

**BLAIR TOWNSHIP BOARD OF SUPERVISORS
375 CEDARCREST DRIVE
DUNCANSVILLE, PA 16635**

MINUTES OF THE MONTHLY MEETING OF FEBRUARY 09, 2016

Chairman Richard Lasek called the meeting to order at 7:00 p.m. and led the assembly in the salute to the flag.

In attendance were Chairman Lasek and Supervisors Palmer Brown and Edward Silvetti, Secretary/Treasurer Betty Robertson, Chief of Police Roger White, Building Code and Ordinance Enforcement Officer Donald Ott, Teddie Kreitz representing Keller Engineers, and Attorney Chris Jancula.

Chairman Lasek announced: "Public comment is both welcome and invited. Any persons wishing to speak on an agenda item or during the public comment period will be limited to five minutes per person."

An Executive Session was held this evening at 6:30 p.m. to discuss a legal issue.

Supervisor Brown made a motion to approve the minutes of the Annual Organization Meeting of January 04, 2016. Supervisor Silvetti seconded the motion. The motion passed with a unanimous vote.

Supervisor Brown made a motion to approve the minutes of the Monthly Business Meeting of January 04, 2016. Supervisor Silvetti seconded the motion. The motion passed with a unanimous vote.

Supervisor Brown made a motion to approve the minutes of the Special Business Meeting of January 12, 2016. Supervisor Silvetti seconded the motion. The motion passed with a unanimous vote.

Supervisor Brown made a motion to approve the minutes of the Public Hearing held on January 26, 2016 for the FY 2013 CDBG Budget Modification. Supervisor Silvetti seconded the motion. The motion passed with a unanimous vote.

Payroll and payroll liabilities for the month of January totaled \$69,311.32. General Fund disbursements for the month of January totaled \$29,783.08. Liquid Fuels disbursements totaled \$3,597.13. Local Services Tax disbursements totaled \$48,613.67. Supervisor Silvetti made a motion to approve total disbursements in the amount of \$151,305.20. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

Chairman Lasek made a motion to approve the Treasury Balance for January 2016 as \$630,784.02. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

Supervisor Silveti made a motion to approve the “Specific Service Investment Account Funds” Treasury Balance for January 2016 as \$150,675.94. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

Attorney Jancula commented that they are still trying to obtain the original Easement Agreement between the Township and Mr. Holtzinger for the **Pleasant View Phase 6 Subdivision** plan cul-de-sac. A scanned copy was received by Gieg & Gieg Law Office, from Mr. Holtzinger, but the original still remains outstanding. Draft Developer’s Agreements (preliminary and final) are prepared, while review comments remain outstanding.

Chairman Lasek made a motion to approve the **Pleasant View Phase 6 Cul-de-sac Easement Agreement** as presented, allowing the Supervisors to sign the original as soon as it is received. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

Supervisor Brown made a motion to **table** the **Pleasant View Phase 6 Subdivision** plan. Chairman Lasek seconded the motion. The motion to table the plan passed with a unanimous vote. The current municipal review period will end March 24, 2016.

Supervisor Silveti made a motion to approve the **Weidley Lot 10 & Park Lot Land Development** plan. Supervisor Brown seconded the motion. It was noted that Financial Security, as required, in the amount of \$30,953.45 is in place. The motion passed with a unanimous vote.

The **Goldstein Planning Module** as prepared by Todd Holes of Stiffler McGraw was discussed. Luke Helsel, SEO, approved and signed the module. Supervisor Brown made a motion to **approve** the **Lot 1 Goldstein Sewage Facility Planning Module**. Supervisor Silveti seconded the motion. Any future building plan would need to comply with all SALDO and UCC requirements, including, but not limited to: PA DOT HOP plus FAR Part 77 Airport Hazard Area requirements. The motion passed with a unanimous vote.

The **Burdick Subdivision/Merger** plan as prepared by Rodney Eckard, P.L.S. of Land Design Management, LLC, was discussed. The outcome of the plan is to establish three individual lots, as opposed to the six current lots. Due to the final size of lots 1 & 3, a waiver to SALDO §508.B.3, minimum lot size, is required. Mr. Burdick intends to place a 28 x 52 modular home on the corner lot.

Supervisor Silveti made a motion to **approve** the **Burdick Waiver to the Minimum Lot Size** requirement. Supervisor Brown seconded the motion. Teddie Kreitz commented the area has public sewage, with on lot wells, noting there has never been an issue in that area of the township with insufficient well water supply. The motion passed with a unanimous vote.

Supervisor Silveti made a motion to **approve** the **Burdick Subdivision/Merger** plan. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

Paul Barton of Teds Way, Pleasant View resident, addressed the Supervisors regarding sidewalk completion of the **Pleasant View Phase II Development**. He commented sidewalks are a part of the original plan that was approved by the Township and the residents are requesting that they be completed. He questioned the discussion regarding Pleasant View Phase 6, while

the Second Phase remains incomplete. Mr. Barton presented a petition signed by twenty Pleasant View/Ted's Way residents, as well as a photograph of the original sign advertising sidewalks as part of the Phase II infrastructure amenities. A lengthy discussion ensued, with Supervisor Silveti commenting that Mr. Barton is correct; the plan was approved with sidewalks on both sides of the street, as opposed to just the northern side, as it is now. It was agreed that the uncompleted sidewalk is that portion on the southern side of Ted's Way from Jack's Way to, but not including, the cul-de-sac. Chairman Lasek explained the process that the Township found necessary in order to be able to take over the streets. The Developer's Bond was cashed, but funds were inadequate to install all infrastructure. Blair Township General Fund money was added to install sidewalk and street lights on the north side of Ted's Way as it remains today. Supervisor Brown commented that he was instrumental in mandating sidewalks, noting the original plan had no sidewalks. Mr. Barton also noted that Mr. Holtzinger had cracked a section of the sidewalk with his dozer, which needs to be repaired. Supervisor Silveti made a motion to authorize Keller Engineers to provide a cost estimate for placing sidewalks on the southern side of the Phase II Development from Jacks Way to but not including the cul-de-sac. Supervisor Brown seconded the motion. The motion passed with a unanimous vote. Although unrelated, Mr. Barton thanked the Supervisors for holding the Public Meeting with Sunoco.

Jason Horomanski, representing the **Zane Helsel Development**, Puzzletown Road, addressed the Supervisors. The Developer presented a concept plan to further develop the area which is primarily in Freedom Township, but which accesses onto Mallard Lane which is in Blair Township. The Developer asked that the Supervisors to consider deferring project review to Freedom Township and also permission to abide by Freedom Township's standards with regard to the Subdivision and Land Development Ordinance, noting inconsistencies between the two municipal SALDOs. Freedom Township provides the infrastructure to the development. There is an agreement in place that defines the respective responsibilities of Blair and Freedom Township with regards to the current Zane Helsel Development. The Supervisors expressed concern regarding stormwater management issues, reaffirming that all stormwater maintenance plans would need to be reviewed and approved by the Blair County Conservation District. Supervisor Brown made a motion to **defer the review** of the **Zane Helsel Development** to Freedom Township. Supervisor Silveti seconded the motion. The motion passed with a unanimous vote.

Teddie Kreitz explained the proposed three-lot subdivision of **the Blair County Development Corp. III, Hollidaysburg Car Shops** property. A small portion of Tract 2 that will be created by this subdivision is located in Blair Township. This area consists primarily of land along and adjacent to River Road and the floodplain and floodway of the Frankstown and Beaverdam Branches of the Juniata River. Since most of the subdivision is located in Hollidaysburg Borough and Frankstown Township, Keller Engineers, on behalf of their client, is asking that Blair Township defer review to these municipalities. The DeGol Organization will own the property located in the Borough of Hollidaysburg. ABCD Corp, under the Blair County Development Corporation will own the property in Frankstown Township. Once subdivided, ABCD Corp. intends to donate the property in Blair Township to the Rails to Trails organization. Chairman Lasek made a motion to defer the review to Hollidaysburg Borough and Frankstown Township. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

The proposed **Outdoor Furnace Ordinance No. 2016-01** was once again discussed. There remain technical issues within the wording of the Ordinance that need to be addressed, clarified or deleted from the draft prior to it being re-advertised for adoption. Chairman Lasek commented that the Ordinance, as presented, is not ready for adoption. The Supervisors will continue to review. No formal action taken.

Matt Stuckey is requested release of the **Stuckey Parking Lot Expansion** project Bond. The Bond expiration date is April 05, 2016. Teddie Kreitz stated that following Ben Piper's recent site inspection, it was determined that a large section of the stormwater system was not constructed, also commenting that the project site is not in compliance with the approved plan. A meeting will be scheduled with a Supervisor, Ben Piper and Mr. Stuckey in order to review incomplete items. No formal action was taken.

Supervisor Silveti updated the assembly regarding the outcome of the Special Meeting on January 12th held to discuss the **Sunoco Pipeline** project. Following that meeting, Teddie Kreitz was instructed to look at the Sunoco Pipeline plans as filed at the Blair County Conservation District. The plans, following Ms. Kreitz' review, show that **placement of the Valve Station** could be altered in order to avoid the area of the PV2 cul-de-sac, while still complying with distance-between valve stations requirements. Placement of this valve station seems largely determined by ease of access to the Valve Station for maintenance purposes rather than distance between Valve Stations, as was expressed at the Special Meeting. Supervisor Silveti has not received a response to correspondence that was forwarded to Sunoco Representatives requesting that the Valve Station location be changed. He met with Senator Eichelberger this past week and is scheduled to meet with Representative Judy Ward next week in an effort to express the Township's concerns regarding the Valve Station placement. He reiterated that no one is opposing the pipeline construction, but the opposition stems from the potential degradation of the Pleasant View Phase VI neighborhood because of the valve station placement. It was confirmed with **DEP** that the **permitting** for the **Sunoco** project is in the initial, early stages. At this juncture, changes in the construction plan, including the layout of the Valve Station, would not adversely affect the permitting process. Supervisor Silveti stressed the importance of Pleasant View residents expressing their concerns in writing to Sunoco as well as to Senator Eichelberger and Representative Ward. He has prepared a summary of focus points that he intends to forward to the residents. Supervisor Silveti insisted that the residents need to make Sunoco aware of their concerns, noting that every citizen has a right to express their opinion.

Teddie Kreitz commented on **Sunoco** Engineer **Tetra Tech**'s request for **Consistency Letters** regarding Floodplain and Stormwater compliance. She confirmed that the Township is able to offer a consistency letter regarding the Floodplain. The requested Consistency Letter regarding the Stormwater Management cannot be issued, as there was not enough supporting information and the amount of earth disturbance was not clearly outlined.

Matt Stoehr of Keller Engineers addressed the Supervisors reporting on the **Greendown Acres Mobile Home Park Wastewater Project**. He noted that four qualified bidders came in under budget. Dave Roman Excavating, Inc. was the low bidder at \$433,320.00. He commented that Keller Engineers has worked with this firm before on past projects, noting they are familiar with the Government regulated paperwork and with working with the Government Agencies. Dick Furmanchik commented as long as there are no shortfalls, the project should be ready to go. He recommended moving forward with the notice of award, explaining the process. Supervisor

Silvetti stated that the Township is unable to move forward without formal notice from the BTWSA as they had, in the Agreement, been given authority to direct the Township to accept or reject any or all bids. Supervisor Silvetti requested that Tim McGaw BTWSA Manager, publically state the Authority's approval or disapproval to move ahead with a bid award. Mr. McGaw stated that the Authority is good with the bids received, noting that on the Authority's behalf they accept the bids and authorize the Notice of Award.

Supervisor Silvetti made a motion to approve the **Greendown Acres Wastewater Project Agreement, Notice of Award and Notice to Proceed to Dave Roman Excavating, Inc.** in the amount of **\$443,320.00**, pending verification of adequate Bonds and Insurance. Supervisor Brown seconded the motion. The motion passed with a unanimous vote.

Supervisor Silvetti stated that Keller Engineers, Inc. and UNI-TEC, Inc. Both being qualified firms, had submitted **Proposals** for the Greendown Acres Wastewater Project **Resident Inspection Services**. These were reviewed by Dick Furmanchik and Supervisor Silvetti. Per Diem or per week inspection costs will be requested of the engineering firms. Once this information is provided, a Resident Inspection Service provider will be recommended.

Verizon has been served notice by the Township of its desire to **terminate** their annualized contract for landline telephone service and move to services being provided on a month to month basis. **Atlantic Broadband** will then become the Township's provider, substantially cutting telephone landline service costs.

Conversation took place with reference to supporting **Keep America Beautiful**. It was determined that the support drive may be generated by the lack of state budget funding. Teddie Kreitz suggested this is may be more of a membership drive, noting the opportunity to adopt non-state roadways may also be an option. Supervisor Brown made a motion to support Keep America Beautiful at the sponsorship level of \$100.00 annually. The motion died for lack of a second. No formal action was taken.

Other Business:

Supervisor Silvetti commented on a PA DOT meeting which he attended to discuss possible resolutions to the intersection encompassing North Juniata, Allegheny, Blair, Wall, Bedford and Newry streets in Hollidaysburg. Eight options are open for consideration and were discussed. At this time PA DOT is asking for input. Supervisor Silvetti stated that he favors Option 7 or Option 8.

Chairman Lasek called for anyone not on the agenda that wished to speak. There being no response, Supervisor Brown made a motion to adjourn. Supervisor Silvetti seconded the motion. The motion passed with a unanimous vote.

The meeting adjourned at 8:34 p.m.

Respectfully Submitted by:

Betty Robertson

Secretary/Treasurer