

CITY OF SAINT MARYS COUNCIL MEETING

MARCH 20, 2017

CALL TO ORDER

The regular monthly Council meeting of the City of Saint Marys was called to order by Mayor Robert Howard on Monday, March 20, 2017 at 7:00 p.m. The meeting was held in the Council Room of City Hall, 11 LaFayette Street. Notice of this meeting was sent to Council on March 16, 2017, posted at City Hall and published in the Daily Press.

PLEDGE TO THE FLAG**ROLL CALL**

Present: Mayor Robert Howard, Gregory Gebauer, Gary Anderson, Andrew Mohney, Bob Mohr, Lou Radkowski, Nedward Jacob, Manager Timothy Pearson and Solicitor Tom Wagner.

VISITORS

Visitors included: Tina Gradizzi, Warren Stewart, Amy Cherry, Richard Sadley and Lance Mohney.

APPROVAL OF MINUTES

March 6, 2017
Motion Failed
Discussion

Nedward Jacob made a motion to approve the minutes of March 6, 2017. There was no second.

Andrew Mohney requested clarification of the language under Topic For Discussion: Chamber Question, second paragraph, "It was also clarified Councilman Mohney would present any relevant matters and get a consensus of Council before making decisions."

Council, the Solicitor and the Manager discussed the request.

Motion

Lou Radkowski made a motion to amend the March 6th, 2017 Council minutes to read as follows:

It was also clarified Councilman Mohney would present any relevant "City" matters and get a consensus of Council before making decisions. Any Chamber matter can be voted on by Councilman Mohney at his discretion."

Motion Passed

The motion was seconded by Gary Anderson and all were in favor.

Motion Passed

Andrew Mohney made a motion to approve the March 6th, 2017 Council minutes with the above noted corrections, seconded by Lou Radkowski and all were in favor except Gary Anderson who abstained.

CITIZEN COMMENTS ON AGENDA TOPICS

There were no comments on agenda topics.

MAYOR'S REPORT

Mayor Howard reported he attended the 1st Bootjack Hill bypass 30 year recognition meeting.

MANAGER'S REPORT

Manager Pearson provided the following report:

- On April 1st, Farmers National Bank will begin accepting sewer bill payments, which will provide more options including Saturday hours, extended hours and the ability to utilize their drive thru.
- Reminder of City Clean-Up Day will be held in mid-May.
- Request for an Executive Session following adjournment of tonight's meeting regarding Real Estate matters.

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SOLICITOR'S REPORT

Solicitor Wagner reported he and City staff were working on the outdoor fire ordinance and he hoped to bring it back at the next meeting.

Mr. Wagner also reported he received a Land Use Appeal from Seneca Resources and will keep Council advised.

TREASURER'S REPORT

Manager Pearson provided the following Treasurer's Report as of February 28, 2017:

Total Revenue for the General Fund as of February 28, 2017 was \$539,184 or 8 percent of Budget and total Expenditures were \$785,072 or 12 percent of Budget. Last year at this time Revenue was at \$481,314 (7.65%) and Expenditures were \$775,752 (12%). Benchmark figures would be at 16.67 percent. The City should be receiving a portion of the Real Estate Tax Revenue by the end of March. Pension Plans increased in market value for February, 2017. As of February 28, 2017 the City has collected in Earned Income \$380,755 or 25 percent of Budget and last year at this time the City collected \$333,909 or 23 percent of Budget. The City has spent \$9,741 or 28 percent of its budget on overtime for snowplowing and spent \$57,203 or 39.5 percent of its budget for salt, stone and supplies as of March 14, 2017. Last year at this time the City spent \$7,676 or 22 percent of Budget on overtime for snow removal and \$76,836 or 53 percent of Budget for material. Balances for February 1, 2017 were adjusted to actual with 2016 year end adjusting entries.

Manager Pearson commented the Street crew had 12 callouts this year vs only 10 last year but was due in part to the timing of the bad weather events which allowed earlier start times and extended days.

LEGISLATIVE ACTION:**Consider for adoption:**

Resolution No. 17-06, re: 2017
Citizen Participation Plan

Tina Gradizzi, Community and Economic Development Coordinator, explained the City of St. Marys is a C.D.B.G entitlement municipality and each year it is required to revisit the Policies and or Plans for the program and make any necessary updates and have each policy and/or Plan re-approved by Council.

Resolution No. 17-06, adopting a Community Development Block Grant (CDBG) Program Citizen Participation Plan was presented for adoption.

Motion

Gary Anderson made a motion to adopt Resolution No. 17-06, seconded by Lou Radkowski.

Question

Nedward Jacob questioned the 13 percent for discretionary (competitive costs) and Ms. Gradizzi responded the City was not entitled to that portion of funds.

Motion Passed

All were in favor to adopt Resolution No. 17-06.

**504 Self-Evaluation Plan for
Handicap Accessibility**

The 504 Self-Evaluation Plan for Handicap Accessibility was presented for annual approval with the following change:

Vision Impaired was checked for City Hall and the Police Department since both elevators are equipped.

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- Motion Passed Bob Mohr made a motion to re-approve the 504 Self-Evaluation Plan for Handicap Accessibility with the above noted change, seconded by Gary Anderson and all were in favor.
- Residential Anti-Displacement and Temporary Relocation Plan Residential Anti-Displacement and Temporary Relocation Plan was presented for annual re-approval with no noted changes.
- Motion Passed Nedward Jacob made a motion to approve the Residential Anti-Displacement and Temporary Relocation Plan, seconded by Andrew Mohny and all were in favor.
- Section 3 Plan Section 3 Plan was presented for re-approval with no noted changes.
- Motion Passed Gary Anderson made a motion to approve the Section 3 Plan, seconded by Andrew Mohny and all were in favor.
- Minority Business Enterprise and Women Business Enterprise (MBE/WBE) Plan Minority Business Enterprise and Women Business Enterprise (MBE/WBE) Plan was presented for re-approval with the following changes:
- Motion Passed Added pages 1, 2 and 3 "Definitions" and page 9 "Exhibits"
- Gary Anderson made a motion to re-approve the Minority Business Enterprise and Women Business Enterprise (MBE/WBE) Plan with the above noted changes, seconded by Nedward Jacob and all were in favor.
- Subdivision Application: Brian Dippold, Silver Creek Road A subdivision application was presented from Brian Dippold for property located on Silver Creek Road. The subdivision proposed to subdivide a 3.104 acre lot, Lot 1, from a 4.404 acre parcel as a new residential building lot. The new lot has access to public water and private sewage disposal. Lot 1 will be accessed via a new private street, Alan Lane. The residual parcel contains an existing garage. The residual is to be combined with the parent parcel to the south. A Component 2 Planning Module and Resolution is required for the onlot sewage disposal system.
- Motion Bob Mohr made a motion to approve the subdivision application, seconded by Gary Anderson.
- Discussion Nedward Jacob questioned if Alan Lane went thru the properties and Bob Mohr responded yes it was a private road. Solicitor Wagner commented it crosses the frontage of the Jacob property and confirmed it went thru the residual parcel.
- Motion Passed All were in favor to approve the Brain Dippold subdivision application.
- Consider for adoption:** Resolution No. 17-07, re: Plan Revision for New Land Development Sewage Facility Planning Module Component 2 for Brian Dippold, Silver Creek Road Resolution No. 17-07 approving a Plan Revision for New Land Development Sewage Facility Planning Module Component 2 for Brian Dippold, Silver Creek Road was presented for adoption.
- Manager Pearson explained the developer is requesting approval of a ~~Component 2 Planning Module to develop a~~ 3.104 acre parcel with a new single family dwelling. DEP's regulations state that only 10 lots may be subdivided from a

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parcel since 1972 using a Component 1 Module, after 10 lots, a Component 2 is required. This will be the 11th lot subdivided from the parent parcel since 1972. Component 2's also require municipal approval via resolution. The Planning Commission had no comments on the module.

Council, the Solicitor and the Manager discussed the Component 2 requirements.

Motion Passed

Gary Anderson made a motion to adopt Resolution No. 17-07, seconded by Lou Radkowski and all were in favor.

Tate/Hodgdon, South St. Marys Street

A subdivision application was presented from Tate/Hodgdon for property located on South St. Marys Street. The subdivision proposed to move a property line to correct a storage building encroachment. The northern point of the boundary will move 29.72 feet to the east, while the southern property point will move 13.01 feet to the west. No new building lots will be created as a result of this subdivision. The subdivision plat was not recorded within 90 days of approval, so this was a re-approval with no changes to the original plan.

Motion

Bob Mohr made a motion to approve the subdivision application, seconded by Gary Anderson.

Discussion

Nedward Jacob questioned if there were any changes from the last time it was approved in October and Manager Pearson responded no.

Manager Pearson further commented since this was the second time this happened (not recorded within 90 days from approval) Staff will change their process, even though it is not the City's responsibility, and will notify the applicant after 60 days to record the map/plat.

Motion Passed

All were in favor to approve the subdivision application.

TOPICS FOR DISCUSSION:
Activity Reports (added to agenda)

Nedward Jacob made a motion to add Activity Reports, seconded by Gregory Gebauer and all were in favor.

Nedward Jacob stated Council previously used to receive a monthly WWTP Activity report and requested it be included in Council's Weekly Informational Packet and Manager Pearson responded he would look into it. Manager Pearson further commented he would be sending Council a summary page of reports that they will be receiving.

Nedward Jacob also reminded the Manager he had previously requested a LERTA Status Report.

CITIZEN COMMENTS ON NON-AGENDA TOPICS

There were no citizen comments on non-agenda topics.

COUNCIL COMMENTS

Councilman Mohr requested an update on Floodplain Study and Manager Pearson responded he was scheduling a meeting of the Capital Improvement Project Committee first to address the bond funding allotment and also was waiting on grant funding options to provide a more accurate update.

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Nedward Jacob questioned the bond funding deadlines and Manager Pearson responded the deadline was met and parking lot base repair was included.

Councilman Mohr questioned if there was any grant funding for upgrading the windows at City Hall and Manager Pearson responded he would look into it.

Councilman Anderson requested a schedule of completion of the LED street light conversion and Manager Pearson will look into obtaining that from West Penn Power.

Councilman Anderson also commented on a Forbes magazine article pertaining to being a manufacturing town. He commented the consistent increase in wage tax was phenomenal.

Mayor Howard agreed commenting the St. Marys area has a great industrial manufacturing group.

Councilman Radkowski commented the Rural Regional College was presented with a competitive proposal to consider St. Marys for their site.

ANNOUNCEMENTS

Mayor Howard made the following announcements:

- An Executive Session will be held immediately following tonight's meeting regarding real estate matters.
- The next Council worksession will be held Monday, April 3, 2017 at 7:00 p.m. at City Hall.

ADJOURNMENT

Gary Anderson made a motion to adjourn the meeting. Meeting adjourned at 7:52 p.m.


Recording Secretary


Mayor