

CITY OF SAINT MARYS COUNCIL WORKSESSION

May 7, 2007

CALL TO ORDER

A Council worksession of the City of Saint Marys was called to order by Mayor Sally Geyer on Monday, May 7, 2007 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 May 3, 2007, posted at City Hall, and published in the Daily Press.

ROLL CALL

Present: Mayor Sally Geyer, Dennis Nero, Steven Skok, Thomas Farley, Richard Dornisch, Sean Gabler, and City Manager David Greene

Absent: Mark Kopp (excused)

VISITORS

Visitors included: Rick Gabler, Jr., Fred Haas, Lois M. Smith, Anne M. McDonough, Esq., Shirley B. Martin, Jim Aloj, Tom Herzing, Nancy Werneth, Ann Fledderman, Kathy & Rich Clausen, Dave & Mary Busch, Jane Sorg, Don Pfeufer, David Brown, Joseph Frey, Delores Frey, Matthew Pfeufer, Mike Murgash, Dave Foote, Amy Foote, Dot Straub, Tom Heary, Jeff & Tanya Bonifay, Lisa Dagher, and Sarah Smith

APPROVAL OF MINUTES
April 16, 2007

Dennis Nero made a motion to approve the minutes of April 16, 2007, seconded by Sean Gabler, and all were in favor.

**CITIZEN COMMENTS
ON AGENDA TOPICS**

There were no citizen comments on agenda topics at this time.

LEGISLATIVE ACTION
Award of Bids
Submersible Mixers

The following two bids for submersible mixers for the Wastewater Treatment Plant were opened during a public meeting held on April 30, 2007 at 2:30 p.m. at City Hall:

RAM Industrial Services, Inc.
Carrolltown, PA.....\$23,398.

ABS USA
Meriden, CT.....\$35,706.

Michael Mullaney, Public Works Director, recommended the bid for the submersible mixers be awarded to RAM Industrial Service in the amount of \$23,398. The bid award is for the purchase and installation of two submersible mixers at the Wastewater Treatment Plant.

Steven Skok made a motion to award the bid to RAM Industrial Services, seconded by Richard Dornisch, and all were in favor.

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Street Roller bid

The following four bids for a street roller for the Street Department were opened during a public meeting held on April 30, 2007 at 2:00 p.m. at City Hall:

Walsh Equipment, Harrisburg, PA

Type Roscoe 915
Cost (bid price).....\$53,104.00
State contract price....\$57,105.00

Stephenson Equipment, Harrisburg, PA

Dynapac CP142 -6 ballast
Cost (bid price).....\$57,500.00
State contract price.....\$59,754.00

Dynapac CP142 -8 ballast
Cost (bid price).....\$60,500.00
No State contract price

Cleveland Brothers, Murrysville, PA

Caterpillar 150C
Cost (bid price).....\$63,806.00
State contract price.....\$59,935.00

Anderson Equipment Co., Bridgeville, PA

IngersollpRand PT125R
Cost (bid price).....\$53,635.00
No State contract price

Michael Mullaney, Public Works Director, recommended the bid for the street roller be awarded to Walsh Equipment for the Roscoe 915 roller for the low bid price of \$53,104.00.

Richard Dornisch made a motion to award the bid for the street roller to Walsh Equipment, seconded by Steven Skok, and all were in favor.

Consider for Adoption

Ordinance No. 230 re:
Purchase of three
Police Interceptors
(\$92,488.00)

Ordinance No. 230 was presented increasing the indebtedness of the City of St. Marys by the issue of a General Obligation Note in the amount of \$92,488.00 for the purchase of three 2007 Ford Crown Victoria Police Interceptors.

Dennis Mero made a motion to adopt Ordinance No. 230, seconded by Sean Gabler, and all were in favor.

Ordinance No. 231 re:
Purchase of a truck,
truck bed, and roller
(\$124,000.00)

Ordinance No. 231 was presented increasing the indebtedness of the City of St. Marys by the issue of a General Obligation Note in the amount of \$124,000.00 for the purchase of a 2008 F550 truck, truck bed, and a street roller for the Street Department.

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Sean Gabler made a motion to adopt Ordinance No. 231, seconded by Steven Skok, and all were in favor.

Resolution No. 07-10
re: Airport Industrial
Park Land Development
(Sewage Facilities Plan)

Resolution No. 07-10 was presented for approval. The City is submitting an application to the Pennsylvania Department of Environmental Protection for a revision to the City's Sewage Facilities Plan for sewage collection and treatment facilities, as required, for the development of the St. Marys Airport Industrial Park.

Thomas Farley made a motion to adopt Resolution No. 07-10, seconded by Dennis Nero, and all were in favor.

Hometown Festival

Dennis Nero made a motion to allow the use of the Depot Street Parking Lot and Depot Street on September 7th, 8th, and 9th for the Hometown Festival, seconded by Richard Dornisch, and all were in favor.

No request was made, at this time, to close Erie Avenue for the car show.

**Recycling Containers
on Joseph, Carbon,
Woodland, and Trout
Run Roads**

Manager Greene explained that Elk County will be pulling their recycling roll-offs which collect glass in St. Marys on May 25th. He felt the City should pull the four white recycling containers for glass on Joseph, Carbon, Woodland, and Trout Run Roads because once the County pulls their roll-offs, the City will be overwhelmed with glass and possibly other recyclables. Until the City has a plan, these containers should be pulled.

After a discussion, Richard Dornisch made a motion that the City pull the four white containers at the end of May on Joseph, Carbon, Woodland, and Trout Run Roads. Mr. Dornisch amended his motion to state "May 25th" instead of the "end of May". The motion was seconded by Steven Skok, and all were in favor.

**TOPIC FOR DISCUSSION
Zoning Map Changes**

Steven Skok felt Council should set-up a schedule, when each of the four zoning map changes could be discussed individually.

Steven Skok made a motion to discuss **Light-industrial** starting at McGill Street and running west on the Ridgway Road to the City line, on May 21st;

Commercial Highway, south side of Bruxelles Street during worksession June 4th;

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Commercial Highway South St. Marys Street area on June 18th; and

Residential Suburban Decker's Chapel on July 2nd.

The motion was seconded by Thomas Farley and all were in favor.

Citizen Comments re:
South St. Marys Area
Zoning change

Several citizens, who were in attendance, spoke stating their opposition to the rezoning of the South St. Marys Street area. They were as follows; Andy Fledderman, Dave Busch, Don Pfeufer, Jim Aloï, David Brown, Jane Sorg, Ann McDonough, Esq., Sarah Smith and Nancy Werneth. Mike Murgash was in favor of the zoning change in the S. St. Marys Street area.

Dave Busch, resident of Rock Street, presented a petition, containing 210 signatures, which previously opposed the changing of the zoning in the S. St. Marys Street area three years ago.

Dennis Nero explained that these changes were recommended by the Planning Commission not City Council.

Thomas Farley would like the residents to review the Zoning Ordinance regarding a "Commercial Highway" district. He also noted "Home Occupations" are allowed in residential zones.

Kaulmont Park Plan

After a discussion regarding the Kaulmont Park Plan, Thomas Farley made a motion to allow the committee to proceed with the plan, seconded by Steven Skok, and all were in favor, except Richard Dornisch who opposed. The motion passed by majority vote.

Land Developments
Industrial Steel
Co., Inc., 180
Environmental Drive

A Land Development Application was presented from Industrial Steel Co., Inc., 180 Environmental Drive, for Council's review. The application is for a proposed steel-pole building and associated site development. The development proposes the construction of a 33,250 sq. ft. building and a 21,000 sq. ft. parking lot and associated out-buildings. The site layout conforms to the current Zoning Ordinance with the exception of having an approved Stormwater Management Plan and Erosion and Sedimentation Plan. Both plans will be completed in the near future.

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Thomas Farley questioned if Environmental Drive will remain private. The Manager responded that the City will be applying for an IDP grant and when the City receives the grant, the road will be upgraded to City specifications and then petition to Council to accept the ownership of the road. The PUC will also have to be contacted regarding the railroad crossing.

Thomas Farley asked what the pink checkered line on the map was for. The Manager explained the line is for a Stormwater Management Plan to get rain water off the site into the Elk Creek.

Thomas Farley also expressed his concerns regarding the loading/unloading area of Quala-Die adjacent to Environmental Drive and the existing 50' wide Eschbach Road access easement. The Manager stated the 50' wide easement would still be available.

Elk Regional Health
Center, 763 Johnsonburg
Road

A Land Development Application was presented from the Elk Regional Health Center, 763 Johnsonburg Road for Council's review. The application is for the demolition of a portion of the current boiler building and the construction of a new maintenance shop (2,144 sq. ft), a boiler house (2,926 sq. ft.), and a storage shed. The proposed development will be built over an existing impervious surface, so no Stormwater Management Plan is required. The new construction eliminates twelve parking spaces which will need to be replaced on-site.

Council briefly discussed the elimination of the twelve parking spaces.

COUNCIL COMMENTS

Mayor Geyer stated she was glad the citizens attended the meeting and that some stayed to the end of the meeting.

ANNOUNCEMENTS

Mayor Geyer made the following announcements:

- Next Council meeting will be held on
Monday, May 21, 2007 at 7:00 p.m.
- Spring Clean-up Day will be held on
Saturday, May 19, 2007 from 8:00 a.m.
to 2:00 p.m.

Dennis Nero noted that the 8th and 9th Wards' election districts have been changed. The 8th Ward will be at the Best Western Inn and the 9th Ward will be at the Comfort Inn.

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ADJOURNMENT

Thomas Farley made a motion to adjourn the meeting.

Mayor

Shirley Dicklas
Recording Secretary