENT:

There was no public comment.

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BOROUGH STAFF REPORTS:

Police Report:

Report submitted via email.

Chief Miller reported Guardian will come out after the holidays to look at options where to place the cameras and to give a quote on the cost.

Office:

Amy Brown had nothing new to report.

Borough Director of Operations:

Frank Grannon reported that the catch basin at 426 Center Street is low, it is the old style curb cut with the brick laid up and would need to be dug up and removed or replaced; as we cannot buy grates to fit that size. Frank didn't see anything wrong with it. Greg Such commented that the complaint was that it was backed up and a car was parked over it. Frank stated that the pipe looked clear and water was moving.

Frank reported that leaf season was the largest it has ever been in the 16 years he's been here. There were 39 loads and 40 bags so far this year. The total with fuel, the cost of dumping and Wade coming in was \$2,377.00 not counting employee labor. All the maintenance is done on the leaf machine. The dump truck will need some service work, the core for the radiator and defrosters is plugged solid, the last time it cost about \$2,000. It's hard to get an exact price until they start tearing it apart. Frank reported that he is getting low on ice melt for the sidewalks. The cost for a pallet of pet-friendly ice melt for the sidewalks from Dambach's is about \$1,075.06

In a motion made by Don Sims and seconded by Dave Szakelyhidi, the Harmony Borough Council approved the purchase of a pallet of pet-safe ice melt in the amount of \$1,075.06. Frank Grannon reported that the push mower and new salt spreader came in underbudget, the cost for both was \$743.89. Frank reported that he's been doing maintenance on the dump truck getting it ready for the snowplowing season. Don Sims inquired where Frank was taking the dump to get the core service work done. Frank Grannon responded that Baierl did it the last time and asked for suggestions. Don Sims suggested getting a price from the mechanic garage on Rt 68. Jason commented any local place. Dave Szakelyhidi suggested Dallas in Zelienople. Frank is to get a couple prices and send them to Don and Don will send it out to Council for a vote.

Zoning and Codes:

Allen Bayer report submitted via email.

Cath Rape inquired on the Rice and Reisinger complaint filing fees on the Solicitor's invoice and asked if they were going to court. Allen Bayer responded that he's waiting on dates from Solicitor Matt. Cath inquired if they are sidewalk complaints, Allen responded that they are.

Engineer Report:

Engineer Tom Thompson was unable to attend. Greg Such reported that there is a grant that can be used for additional drainage in the Square, the CTA Grant. Greg asked for a Resolution to apply for that grant.

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the Resolution to apply for the CTA Grant for additional drainage in the Square.

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Engineer Report Cont.:

Greg Such also reported that the Borough needs to apply for the MS-4 Waiver Request and the application fee is \$500.00

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the MS-4 waiver application and the \$500 fee.

Public Safety:

Phyllis Metz was unable to attend. Greg Such reported that Phyllis received an Event Form for a 5K in March or April.

Business Development:

Cath Rape reported that Butler County is going to celebrate its 250th birthday in 2026. They would like to make the biggest parade ever and every municipality have a float, depicting what your borough or township is all about, in the parade. Greg Such suggested the Borough, HBA and the Museum all work together on it.

Chief Miller reported that the parking lot needs a sign for No Overnight Parking, Chief suggested putting a No Parking between 2am-6am under the Public Parking sign as our Ordinance states from 2am-6am. Frank Grannon is to get a price for the sign.

Personnel:

Greg Such reported that Health Insurance plan has changed, it is still with UPMC but has a two-tiered plan with one set of preferred providers with a lower match and a set of higher priced providers. The new plan was a 5% increase vs. an 11% increase for the other plan. In a motion made by Don Sims and seconded by Dave Szakelyhidi, the Harmony Borough Council unanimously approved to accept and purchase the UPMC MCA Gold EPO Healthcare Plan.

Greg Such also reported that the annual review process is underway with the Water Authority. Jason Sarver reported there are seven meetings scheduled throughout December for reviews. Greg Such asked for a motion to add a vote for approving the Water Authority raises to the agenda.

In a motion made by Don Sims and seconded by Dave Szakelyhidi, the Harmony Borough Council unanimously approved adding the Water Authority raises to the agenda.

In a motion made by Don Sims and seconded by Joe Dippold, the Harmony Borough Council unanimously approved raises as recommended by the Harmony Water Authority.

Finance:

Greg Such reported that the budget has been advertised. Dave Szakelyhidi inquired if there is money for street lights in the budget. Greg Such responded that there is \$5,000 for the lights.

In a motion made by Joe Dippold and seconded by Don Sims, the Harmony Borough Council unanimously approved the 2023 Budget.

Frank Luek inquired if there was any money leftover from 2022 to donate to the Library. Frank Grannon commented that we do not know what salt is going to bring yet for 2022 budget.

Streets:

Greg Such reported that there was a proposal from Jackson Township for snow removal. Jackson would take over Old Little Creek and in place Harmony would take over Parkedge

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Streets Cont.:

Drive. Frank Grannon reported that Jackson was going to revisit all of the streets they switched out, Frank is still waiting to hear back from Jackson.

Facilities:

Dave Szakelyhidi reported that he got a call from the alarm company for the borough building, we just replaced the batteries. The call did not specify fire, smoke or anything else. It is not a wired system and the wireless leaves too much room for error. Greg Such commented that we could request they change the sensor and see if that helps. Greg stated the message he got was "lost connection with the smoke detector." Amy is to call the alarm system regarding the repeat alarms for loss connection with the sensor and would like to rectify it. Frank Luek reported that the bathroom was painted. Dave Szakelyhidi reported that it takes a while to get the street lights in, he would like to order the lights sooner than later. Don Sims inquired if we could use the money from the Commonwealth to purchase street lights. Greg responded that it was infrastructure and we can ask if lights can be purchased with that funding. Frank Grannon commented the more lights he orders the better the price. Jason Sarver suggested including the solar power light at the Main Street parking lot.

Grants:

Greg Such had nothing new to report.

Training & Conferences & Correspondence:

Listed on the Correspondence List.

Cath Rape commented about the email from the County about Floodplain training. Dave Szakelyhidi commented that he and Allen (Bayer) attended that training a few years ago.

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 **\$10,606.82**

Payroll in the amount of **\$10,042.03**

General Bills Already Paid in the amount of **\$5,870.16**

Parks Board Bills Payable in the amount of **\$42.00**

Silvester Bills Payable in the amount of **\$1,685.00**

BILLS PAYABLE Cont.:

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.

Adjourned: 8:00pm

As there was no further business to discuss, the Harmony Borough Council adjourned the December 6, 2022 In-person and Zoom virtual meeting at 8:00pm.

Respectfully Submitted,



Amy Brown, Recording Secretary

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

November 2022

1. I stopped by the office periodically to pick up mail, complete Building Permits and sign violations notices.
2. Filing and administrative work.
3. I created three sidewalk repair permits.
4. I attended Stockette's hearing.
5. I provided Kayla Reedy, Owner, Elysium Solar Energy LLC, 192 Railroad Street, McDonald, PA 15057 with information for obtaining building permits for solar installation at 125 N. Charles St.
6. I spoke with Dave, Dambaugh Lumber, regarding their sidewalk violation repair.
7. I spoke with Tim Sapienza regarding construction in the area without a building permit.
8. I created a second sidewalk repair permit for 102 N. Charles St. to be signed and returned. The first was lost by the resident.
9. I created a building permit for 156 N. Charles St. to install solar panels on the garage.
10. I spoke with Matt regarding fencing zoning for his property on Spring St.
11. I spoke with Dale Craig, 119 Jackson St. about inspection requirements for a whole house emergency generator.
12. I performed 7 violation inspections.
13. I created a house number violation for 401 E. Beaver St.
14. I spoke with Steven at 213 Utah regarding his sidewalk violations.

15. I requested status from Matt on 2 hearings that I had requested.
16. I attended the variance hearing for Susan Webb's hedge height. The Zoning Hearing Board approved the variance from 6' to 8' hedge height.
17. I prepared a building permit violation notice for 836 First St.
18. I requested two violation hearings with the District Magistrate.
19. I called Sam Hopkins about a sidewalk violation at 251 Mercer St.
20. I spoke with a resident on Spring St. regarding permit requirement for an in-kind window replacement.
21. I created November Time and Activity Reports.

Respectfully submitted,

Allen E. Bayer