

**Borough of Munhall  
Regular Council Meeting  
Minutes  
Wednesday  
November 21, 2018 7:00 P.M.**

- I. **Call to Order – President Falce**
- II. **Pledge of Allegiance – President Falce**

Moment of Silence for Agnes Hogg

- III. **Preliminary Announcements**

**Roll Call: Councilman Ballas; Councilman Inglis; Councilman Petruzzi; Councilman Stein; Councilman Tichon; Councilman Votedian (Absent); President Falce**

**NOTICE TO ALL PUBLIC SPEAKERS ADDRESSING COUNCIL**

- COMMENTS WILL BE LIMITED TO THREE MINUTES
- MUST AVOID REFERENCES TO PERSONALITIES AND PERSONNEL RELATED ISSUES.

- IV. **Speaker(s):**

- **Maureen Fry – 124 West Virginia Ave - Revised costs of Willis Center renovations (including new roof, removal of asbestos, a new sprinkler system and new windows) – Discuss the agreement between Munhall Borough, TCVMHMR and Councilman Petruzzi - Mrs. Fry asked for the revised Willis Center engineer report that includes a new roof and asbestos removal. Manager Joe Varhola, Councilman Petruzzi and Engineer, Colin Lampark, discussed with Mrs. Fry and advised the costs she is asking for is covered in the estimate under the 25% contingency and the actual cost will be determined at the detailed design level. Mrs. Fry asked about MAPs and the Fire Department will go if the move happens. She was advised currently both MAPs and the Fire Department will be staying in the same place. Mrs. Fry then asked about the attorney's fees for TCVMHMR being paid by Munhall Borough. Solicitor Evashavik advised this is part of the agreement as they are giving us the property. She then asked about the parking spaces at the new building. Mr. Varhola advised the 15 spaces she is asking about are for the residents. Mrs. Fry asked Mr. Petruzzi regarding his decision to stay on Council. The Solicitor had a discussion with Mrs. Fry. He advised there is not an authority advising he must decide.**
- **Kim Kivich – 252 East Miller Ave - Garbage Bill from Legal Tax Service – Not in attendance**
- **Michael Capp – 243 Gates Drive - TCV Agreement and Willis Center – Mr. Capp asked about the parking lot listed in the agreement. Manager Varhola, Solicitor Evashavik and President Falce discussed paying for and the future maintenance, including snow removal, of the parking lot. Mr. Capp asked about possible future liability of the parking lot. Solicitor Evashavik advised it is included in the current borough liability policy. He then asked if there is a plan for the 1924 building. Manager Varhola stated there are talks but nothing decided at this time. Mr. Capp asked about the Police department being on the ground floor and added cost for that. Engineer, Colin Lampark, advised the**

police department will not be taking up the entire floor so the cost is in the existing estimate. There was also a discussion regarding the future maintenance of the building.

- **Marie Ruston** – 811 East 11<sup>th</sup> Ave - Handicapped application – Not in attendance

## **V. Reports from Borough Officials:**

**Mayor** – Mayor Brennan discussed the successful meetings for Veterans Day at Park School and Steel Valley High School. He also thanked all first responders, public works departments and code enforcement for the Borough. He had several thanks for responses and resolutions to recent requests on behalf of the residents. Mayor Brennan discussed his recent understanding regarding the vote for the Willis Center. He was not pleased that it is on the agenda. He had a discussion with Solicitor Evashavik regarding the details of the agreement. He feels it is wrong to take the building. He then discussed Councilman Petruzzi being in violation of the Borough code. Mr. Petruzzi advised as long as he can, he will be in both positions. Mayor Brennan then advised he was never asked about the budget meeting for the Police. He attended the last meeting and asked for monies to start renovations of the current building and to clean the current police station. He was advised money was not needed for either. He again advised he doesn't support the Willis Center agreement. Mrs. Brennan discussed her concerns about the Willis Center vote. Mayor Brennan discussed his concerns with the Hatch report numbers being skewed.

**Solicitor** – Mr. Evashavik discussed his work, Allegheny County's concerns and subsequent decisions of the Borough to complete the rezoning of 9<sup>th</sup> and 10<sup>th</sup> Ave.

**Manager** – Mr. Varhola advised the budget meeting for the 27<sup>th</sup> of November has been cancelled as it is not necessary. He advised of an IRS issue that has been resolved and a refund of \$48,477.62. He discussed a water leak on Greensprings Ave running down Ravine and Peoples Gas patches on Shady Avenue. Councilman Ballas advised there is a bad patch on Elizabeth and Main Street and was advised both Gas and Water companies are still working in that area.

**Engineer** – Report submitted – Borough and Hatch are working together for a community development grant to fix catch basins. Mayor Brennan asked Colin to discuss the Shady Ave project. He advised Creative Enterprises were awarded the project and they should be starting the following week. They are working on several projects and they will make their own schedule and will take care of the details of each project.

**Public Works Supervisor** – Mr. Biscey said 8 of 9 salt trucks are working. He said they are ready for the winter.

**Police Chief** – Chief Campbell read some of his report. Mrs. Fry and Chief Campbell discussed the police blotter in the Valley Mirror. Chief Campbell said if they ask for the information, he would provide it to them.

**Fire Chief** – Chief Pletsch submitted and read the stats from his report. He also advised he was also chosen by the stations, to represent them as Fire Chief for another four (4) year term. He asked Mayor Brennan to swear him in at the first meeting in January 2019. He discussed a couple of recent fires and how well everyone performed at those fires.

**Code Enforcement Officer** – Report Submitted.

## **VI. Public Comments on Items for Consideration:**

**Craig Kretz** – 1104 McClure Street – Asked about managers reports being added to the website. Asked how many additional buildings were looked at to be the new borough building and the answer was just the Willis Center. He discussed the amendment to the TCV agreement not being signed by the Mayor. Solicitor Evashavik advised his signature is not required. There was a discussion about the amendment and a question of its extension. He feels the signature and date nullify the agreement. Solicitor Evashavik advised the entire agreement, including the amendment, was extended until December 31<sup>st</sup> and the everything is valid.

**Laurie Brennan** – 4346 Woodhill Drive - Addressed the Borough code and Councilman Petruzzi's position(s) with the Borough and Council. Solicitor Evashavik advised they have not heard of any official agency that says there is a problem. Mrs. Brennan asked about the Willis Center motion being added to the agenda at the last minute. Councilman Tichon advised of the time frame all for all the incidences and discussions regarding the building. He stated his position was to add it to the agenda and move on to the next step for the vote and that he feels it is the common-sense thing to do. He discussed the different departments who will benefit from taking over the building. All of this can happen, or they can decide to do nothing with it. Mrs. Brennan feels it wasn't fair to add it to the agenda at the last minute and the night before thanksgiving. Councilman Tichon advised it could be added at any time. There was a discussion about previous meetings and discussions regarding this matter.

**Mayor Brennan** – Advised he doesn't feel taking over the Willis Center has not been presented properly to the residents. He also stated he was told by Council the motion would not be added to this month's agenda and Councilman Tichon advised he was not told by him. He discussed the reasons for his opposition for the takeover of the two buildings. He stated several ideas for upgrading the current building and the residents, that he has spoken with, wanting to keep the existing building. He discussed his concerns about abandoning the current building and the potential costs for the new building. Mayor Brennan advised of his concerns for the liability of the two buildings Willis Center building. There was a conversation between Councilman Inglis

**Patty Abraham** – 4517 Woodhill Dr. – Asked Council to having a town hall meeting and Councilman Inglis advised there is a town hall meeting every month. She addressed Councilman Stein who said he would be open to opening future Council meetings up to accommodate more residents and Councilman Inglis discussed past meeting attendance in the current building usually being very low. She also asked why there can't be detailed architectural plans so that the residents can see them. Engineer, Colin Lampark advised if they wanted to do detailed plans for both buildings, it would cost the Borough double the cost. Plans would be different for each building would have to be done and those plans will cost the Borough allot of money. There was an additional conversation with the Engineer regarding plans for both buildings verse one of the two buildings. Colin explained his thought process behind the current cost estimates and that his firm would be happy to come in and do detailed plans for both

**Michael Capp** - 243 Gates Drive - Asked again about the laying of and plowing of the new parking area.

**Donna Dreshman** – Motion #1 – Where is the money coming from and how will it be divided up? Borough Manager Varhola advised tax dollars from the businesses and by the mileage within each borough. Munhall has approximately 35%. Motion #2 – Asking for clarification. Solicitor Evashavik and Engineer Lampark explained the ordinance and noted it is primarily for new construction. Motion # 3 – Needed clarification. Solicitor Evashavik explained the need for the extension. Motion #4 – Asked if Borough can sell property if it

decides not to move into the building. Solicitor Evashavik advised yes and clarified the agreement. Motion #5 – She asked what the current salary is and how long the contract will be. Manager Varhola clarified. Motion #6 – Did a walk through happened before the final payment is made asked when it was Manager Varhola advised yes and the project was completed in August. - How much remains after payment of bills? Balance \$2,193,644.43.

## **VII. Items for consideration:**

**Additional Motion** - Councilman Petruzzi motioned to appoint Ed Pletsch for another four (4) years as Fire Chief.

**Motion: Councilman Petruzzi; Second: Councilman Tichon; Vote: Unanimous**

1. Motion to advertise Ordinance 1592, to approve the intergovernmental cooperation agreement with Homestead Borough, West Homestead Borough and Steel Rivers Council of Governments to establish the Waterfront District Maintenance Fund to provide for the shared services maintenance of the publicly owned infrastructure within the district.

**Motion: Councilman Ballas; Second: Councilman Petruzzi; Vote: Unanimous**

2. Motion to adopt the Borough of Munhall Stormwater Management Ordinance 1591 (Public Hearing).

**Motion: Councilman Tichon Second: Councilman Inglis**

**Question(s) on Motion:**

**Vote: Unanimous**

3. Motion to ratify vote to extend the Waterfront property agreement of sale for 60 days.

**Motion: Councilman Ingis; Second: Councilman Tichon; Vote: Unanimous**

4. Motion that Munhall Borough accepts donation of the Willis Center from TCV-MH/MR at no cost to the Borough for any purpose that Council deems appropriate.

**Motion: Councilman Tichon; Second: Councilman Ballas; Vote: Unanimous**

**Roll Call: All but 1 Councilman vote "Yes". Single vote is Councilman Votedian who is absent from the meeting.**

5. Motion to renew Borough Managers employment agreement at an annual salary of \$83,200.00.

**Motion: Councilman Inglis; Second: Councilman Ballas**

**Question(s) on Motion:**

**Vote: Unanimous**

6. Motion to pay Peter J. Caruso and Sons \$30,972.78 for the final payment for the 2018 paving project.

**Motion: Councilman Stein; Second: Councilman Inglis; Vote: Unanimous**

7. Motion to deny a handicapped sign request for 3813 McWhinney St as denied by Officer Williams and Chief Campbell.

**Motion: Councilman Petruzzi; Second: Councilman Tichon;**

**Question(s) on Motion: Councilman Stein verified location of address with Chief Campbell.**

**Vote: Unanimous**

8. Motion to deny a handicapped sign request for 2406 Perry St as denied by Officer Williams and Chief Campbell.  
**Motion: Councilman Petruzzi; Second: Councilman Ballas; Vote: Unanimous**
9. Motion to approve a handicapped sign request for 4115 Harvey as approved by Officer Williams and Chief Campbell.  
**Motion: Councilman Inglis; Second: Councilman Petruzzi; Vote: Unanimous**
10. Motion to approve the October 17<sup>th</sup>, 2018 minutes.  
**Motion: Councilman Stein; Second: Councilman Ballas; Vote: Unanimous**
11. Motion to pay bills for the period October 17<sup>th</sup> thru November 20<sup>th</sup>, 2018, summarized as follows:

Administration	\$ 30,254.89
Police:	\$ 63,025.05
Fire:	\$ 12,565.32
Health & Sanitation:	\$ 51,899.54
Public Works:	\$ 75,013.67
Recreation:	\$ 6,178.00
Miscellaneous:	<u>\$ 10,700.86</u>
<b>TOTAL:</b>	<b>\$ 249,637.33</b>

**Motion: Councilman Inglis; Second: Councilman Petruzzi; Vote: Unanimous**

12. Motion to approve Payroll for the period of October 4<sup>th</sup>, October 18<sup>th</sup> and November 1<sup>st</sup>, 2018 as follows:

2018: October 4 <sup>th</sup>	\$ 130,509.66
2018: October 18 <sup>th</sup>	\$ 126,999.08
2018: November 1 <sup>st</sup>	<u>\$ 287,467.72*</u>
<b>TOTAL:</b>	<b>\$ 544,976.46</b>

\*Includes Police longevity in the amount of \$ 151,452.39

**Motion: Councilman Tichon; Second: Councilman Stein; Vote: Unanimous**

**Other/Additional Matter(s):**

**VIII. Adjournment:**

**Motion: Councilman Tichon; Second: Councilman Petruzzi; Vote: Unanimous**

  
**Robert Falce – President of Council**