

January 3, 2023

HARMONY BOROUGH COUNCIL MEETING January 3, 2023

COUNCIL MEMBERS PRESENT:

Greg Such

Phyllis Metz

Frank Luek

Dave Szakelyhidi

Joe Dippold

Don Sims

Jason Sarver

Mayor Cathy Rape

OTHERS PRESENT:

Susie Altemus

Rodney Gasch

Frank Grannon

Kathy Luek

Josh Meeder - virtually

Chief Jim Miller

Matt Racunas - virtually

January 3, 2023

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 Frank Luek and seconded by Don Sims, the Harmony Borough Council unanimously approved the December 6, 2022 Council meeting minutes.

SOLICITOR'S REPORT:

Solicitor Matt Racunas reported that the amended Sidewalk Ordinance that had been distributed last month was not the final copy. Matt distributed the final copy, which included the waiver of the permit fee for small cracks that are corrected in a certain time frame, the amended Sidewalk Ordinance has been advertised and is ready for adoption.

In a motion made by Dave Szakelyhidi and seconded by Phyllis Metz, the Harmony Borough Council unanimously approved the amended Sidewalk Ordinance.

Matt also reported on the 2023 Tax Rate Resolution, the rate is the same amount as last year.

In a motion by Joe Dippold and seconded by Don Sims, the Harmony Borough Council unanimously approved the 2023 Tax Rate Resolution.

Solicitor Matt reported that Butler County suggested a change to the SALDO, it has to do with a comment that they want added in to the SALDO dealing with lots that are intended to be combined into one lot, the County wants something on there that states it has to confirm with the existing lot requirements. It is a minor change however it requires a public hearing. Matt will prepare the Ordinance and will work with Amy.

BOARD REPORTS/APPOINTMENTS:

Appointments:

Greg Such reported that the following appointments are needed.

HARB – Jodi Correll and Joan Sorce

Planning Commission – Joe White

Parks Board – Susie Altemus, Mike Cornell, and Joan Szakelyhidi

In a motion made by Frank Luek and seconded by Phyllis Metz, the Harmony Borough Council unanimously approved the Board appointments.

Greg Such reported that there is a new item that needs to be added to the agenda, the Gannett Fleming Agreement.

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved adding the Gannett Fleming Agreement to the agenda.

In a motion made by Daze Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved to continue to retain Gannett Fleming as the Borough's Engineering Firm.

Council of Governments (COG):

Phyllis Metz reported that the next meeting is in February.

January 3, 2023

HARB:

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

Harmony Museum– Window Replacement. Replacement of 40 windows on 218 Mercer Street in original Harmony Society style, repair brick work as needed, and paint building in same colors.

In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for 218 Mercer Street.

Dave & Joan Szakelyhidi – 209 Mercer Street – Installation and painting of two metal stair railing on Mercer Street side of house, painted metal to match front (Mercer Street) fence.

In a motion made by Don Sims and seconded by Frank Luek, the Harmony Borough Council unanimously approved the Certificate of Appropriateness for 209 Mercer Street.

Harmony Water Authority:

Dave Szakelyhidi reported that the new manager and chairman were both sick in December, the next meeting is tomorrow, January 4th.

Parks Board:

Susie Altemus reported that we had a good Silvester. There were 324 registered runners and 275 that actually ran. The first-place male, Zach Leachman with a time of 14:49 and the first-place female, Kim Platt with a time of 22:32. The new location was a better location for the fireworks as it gave a great site line for the Square. Susie thanked the Zelenople Police and the Parks Board Members for all their help and work with the Silvester. Susie reported that the 1-mile walk/run needs to be improved. She requested help on the course from Council, adding that there is traffic congestion with people leaving after the 5K race and people coming in for the ball drop and fireworks. Some of the volunteers may not be familiar with the town and may not know how to direct people out of town.

Susie also reported that the Parks Board received a \$1,500 commitment from the Rotary toward the Park Equipment Grant. Greg Such commented that we are still looking for some additional funding.

Library Board:

Kathy Luek asked Council if there was any money left in the budget to make a donation to the Library adding that the Library is very important to the community. Kathy feels that Harmony Borough is being shamed for not donating a penny to the Library, there's been two articles in the paper and Harmony looks bad. Kathy spoke to Zelenople's Mayor, Tom Oliverio, who said that the Borough can add a 1-3 millage to the taxes for the Library. Greg Such commented that the Borough hasn't raised their own taxes in 12 years. Dave Szakelyhidi commented that the budget has been set and inquired if the Borough had a time period where the budget could be modified. Don Sims commented that the budget has already been passed. Solicitor Matt responded that next year the budget can be changed up until February 15th. Frank Luek reported that the Library will have a Chess Club from 1-3pm on Saturday afternoons for anyone who wants to learn how to play chess.

Planning Commission:

Frank Luek had nothing new to report.

January 3, 2023

WBCA:

Greg Such reported that DEP sent a letter requesting a 60- day extension on the Act 537 Plan for the sewage plant, and the planning continues for the new administration building, and the environmental paperwork is being prepared for the Harmony pump station.

Shared Services:

Frank Grannon had nothing new to report. Greg Such reported that he and Mike Cornell removed a deer on Evergreen Mill Road prior to the Silvester 5K. Mike also cleaned up three bags of garbage along the course the day before the race.

Parking and Signage:

Greg Such reported that Council needs to ratify the vote for the ‘No Parking 2AM-6AM’ signs for the Spring Street parking lot. Don Sims reported that there was an email vote to purchase two signs and install them.

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved No Parking 2AM-6AM signs at the Spring Street parking lot.

Jason Sarver inquired if the dump truck was gone from the parking lot. Mayor Rape commented that they moved to behind Dambach Lumber. Chief Miller reported that he called the owner of the dump truck parked in the municipal lot on Spring Street and asked the owner to move it.

Historic Harmony:

Rodney Gasch reported that the HARB certificate for window replacement is the first step for a grant application the Museum is applying for with the Pennsylvania Museum Commission, the construction will begin the Spring of 2024. The Silvester was great, the tree toss is growing in popularity, they had to cut it off at two hours. The Museum will be closed for tours the month of January.

HBA:

Cath Rape reported the next meeting is January 5th at the Bottlebrush, this is the December meeting that was postponed.

Other Meetings:

Stormwater Group Meeting – Greg Such reported that the next meeting is January 9th.

Commissioner’s Communication Meeting- Greg Such reported that the next meeting is January 12th.

PUBLIC COMMENT:

There was no public comment.

BOROUGH STAFF REPORTS:

Police Report:

Report submitted via email.

Greg Such thanked Chief Miller for the police support during the Silvester. Chief Miller reported that a woman fell down during the Silvester, people thought she was having a heart attack but it wasn’t a heart attack, she got faint and passed out.

January 3, 2023

Office:

Amy Brown had nothing new to report.

Borough Director of Operations:

Frank Grannon reported that the No Parking 2-6am signs are up in the Spring Street and German Street parking lot and has one sign in stock in case one gets run over. Frank Grannon commented that he looked at the Ordinance and that parking lot is the only one that is listed for overnight parking. Dave would like to change the Ordinance to include all the municipal parking lots. Greg Such commented that people use the Wood Street lot as residential parking. Cath Rape commented that the apartments and rentals should be parking on their own property, the 8 spots on Wood Street could have been used for the Silvester. Greg Such commented that there is an ordinance that says how much parking an apartment/rental is supposed to have. Frank Luek commented that for apartments street parking counts for a spot. Frank Grannon reported that the batteries for the crosswalk signs on Rt. 68 are in and should be installed this week. Frank also reported that a new cutting edge is needed for the snowplow, the cost is around \$210 (\$187.16 for the cutting edge and \$30 for the bolts).

In a motion made by Dave Szakelyhidi and seconded by Don Sims, the Harmony Borough Council unanimously approved the cutting edge and bolts in the amount of \$210.00 for the snowplow. Frank Grannon reported that the bench ends for the damaged bench by the Weavers Cabin are in, he will get the bench set back up. Frank also reported that Bowers Garage doesn't want to look at the dump truck. Dallas will take a look at it tomorrow; his shop rate is \$85/hour and it will be time and material. Greg Such suggested to do it, the rate is half of Baierl's shop rate and Baierl did it the last time. Frank Grannon reported that we received our first load of salt and we went through it; the second load is ordered. Greg Such commended Frank on a job well done with the streets on December 17th, adding that I79 was a sheet of ice and he was glad to hit the streets of Harmony. Susie Altemus inquired why Frank (Grannon) shovels the sidewalk by the white house next to the bridge. Cath Rape responded that the sidewalk is part of the Trail.

Zoning and Codes:

Allen Bayer report submitted via email.

Greg Such reported on the Building Inspector, T.W. McCosby's Agreement and updated pricing. In a motion made by Dave Szakelyhidi and seconded by Frank Luek, the Harmony Borough Council unanimously approved to renew the agreement with T.W. McCosby as the Building Inspector. Frank Luek inquired on Allen's term as the Zoning Officer. Greg Such commented that Allen is an employee.

Engineer Report:

Engineer Tom Thompson was unable to attend. Greg Such reported Tom suggested a committee to work with him on managing the Stormwater Grants. The committee will be Frank Grannon, Dave Szakelyhidi and Mayor, Cath Rape. Dave Szakelyhidi reported that the Borough received about \$760,000.00 from the Stormwater Grant. Greg Such reported that he had an interview with Chris from the Eagle, Greg made sure to thank Butler County Commissioners, Mark Gordon and Jerry Andree. Jason Sarver inquired if the Borough received enough to do the two projects. Greg Such responded that we don't know, Tom Thompson used accepted standards to make the estimates, we didn't receive all of what we requested, and we have to put a match in. Like another building project you learn as you go,

January 3, 2023

refi or maybe we'll need to change something. Greg Such reported that Harmony Borough has two projects, the first project is First and Spring Streets to the Creek and the second project is Old Little Creek under I79. Josh Meeder commented that he sold his building (The Center of Harmony) December 29th and Council will need to work with the new owners on the project. Josh thanked Council and HARB for the support over the years.

Public Safety:

Phyllis Metz had nothing new to report.

Business Development:

Cath Rape reported that there is an article on solar lighting in the Borough News magazine. Cath inquired if the borough wanted to have solar lighting installed when a roof repair or new roof is needed, it would save on electric. Cath also inquired on the solar light for the parking lot on Main Street. Greg Such received a link and will send it to Cath. Cath also commented that HARB should be involved. Susie Altemus inquired why a Rotary style sign was not put in the Triangle, it was discussed years ago. Greg Such responded that Jim Hulings wanted a digital sign, HARB did not approve. Susie commented that there are a lot of events in Harmony that people do not know about. Dave Szakelyhidi reported that Sam Hopkins inquired on advertising businesses at the Canoe Launch. Greg Such commented that he talked to Sam, Sam wanted to put something at the Canoe Launch, that could be wheeled out and pulled back in, to let people floating down the creek know that Harmony has ice cream, sandwiches, coffee, and etc. Greg thought that if we could get permission to put a sign higher up on the other side of the creek the Tourism Grant may help to pay for it. Frank Grannon commented that the property is FEMA and it isn't supposed to have anything on it. Susie suggested the IBC side. Joe Dippold commented that people floating down the creek probably don't want to see a bunch of billboards/signs.

Personnel:

Jason Sarver reported that it was a busy month with employee evaluations and raises. Jason reported that Amy (Brown) and Frank (Grannon) are to get a 6.84% increase, which is below the rate of inflation.

In a motion made by Joe Dippold and seconded by Don Sims, the Harmony Borough Council unanimously approved the 6.84% raise for Amy (Brown) and Frank (Grannon).

Finance:

Joe Dippold had nothing new to report.

Streets:

Frank Grannon reported that Jackson Township's solicitor is reviewing their agreements of streets switched out, but he has a verbal agreement with Jackson that they will do snow removal on Old Little Creek and Harmony Borough will do Parkedge Drive.

Facilities:

Phyllis Metz reported that she has a picture of a 2nd and 3rd grade class from 1936 when the Borough Building was a school house. Phyllis would like to display the picture in the Borough Building. Greg Such suggested putting it in the hallway and get a plaque with the names on it. Dave Szakelyhidi reported that he received a low battery alarm for the office and all the batteries were just changed. Amy Brown commented that it was for the office door and Frank Grannon replaced the batteries.

January 3, 2023

Grants:

Greg Such reported that the MIP Grant came with paperwork, a Resolution and an Agreement are needed to accept the grant. Greg sent the Agreement to Solicitor Matt for review. Greg would like to add the MIP Grant Resolution to the agenda. In a motion made by Don Sims and seconded by Dave Szakelyhidi, the Harmony Borough Council unanimously approved adding the MIP Grant Resolution to the agenda.

In a motion made by Don Sims and seconded by Dave Szakelyhidi, the Harmony Borough Council unanimously approved the MIP Grant Resolution to be signed and sent back to Butler County Commissioners.

Cath Rape inquired on the RACP Grant for the Square. Greg Such commented that Tom (Thompson) is working on it, he is putting the bid package along with Zelig's. Cath Rape commented that she would like to have electric at each lamp pole in the Square so the trees could be lite up at Christmas time. Dave Szakelyhidi stated he is against it; the outlets could burn up. Don Sims suggested getting solar twinkle lights for the trees.

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 **\$8,245.13**

Payroll in the amount of **\$8,504.06**

General Bills Already Paid in the amount of **\$10,172.04**

Parks Board Bills Payable in the amount of **\$106.65**

Silvester Bills Payable in the amount of **\$1,089.68**

Silvester Bills Already Paid in the amount of **\$300.00**

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

Adjourned: 8:08pm

As there was no further business to discuss, the Harmony Borough Council adjourned the January 3, 2023 In-person and Zoom virtual meeting at 8:08pm.

Respectfully Submitted,



Amy Brown, Recording Secretary

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

December 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 performed a sidewalk repair inspection at 213 Utah St. I left a message with Steve Madaffari that his sidewalk repair is satisfactory.
4. I left a message with Charles Krivanek, 102 Division St., that it has been over 3 months we have waited for him to return one of two signed building permits that we have sent to him and if not received within one week, 12/7/22, I will schedule a hearing with the District Magistrate.
5. I attended the December HARB meeting.
6. I attended the December Council meeting.
7. I responded to a property owner's question regarding short-term rentals i.e.: Airbnb's.
8. I sent an email to Matt requesting a status update on my requesting 4 hearing pertaining to sidewalk violations not being repaired as well as, information on an alley vacation.
9. I spoke with Corey of Stadium Solutions requesting a building permit for replacing the press box at SV high school. I referred Corey to Jackson TWP.
10. I spoke with Lisa Snyder, Pine Valley mobile home community, regarding installing an 8x8 shed. I referred Lisa to Jackson Twp.
11. I spoke with Mary Schultz, 112 N. Pittsburgh St., regarding the fence location on her requested building

permit. I completed the fence building permit for 112
N. Pittsburgh St.

12. I completed a building permit for a front porch at 309
German St.

13. I completed Equitrans Midstream pipeline survey.

14. I created December Time and Activity Reports.

Respectfully submitted,

Allen E. Bayer