

CITY OF SAINT MARYS REGULAR COUNCIL MEETING

March 21, 2005

CALL TO ORDER The regular monthly Council meeting of the City of Saint Marys was called to order by Deputy Mayor Robert Roberts on Monday, March 21, 2005 at 7:00 p.m. The meeting was held in the Council Room of City Hall, 808 South Michael Street. Notice of this meeting was sent to Council on March 17, 2005 and posted at City Hall. Notice of this meeting was also published in the Daily Press.

ROLL CALL Present: Deputy Mayor Robert Roberts, Dennis Nero, Mark Kopp, Steven Skok, Gelindo Bonfardine, Thomas Farley, David Greene, City Manager, and Solicitor Stephen French

Absent: Mayor David Meier (excused)

VISITORS Visitors included: Tina Gnan, Barbara Fitzgerald, William Fitzgerald, Warren Stewart, Tami Catalone, Richard Sadley, Bill Puryear, Andy Swasta, Robert Hanes, and Jerry Marshall

**APPROVAL OF MINUTES
MARCH 7, 2005** Dennis Nero, made a motion to approve the minutes of March 7, 2005, seconded by Mark Kopp, and all were in favor.

**REPORT ON EXECUTIVE
SESSIONS** An Executive Session was held following the meeting of March 7, 2005 dealing with the acquisition of the Red Cross Building. Manager Greene stated that a discussion was held regarding the purchase of the Red Cross Building, 201 Brusselles Street (former Northwest Savings Bank building) for traffic enhancement on Brusselles Street and to work with PennDOT for this improvement. The Redevelopment Authority has already acquired the building next to the Red Cross Building.

Also, an Executive Session was held on March 14, 2005 to draft the Manager's evaluation report.

Steven Skok made a motion to approve the Manager's evaluation, seconded by Gelindo Bonfardine, and all were in favor.

A motion was made by Steven Skok to have the Administrative Affairs Committee review the evaluation with the Manager, seconded by Gelindo Bonfardine, and all were in favor.

**CITIZEN COMMENT
ON AGENDA ITEMS** Tina Gnan, Community and Economic Development Coordinator, stated the City of Saint Marys would like to submit three grant applications on behalf of of the Elkland Search and Rescue, Decker's Chapel, and the St. Marys Little League. Later on during the meeting, Council will consider the adoption of three
Tina Gnan,
Com. & Economic
Dev. Coordinator
re: Support Letters

CITY OF SAINT MARYS REGULAR COUNCIL MEETING

March 21, 2005

Resolutions so the grants can be submitted to the Department of Community and Economic Development. Ms. Gnan stated she has various support letters and would also like Council's approval on three support letters presented tonight.

There were no other citizen comments on Agenda items.

MANAGER'S REPORT

Manager Greene presented the following report:

- Met with Andy Kaul regarding National City Bank building office space.
- Attended the RDA meeting on Feb. 21, 2005.
- Attended the Fire Dept.'s annual meeting.
- Met with Scott Dunkleburger, DCED, to discuss future plans for Airport Industrial Pk.
- Attended a public meeting to discuss the City's 2005 Street Paving Plans.
- Attended Parking Authority meeting March 1, 2005 to discuss the development of a portion of the Depot Street Parking Lot.
- Attended a Parking Seminar in Ridgway with Gele Fedder.
- Attended the Downtown Partnership Community Forum on March 3, 2005.
- Met with Airport Authority and Paul Reimel, Economic Development Associate, in reference to airport development.
- Attended the Downtown Partnership meeting to discuss the Hyett-Palma Study on Mar.10, 2005.
- Attended an Economic Development meeting in DuBois sponsored by North Central.
- Attended an OEDP meeting at North Central offices in Ridgway.

APPROVAL OF EXPENDITURES

A motion was made by Thomas Farley to approve the expenditures for the period February 11, 2005 thru March 11, 2005, seconded by Gelindo Bonfardine, and all were in favor.

TREASURER'S REPORT

Deputy Mayor Roberts presented the Treasurer's Report as of February 28, 2005. As of the end of February, the City collected 4.68% in revenues in the General Fund Budget. Income from the Real Estate Tax invoices should be received around the end of March. Cash flow as of the middle of March is very good, paying all invoices and payroll. The expenditures for the City's General Fund is at 12.83% of the budget.

LEGISLATIVE ACTION

Award of Bid re:
Sale of City
Property

Deputy Mayor Roberts stated the City Manager has a recommendation regarding the sale of the City Hall property. Manager Greene stated the building has

CITY OF SAINT MARYS REGULAR COUNCIL MEETING

March 21, 2005

been properly advertised in local and area newspapers and that the City received the following two bids:

Louis A. Coppa, DuBois, PA	\$200,000.
G. T. Belsole, St. Marys, PA	\$139,000.

Manager Greene recommended that Council accept the highest bid of \$200,000. from Louis A. Coppa and allow the Manager to work with Mr. Coppa in regards to bringing back a Sales Agreement for Council's approval.

Gelindo Bonfardine made a motion to authorize the Manager to proceed with his recommendation, seconded by Mark Kopp, and all were in favor.

Dennis Nero commented that Mr. Coppa's intentions are to convert the building into eight professional offices. The Manager also added that Monica's will remain at her present location and that Mr. Coppa will also seek a renter for the former laundromat adjacent to the building.

Opening of Bids:
Hydraulic System,
Bed and Plow

Deputy Mayor Roberts opened the following two bids for the hydraulic system, bed and plow:

Walsh Equipment, Prospect, PA	\$43,397.
Bradco Supply, Towanda, PA	\$44,444.

The bids will be forwarded to staff for their review and recommendation.

Resolution No. 05-4
re: Elkland Search
and Rescue Project

Resolution No. 05-4 was presented authorizing the submission of a grant application for the Elkland Search and Rescue New Addition Project in the amount of \$60,000. Said application will be submitted to the Department of Community and Economic Development.

A motion was made by Dennis Nero to adopt Resolution No. 05-4, seconded by Steven Skok, and all were in favor.

Resolution No. 05-5
re: Decker's Chapel
Project

Resolution No. 05-5 was presented authorizing the submission of a grant application for the Decker's Chapel Renovation Project on behalf of the Elk County Historical Society in the amount of \$6,500. Said application will be submitted to the Department of Community and Economic Development.

A motion was made by Mark Kopp to adopt Resolution No. 05-5, seconded by Thomas Farley, and all were in favor.

CITY OF SAINT MARY REGULAR COUNCIL MEETING

415

March 21, 2005

Resolution No. 05-6
re: Little League
Project

Resolution No. 05-6 was presented authorizing the submission of a grant application for the Memorial Park - Little League Project on behalf of the St. Marys Recreation Board for \$52,000. The Little League has committed \$20,000. of in-kind services and \$8,000. in cash towards the project. The total project is estimated at \$80,000. Said application will be submitted to the Department of Community and Economic Development.

Thomas Farley made a motion to adopt Resolution No. 05-6, seconded by Mark Kopp, and all were in favor.

Sale Agreement for
the Red Cross Building

Manager Greene informed Council that an appraisal was performed on the Red Cross Building in the amount of \$120,000. The Manager stated a letter was received from the Executive Director of the Red Cross regarding the purchase of the building.

The Elk-Cameron Counties Chapter Board of Directors is of the understanding that the appraised value of \$120,000. was determined by Anderson & Kime Realty Services, Inc. and is the amount the City has proposed as an offer for the property. The Board of Directors has discussed the offer and is in agreement that it is a fair and sound offer and would like to accept, under the following conditions. The Board proposed that the transaction be a net sale of \$120,000., with closing costs being the responsibility of the City. The Board further requests that the Chapter be permitted to hold a demolition sale prior to deconstruction of the facility, with proceeds going directly to benefit the Chapter. Finally, the Chapter would be allowed to continue operations within the facility at no charge, after completion of the sale, until such time as construction requires them to vacate the premises. The Chapter is also requesting a six month notification of the date which the City would need to have the facility vacated.

The letter further stated the property is deeded in the name of the American National Red Cross, while payment would go to the Chapter. The sale would be contingent upon approval of their Real Estate Approval Process Plan.

Manager Greene recommended that Council publicly approve the purchase price of \$120,000. and turn this project over to the Redevelopment Authority to acquire the property for traffic enhancement.

CITY OF SAINT MARYS REGULAR COUNCIL MEETING

March 21, 2005

Thomas Farley made a motion to have the Manager proceed with the purchase of the Red Cross building in the amount of \$120,000. as specified in their letter. The motion was seconded by Dennis Nero. Mr. Farley amended his motion to also include that the Manager turn the project over to the Redevelopment Authority. Mr. Nero agreed to the amendment. All were in favor.

Appointment of
Health Officer

A letter was received from the Department of Health stating that a 3rd Class City must appoint a Health Officer.

Philip Fitch, an employee of the Department of Agriculture, agreed to take the position on an as-needed basis. Only expense to the City would be mileage and training.

A motion was made by Dennis Nero to appoint Philip Fitch as Health Officer for the City of Saint Marys. The motion was seconded by Steven Skok, and all were in favor.

CITIZEN COMMENTS ON
NON-AGENDA ITEMS
Warren Stewart

Warren Stewart, on behalf of the Process Committee, stated the Committee will be working with the City regarding recommendations made in the Hyett Palma Blueprint Plan. Deputy Mayor Roberts suggested that Mr. Stewart submit a list to Council.

COUNCIL COMMENTS

Dennis Nero noted that the Million Dollar Highway needs to be cleaned in the near future. Deputy Mayor Roberts stated that all roads within the City will be cleaned as soon as possible. Deputy Mayor also stated Route 255 is taken care of in partnership with PennDOT through the Agility Program.

ANNOUNCEMENTS

Deputy Mayor Roberts made the following announcements:

- Next Council meeting will be held on April 4, 2005 at 7:00 p.m.
- Family Day, Monday, March 28, 2005 St. Marys Area High School, Senior Citizens 1-2 p.m. and the General Public 2-6 p.m.
- Elk County Economic Development Summit, March 30, 2005 at 7:00 p.m. at St. Marys City Hall.
- Northwest District Dinner, April 19, 2005 at Franklin, Pa. 6:00 p.m.

CITY OF SAINT MARYS REGULAR COUNCIL MEETING

417

March 21, 2005

- Senator Scarnati will be holding a Local Government Grant Workshop on April 14, 2005 at the Royal Inn, Ridgway, Pa. It was felt that Manager Greene and Tina Gnan should attend this workshop.

Executive Session

Deputy Mayor Roberts announced that an Executive Session will be held following this meeting to discuss legal issues concerning Gary Eckert Court Case and discussions regarding the Sunshine Law.

ADJOURNMENT

The meeting was adjourned on a motion made by Dennis Nero, seconded by Thomas Farley, and all were in favor.

EXECUTIVE SESSION

An Executive Session was held regarding legal matters concerning the Gary Eckert vs. the City of St. Marys case and discussions regarding the Sunshine Law.

Deputy Mayor

Shirley Dicklas
Recording Secretary