

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 1

100434

ASSEMBLY Council of the Borough of Tarentum met in regular session on Monday, September 15, 2014, with Councilman President Tim Rapp; Councilman Vice-President Hugh Fox; Councilman Eric Carter; Councilman Mike Gutonski; Councilman Raymond Kerr; Councilman Tim Firko; and Pete Varos. Also present were Mayor Carl Magnetta; Borough Manager William Rossey; Solicitor Charles Clark; and Officer Matt Kaminski.

RESOLUTION Upon motion by Councilman Varos, seconded by  
APPROVE Councilman Gutonski, RESOLVED, this Council  
MINUTES approves the Minutes of the Regular Council Meeting of August 18, 2014.  
All Council members present were in favor and the resolution was adopted.

PRESENTATION A presentation was given by Mara Dowdy from Town  
ALLEGHENY Center Associates regarding the Allegheny  
TOGETHER Together Program. Ms. Dowdy indicated that she  
PROGRAM has been working with Tarentum Borough for a number of years through the Allegheny Together Program. An outline was given regarding what improvements have already been made and what the goals will be for the business district in making it friendly, safe and beautifying the Borough. It was noted that participation in this program helped the Borough get grant money for the work that has already been done. Ms. Dowdy gave examples of other communities who have been successful in participating with the program. A discussion was held regarding what the Allegheny Together Program can provide for the Borough and discussed the cost to continue with the program being \$17,900.

PRESENTATION A presentation was given by Ed Bilik of Western  
WESTERN PA Pennsylvania Gas Leasing Consultants, LLC  
GAS LEASING regarding leasing of Borough property for its gas  
CONSULTANTS and oil rights. Mr. Bilik informed Council that

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 2

100435

all eligible Borough acreage would be put into a package and marketed to all interested drilling companies. He indicated that within six months, the Borough could have an attractive lease. Mr. Bilik stated he would meet with the Borough Solicitor to build a bid according to the Borough Code. He stated the properties would be marketed to each interested company individually. Mr. Bilik discussed other communities that he has worked with in successfully pursuing leases with drilling companies. The Borough could get \$1,000 an acre or more per month, with royalties from 12½% to 18½%, which would provide a stream of income for the Borough. Mr. Bilik stated that the Borough would sign an agreement with his company and if his company is not successful in leasing the Borough's properties, there is no fee, but if leasing is successful, the Borough would pay a commission of 6%. A discussion was held.

- AUDIENCE PARTICIPATION At this point in the meeting, Council invites questions and comments from members of the audience.
- REMARKS:  
MS. LANDA Ms. Landa asked if any studies have been made regarding the gas on the properties and any downside to the matter.
- REMARKS:  
COUNCILMAN GUTONSKI Councilman Gutonski stated studies were made through the government, but not specifically with Tarentum. He stated Council will definitely look into the downside of the matter.
- REMARKS:  
MS. LANDA Ms. Landa stated there was an article in the newspaper regarding salt for the winter and asked if the Borough is going to be affected by the huge price increase in salt.

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 3

100436

REMARKS: Borough Manager Rossey stated the Borough has  
BOROUGH salt right now, but is over budget this year  
MANAGER to last winter season. He stated he hopes no  
ROSSEY will be needed until January 2015, but the price  
of salt has gone up and will affect the Borough  
when it comes time to order salt again.

REMARKS: Mr. Davidek stated he would like to remind  
MR. DAVIDEK Council that next year is the hundredth birthday  
of Tarentum High School and it would be nice to  
have some kind of celebration for the occasion.

REMARKS: Mayor Magnetta stated plans are being made to  
MAYOR recognize the event.  
MAGNETTA

REMARKS: Councilman Rapp stated, under President's  
COUNCILMAN Comments, stated he had no report.  
RAPP

Councilman Rapp asked for a report from the  
Mayor.

REMARKS: Mayor Magnetta stated he performed two weddings  
MAYOR for which no fee was accepted.  
MAGNETTA

Mayor Magnetta stated for the month of August  
2014, there were 450 calls for service which is a  
plus of 135 from 2013; 21 arrests which is a  
minus 16 from 2013; 57 citations issued which is  
a minus 91 from 2013; total accidents 9 which is  
a plus 1 from 2013, accidents with injuries two  
which is a plus 2 from 2013; fines collected  
\$3,447.14 which is a plus \$319.37 from 2013;  
fines collected for year \$27,988.08 which is a  
minus \$19,698.52 from 2013; parking tickets  
issued 14 which is a minus 65 from 2013.

REMARKS: Councilman Rapp asked for a report from the Chief  
COUNCILMAN of Police.  
RAPP

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 4

100437

REMARKS: Officer Kaminski stated he had no report.  
OFFICER  
KAMINSKI

REMARKS: Councilman Rapp asked for a report from the  
COUNCILMAN Borough Manager.  
RAPP

REMARKS: Borough Manager Rossey stated the Borough's Code  
BOROUGH Officer has passed his test and has become  
MANAGER certified as the Borough's Code Official. The  
ROSSEY Code Officer can now enforce all codes related to  
the Pennsylvania Department of Labor & Industry,  
the Pennsylvania Construction Code and can do  
both residential and commercial building  
inspections, plus can issue all occupancy  
permits, building permits and demolition permits,  
as well as other types of inspections, and is  
also the building code official for the Borough  
and has the ability for the Borough to establish  
their own fee schedule relating to the cost of  
permits. He stated a proposal for the permit  
fees will be given to Council for their  
consideration. It was noted that the fees have  
not been updated for ten years. He stated the  
state legislature is trying to pass a bill  
regarding code officials and what the legislature  
is trying to do is take away some of the  
Borough's control. He stated this was discussed  
at the County Borough's Association Board meeting  
and the association went on record and contacted  
state representatives and senators letting them  
know the Association opposition to the bill. He  
stated some churches in the area have approached  
him to discuss having community gardens in the  
Borough. He stated his wife and he attended a  
class provided by Allegheny County regarding  
community gardening. He stated a community  
garden could be started next year and the County  
will fund it and provide everything needed for

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 5

100438

two years. All produce will go back into the community through the churches to people in need. The only place for the garden so far is the grassy area by the marina. He stated a meeting is scheduled with the representatives from the churches and the consultant from the County regarding the program. He stated the Heritage Trail that is to link Washington DC to Erie Tarentum is the first community on this end to identify the trail. The trail will come into West Tarentum. He discussed the route for the trail which is through the business district and through the park. He stated the Borough is getting more trees this fall and in the park and there are three trees that are considered a danger and need to get bids on taking those trees down before they cause any damage.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from the Solicitor.

REMARKS:  
SOLICITOR  
CLARK

Solicitor Clark stated Mr. Greco's attorney contacted him to inquire whether the Borough could put the deed to Tarentum Station property in the name of LLC that Mr. Greco is creating. He stated he advised Mr. Greco's attorney that it would be up to Council. He stated he still has to go to Pittsburgh to have the property taken off the records there and that should take place in about two weeks. He stated Council will be voting on a couple of items this evening and he will answer any questions Council may have regarding those items.

A discussion was held regarding the request by Mr. Greco.

RESOLUTION  
APPROVE NAME

Upon motion by Councilman Gutonski, seconded by Councilman Kerr, RESOLVED, this Council approves

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 6

100439

Mr. Greco's request to place LLC on the deed for the Train Station.  
All Council members present were in favor and the resolution was adopted.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from Administrative, Employee Relations, Finance Committee.

RESOLUTION  
PAY BILLS

Upon motion by Councilman Fox, seconded by Councilman Varos, RESOLVED, this Council approves the payment of the September 2014 bills.  
Upon roll call, the resolution was adopted with seven (7) affirmative votes.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from the Water Committee.

RESOLUTION  
SUSPEND  
HIRING

Upon motion by Councilman Gutonski, seconded by Councilman Kerr, RESOLVED, this Council agrees to suspend the hiring process for a Water Plant position until a letter is received from the employee confirming his retirement.  
All Council members present were in favor and the resolution was adopted.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from the Electric Committee.

REMARKS:  
COUNCILMAN  
KERR

Councilman Kerr stated the presentation by Mr. Bilik regarding the gas leasing of Borough's property is very interesting because the Borough owns its own electric company and if there is gas, it might be possible to generate the Borough's own electricity.

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 7

100940

A discussion was held regarding the leasing of the land and the benefits of having a contract with Mr. Bilik.

RESOLUTION  
SIGN  
AGREEMENT

Upon motion by Councilman Kerr, seconded by Councilman Varos, RESOLVED, this Council authorizes the Borough Manager to sign the Consulting Agreement with Ed Bilik, Western Pennsylvania Gas Leasing Consultants, LLC. All Council members present were in favor and the resolution was adopted.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from Public Safety & Civil Service Committee.

REMARKS:  
COUNCILMAN  
FIRKO

Councilman Firko stated Eureka Fire Rescue report for July 2014, there were 34 calls representing 242 personnel hours and 260 calls for EMS representing 1,014 personnel hours; training hours 32. Eureka Fire Rescue report for August 2014, there were 31 calls representing 289 personnel hours and 246 EMS calls representing 938 personnel hours; and 26 training hours for the month. Summit Hose Company report for August 2014, there were 16 calls for service representing 60 man hours, with total details being 23, with 621 total man hours combined for the month.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from Property & Zoning, Library & Health Committee.

RESOLUTION  
ORDINANCE  
14-03

Upon motion by Councilman Kerr, seconded by Councilman Carter, RESOLVED, this Council passes Ordinance 14-03, Tarentum Borough Flood Plain Management, requiring all persons, partnerships, business and corporations to obtain a permit for any construction or development within areas of

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 8

100441

the Borough of Tarentum which are subject to flooding.  
All Council members present were in favor and the resolution was adopted.

RESOLUTION  
APPROVE  
SUBDIVISION

Upon motion by Councilman Kerr, seconded by Councilman Carter, RESOLVED, this Council approves the subdivision plans presented by John Kristof, Jr., for Block & Lot 1223-R-282, to be divided into 4 separate parcels for residential riverfront development.

A discussion was held regarding why the property is to be subdivided and what type of housing would be placed on the properties.

VOTE ON  
RESOLUTION

All Council members present were in favor and the resolution was adopted.

RESOLUTION  
14-13

Upon motion by Councilman Kerr, seconded by Councilman Carter, a motion was read regarding Resolution 14-13, authorizing the condemnation proceedings of the real property Block & Lot 1223-J-375, for the construction, operation and maintenance of water tanks for Tarentum Borough water system.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp stated the Borough paid to have the engineers come and say where to build the water tanks and now the engineers are saying it's going to cost the Borough a lot more money to get it done there, so the Borough has to do an eminent domain. He stated he is against it.

REMARKS:  
BOROUGH  
MANAGER  
ROSSEY

Borough Manager Rossey stated the site construction alone would be a million dollars just to build new tanks where they originally had planned to put them.

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 9

10540

REMARKS: Councilman Gutonski stated the original plan was  
COUNCILMAN for three million gallon tanks and the engineers  
GUTONSKI were that far off on their estimation.

REMARKS: Mayor Magnetta asked if the Borough was still  
MAYOR liable to pay the firm since a big error was  
MAGNETTA made.

REMARKS: Solicitor Clark stated he would have to look into  
SOLICITOR the matter and take it under advisement. He  
CLARK stated he would give Council his opinion next  
meeting about what steps can be taken, if any,  
regarding the matter.

REMARKS: Borough Manager Rossey stated there was a meeting  
BOROUGH with the engineers regarding the water bond the  
MANAGER Borough took out four years ago and there's been  
ROSSEY some change orders and other matters brought to  
their attention. The Borough is now withholding  
money for the engineering firm. He stated a  
meeting is scheduled for Thursday with the  
engineering firm to try and resolved some of the  
issues. The alternative site is the two acre  
property off of West 12<sup>th</sup> Avenue. It's flat and  
minimal site preparation would need to be done.  
The ground has been tested and is perfect to  
place the water towers. It's basically abandoned  
property. He stated negotiations were held with  
the owner of that property and the owner  
requested payment of \$250,000 for the property.  
He stated an offer was made to the owner of  
\$10,000 for the two acre property.

REMARKS: Councilman Gutonski suggested a letter be sent  
COUNCILMAN to the owner indicating the Borough's offer and  
GUTONSKI informing him of other avenues that can be taken  
by the Borough.

A discussion was held regarding the property.

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 10

160443

RESOLUTION  
SEND OWNER  
LETTER

Upon motion by Councilman Kerr, seconded by Councilman Varos, RESOLVED, this Council authorizes the Borough Manager to send the owner of the property, Mr. Sebak, a letter offering \$10,000 for the two acre property and informing him of the steps to be taken by the Borough, if the offer is rejected.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from Streets & Sanitary Sewers Committee.

REMARKS:  
COUNCILMAN  
CARTER

Councilman Carter stated he had no report.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from Parks & Recreation Committee.

RESOLUTION  
ACCEPT BID

Upon motion by Councilman Fox, seconded by Councilman Kerr, RESOLVED, this Council accepts the bid of \$42,732.00 from Genesis Construction Group, for the installation of 20 decorative light poles for Riverview Memorial park. This is part of a CDBG Grant. All Council members present were in favor and the resolution was adopted.

REMARKS:  
COUNCILMAN  
FOX

Councilman Fox stated the Summit Hose and Recreation Board's annual Fall Festival is scheduled for September 25, 26 and 27. There is a schedule of events and will be placed on the Borough's website. He invited everyone to attend.

REMARKS:  
COUNCILMAN  
RAPP

Councilman Rapp asked for a report from AVN/COG Committee.

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 11

REMARKS: Councilman Fox stated he had no report.  
COUNCILMAN  
FOX

REMARKS: Councilman Rapp asked for a report from KOZ  
COUNCILMAN Committee.  
RAPP

REMARKS: Mayor Magnetta stated he had no report.  
MAYOR  
MAGNETTA

REMARKS: Councilman Rapp asked for a report from  
COUNCILMAN Redevelopment & Revitalization Committee.  
RAPP

REMARKS: Councilman Kerr stated he would like Council to  
COUNCILMAN consider the presentation given by Mara Dowdy of  
KERR Town Center Associates regarding the Allegheny  
Together Program. He suggested the Borough stay  
in the program.

REMARKS: Councilman Gutonski stated the Borough doesn't  
COUNCILMAN have \$20,000 to put towards this program. He  
GUTONSKI stated the Borough is struggling for money and  
the money could be put towards what is really  
needed in the Borough.

REMARKS: Councilman Kerr stated the Borough received a lot  
COUNCILMAN of grants through that program and Ms. Dowdy's  
KERR firm has a lot of influence with the County.

A lengthy discussion was held regarding the amount of money paid to Town Center Associates, the pros and cons of staying with the Allegheny Together Program, what the program has already accomplished in the Borough and the grants received through the program. Also discussed was the interest the business community has in the program.

MINUTES  
REGULAR COUNCIL MEETING  
SEPTEMBER 15, 2014  
6:30 P.M.  
PAGE 12

REMARKS: Mr. Bowser, West Tarentum, asked when the new  
MR. BOWSER water tanks are built, if there were any  
guarantees that if one of the tanks break, that  
it wouldn't flood the homes in West Tarentum and  
if the tanks could be put anywhere else.

REMARKS: Councilman Gutonski stated there's home below  
COUNCILMAN where the tanks are now.  
GUTONSKI

A discussion was held regarding the placement of  
the water tanks and their safety.

REMARKS: Mr. Bowser stated the Borough got the check back  
MR. BOWSER from Mr. Drum who was entitled to it.

REMARKS: Councilman Rapp stated it was his impression that  
COUNCILMAN Mr. Drum gave the check back of his own free  
RAPP will. He stated Mr. Drum indicated he just  
wanted to make the place look nice.

REMARKS: Mr. Moussad stated the Borough has a hazardous  
MR. MOUSSAD tree ordinance and there are multiple hazardous  
trees in the Borough and something should be done  
about those trees. He stated he found out that  
the Borough owns most of the trees that need  
taken care of.

A discussion was held regarding trees that need  
taken care of.

ADJOURNMENT There being no further business to come before  
Council, upon motion by Councilman Gutonski,  
seconded by Councilman Varos the meeting of  
September 15, 2014, was unanimously adjourned at  
8:10 p.m.

  
William Rossey  
Borough Manager

BOROUGH OF TARENTUM  
 ALLEGHENY COUNTY, PENNSYLVANIA  
 RESIDENT SIGN IN SHEET  
 COUNCIL MEETING  
 September 15, 2014

**PLEASE PRINT NAME AND ADDRESS**

| NAME                    | ADDRESS           |
|-------------------------|-------------------|
| 1. <del>Bob Brown</del> |                   |
| 2. WALT ALTFATHER SR    | 917 CORBET ST.    |
| 3. Scott Mulhern        | Summit House      |
| 4. Jimmie White         | 108 W 11th St     |
| 5. GINA LANDA           | 512 E 6TH         |
| 6. Janelle Kossey       | 120 E. 2nd        |
| 7. Mark Matson          | West 11th         |
| 8. JOE DAVIDER          | 230 DAVIDSON ST   |
| 9. SANDY COLLINS        | 209 MAIN ST.      |
| 10. Jim Bouse           | 314 W 8th via Omp |
| 11. Erika Josefski      | 637 E-10th AVE.   |
| 12. Josh Fox            | 344 W 10th AVE.   |
| 13.                     |                   |
| 14.                     |                   |
| 15.                     |                   |
| 16.                     |                   |
| 17.                     |                   |
| 18.                     |                   |
| 19.                     |                   |
| 20.                     |                   |
| 21.                     |                   |
| 22.                     |                   |
| 23.                     |                   |
| 24.                     |                   |
| 25.                     |                   |
| 26.                     |                   |
| 27.                     |                   |
| 28.                     |                   |
| 29.                     |                   |
| 30.                     |                   |
| 31.                     |                   |
| 32.                     |                   |
| 33.                     |                   |
| 34.                     |                   |
| 35.                     |                   |
| 36.                     |                   |