

CITY OF SAINT MARYS COUNCIL WORKSESSION

October 6, 2008

CALL TO ORDER

A Council worksession of the City of Saint Marys was called to order by Mayor Sally Geyer on Monday, October 6, 2008 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 October 2, 2008, posted at City Hall, and published in the Daily Press.

ROLL CALL

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

VISITORS

Visitors included: Richard Sadley, Tina Gradizzi, and Victor Straub

APPROVAL OF MINUTES
September 15, 2008

Richard Gabler made a motion to approve the minutes of September 15, 2008, seconded by Richard Dornisch, and all were in favor.

CITIZEN COMMENTS ON
AGENDA TOPICS

There were no citizen comments on agenda topics.

LEGISLATIVE ACTION
Award of Bid:
Industrial Park
Access Road

Manager Greene stated the bid award for the Industrial Park Access Road was tabled at the last Council meeting so more funds could be applied for. He noted the City did receive an additional \$68,235. from DCED for the project.

It was explained the Industrial Park Access Road (Environmental Drive) will be relocated between Elkland Search & Rescue and Quala Die's Parking Lot.

The Manager stated bids were received from St. Marys Paving, Earthwork Inc., Glenn O. Hawbacker, HRI, and Bob Cunnins Construction. The high bid was \$284,430. and the low bid was \$248,560. He recommended the bid be awarded to the low bidder, HRI, Inc.

Sean Gabler made a motion to award the bid for the Industrial Park Access Road to HRI, Inc. in the amount of \$248,560., seconded by Thomas Farley, and all were in favor.

Consider for Adoption:
Resolution No. 08-20
re: Kaulmont Park
Project Fund

Resolution No. 08-20 was presented authorizing the establishment of a "Kaulmont Park Project Fund" at Northwest Savings Bank. The fund will be used solely for the deposit of funds provided by the Commonwealth of Pennsylvania and by local funding for the Kaulmont Park Project.

Steven Skok made a motion to adopt Resolution No. 08-20, seconded by Richard Gabler, and all were in favor.

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Resolution No. 08-21
re: Grant Application
for Growing Greener II
Funds for the Kaulmont
Park Tree Planting
Project

Resolution No. 08-21 was presented stating the City desires to apply for Growing Greener II grant funds for the Kaulmont Park Tree Planting Project in the amount of \$10,000.

Tina Gradizzi explained the Shade Tree Commission received a Growing Greener II grant in the amount of \$10,000. which requires matching funds. Ms. Gradizzi stated the matching funds will be part of the Kaulmont Park Project. She also noted these funds need to be applied for under the municipality not the commission.

Sean Gabler made a motion to adopt Resolution No. 08-21. The motion was seconded by Steven Skok. After a brief discussion, all were in favor to adopt Resolution No. 08-21.

Subdivision Application
Joe & Robin Dagher,
Center Street

A Subdivision Application was presented for Joe and Robin Dagher, Center Street. This is a minor subdivision proposing to divide a 10'x 200' lot from the Butch & Margaret Breindel parcel to be added to a 50'x 200' parcel owned by Joe & Robin Dagher as a side lot addition. The final size of the Breindel parcel will be 90'x 200' and the final size of the Dagher parcel will be 60'x 200'. The purpose of this subdivision is for the required side yard for a kitchen addition yet to be built.

Steven Skok made a motion to approve the Subdivision Application for Joe & Robin Dagher, seconded by Richard Dornisch, and all were in favor.

Quad 3 Group
Contract Documents

Manager Greene explained approval of the Quad 3 Group contract documents was tabled at a previous Council meeting. The Manager wanted to receive approval from DCED before awarding the contract. Approval was received by e-mail from Brian Eckert, DCED. Exhibit "C" of the agreement has been revised showing engineering services not to exceed \$184,500.00. which includes the following: soil sampling; bid documents for remediation; administration of remediation contract; and land recycling. This project will be funded through a grant from DCED under the "Industrial Site Reuse Program".

Thomas Farley made a motion to approve the Quad 3 contract documents, seconded by Sean Gabler, and all were in favor.

TOPICS FOR DISCUSSION
Keystone Opportunity
Zones

Manager Greene stated the PA General Assembly passed new legislation that made significant changes to the Keystone Opportunity Zones program.



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It includes an extension of benefits for unoccupied parcels in KOZ, KOEZ, and KOIZ lands. The Manager stated the City is in KOEZ. Extension of a parcel in a KOEZ that is unoccupied on September 8, 2008 for a period of seven years from the expiration date of the zone. Also, an extension for a parcel in KOEZ that is unoccupied on September 8, 2008 for a period of ten years from the date of occupancy, provided that the parcel is occupied on or before December 31, 2015. An additional fifteen KOEZs may also be created.

Manager Greene noted C/G would like Council, the County, and the School Board to consider placing fifteen acres, on the back side of their property, in the KOEZ program. The parcel is unoccupied and would be developed.

The Manager felt a meeting should be held with the County and the School Board. He would like at least two Council Members to attend. Depending on the time frame, Thomas Farley, Richard Dornisch, and Dennis Nero would be available.

Budget Meetings Schedule

Council decided to hold the budget meetings on November 6, 10, 12, and 13, 2008 at 6:30 p.m. in the Council Room of City Hall. Mayor Geyer stated all taxpayers and citizens are invited to attend the budget meetings.

COUNCIL COMMENTS Manager's Review Committee appointed

Steven Skok noted a committee should be appointed for the Manager's review. Mayor Sally Geyer and Councilman Richard Gabler were appointed.

Richard Gabler reported \$30,000. worth of "Unwanted Household Medicines" were collected recently. Combined with the first collection, a total of \$50,000. worth of medicines have been collected.

Thomas Farley complimented the Street Department on the excellent job they did on the replacement of the Jackson Road bridge and they did a good job, again this year, on the tar and chip program for the unimproved roadways.

Mr. Farley also noted the City received a letter from the Airport Authority requesting approval of road names at the airport. He questioned if the names have to be submitted to the County first and then approved by Council. Manager Greene stated on the subdivision plan there was only one

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street "Aviation Way" which was approved by the Planning Commission and Council. He felt the City should go back to the Planning Commission with the street names, check with 911, and then back to Council for approval. Aviation Way and Piper Road will be City owned roads. Cessna and Stearman Roads will be privately owned by the Airport Authority.

Dennis Nero asked if there is any progress being made by the Code Enforcement Officers concerning fire damaged buildings. The Manager stated he has requested the Solicitor to prepare a draft ordinance.

Sean Gabler stated Officer Hoh checked the stop sign at the corner of Mark and Rightmeyer Streets and determined the truck is parked legally based on the location of the sign. Mr. Gabler questioned if the City ever measured the stop sign to see if it is in the proper location.

Richard Dornisch added the corner of Woodland Road and Washington Street is also a blind intersection.

Mayor Geyer noted two out-of-town gentlemen commended on how beautiful Benzinger Park was and that our City is a nice clean looking town. The Mayor wanted the Recreation Board and the City crew to know that out-of-town people do notice.

ANNOUNCEMENTS

Mayor Geyer made the following announcements:

- Next Council meeting will be held on Monday, October 20, 2008 at 7:00 p.m.
- Trick or Treat Night will be held on Friday, October 31, 2008 from 6:00 p.m. to 9:00 p.m. by porch light invitation only

Executive Session

An Executive Session was held at this time to discuss real estate. The meeting was requested by Victor Straub, Chairman of the Airport Authority.

Meeting reconvened

Mayor Geyer reconvened the Council meeting at 8:22 p.m. and noted no decisions were made during the Executive Session. The Airport Authority's request regarding a real estate proposal will be discussed at the next Council meeting.

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ADJOURNMENT

Richard Gabler made a motion to adjourn the meeting.

Shirley Dicklas
Recording Secretary

Mayor