The Council of the Borough of Whitehall will meet Wednesday, July 17, 2019, at 7:00 PM, at the Borough Building, 100 Borough Park Drive, Pittsburgh, Pennsylvania, for a regular meeting.

AGENDA FOR REGULAR MEETING
July 17, 2019

I. Call to Order
II. Pledge of Allegiance
III. Announcement - Residents to Sign In to Speak during Citizens' Requests; Speakers Allotted Three Minutes to Present their Initial Comments; All Meetings will be Recorded Auditorily and Visually
IV. Roll Call
V. Consideration of Bills and Payroll -- Wertz
VI. Consideration of the Minutes of July 3, 2019
VII. Citizens' Requests
VIII. Reports of the Following Officers:
A. Mayor - Nowalk
B. Solicitor - Firman
C. Engineer – Rusmisel
D. Manager – Leventry
E. Assistant Manager – Wertz
IX. Reports of the Following Committees:
A. Public Safety – DePuy, McKown, Nagy
B. Recreation – Wotus, McKown, Lahr
C. Administrative Services – Nagy, Lahr, Wotus
D. Library – McKown, Book Wotus
E. Planning & Zoning – Lahr, Book, DePuy
F. Public Works – Book, Nagy, DePuy
X. New Business
XI. Adjournment
## BOROUGH OF WHITEHALL

### INDEX

**MINUTES OF THE JULY 17, 2019 COUNCIL MEETING**

<table>
<thead>
<tr>
<th>Motion</th>
<th>Page</th>
</tr>
</thead>
<tbody>
<tr>
<td>Bills, Payroll - Approve</td>
<td>M-1,2,3</td>
</tr>
<tr>
<td>July 3, 2019 Meeting Minutes – Approve</td>
<td>M-4</td>
</tr>
<tr>
<td>Storm &amp; Sanitary Sewer Relocation Bid – Award</td>
<td>M-5</td>
</tr>
<tr>
<td>Bus Agreement – Authorize</td>
<td>M-6</td>
</tr>
<tr>
<td>County Snow &amp; Ice Agreement – Authorize</td>
<td>M-7</td>
</tr>
<tr>
<td>PHA Agreement – Pay Lump Sum Amount in 2020</td>
<td>M-8</td>
</tr>
<tr>
<td>Salt Dome Land Development Application – Approve</td>
<td>M-9</td>
</tr>
<tr>
<td>Zoning Ordinance Amendment – Schedule Public Hearing</td>
<td>M-10</td>
</tr>
<tr>
<td>Adjournment</td>
<td>M-11</td>
</tr>
</tbody>
</table>
BOROUGH OF WHITEHALL

Regular Meeting July 17, 2019

The Council of the Borough of Whitehall met at the Borough Building, 100 Borough Park Drive, Pittsburgh, Pennsylvania, Wednesday, July 17, 2019, at 7:00 PM, for a regular meeting. President Veith called the meeting to order, followed by the Pledge of Allegiance.

President Veith announced that all meetings will be recorded auditorily and visually.

ROLL CALL:

Present: Linda J. Book  
Kathleen N. DePuy  
Philip J. Lahr  
Robert J. McKown  
Glenn P. Nagy  
William J. Veith  
John A. Wotus  
James F. Nowalk, Mayor (Arrived at 7:05 PM)  
Gavin A. Robb, Tucker Arensberg, P.C.  
Scott Rusmisel, Engineer

Absent: Irving S. Firman, Solicitor

STAFF:  
James E. Leventry, Manager  
Courtney M. Wertz, Assistant Manager  
Scott Dellett, AICP, Director of Planning, Zoning & Code Enforcement

CONSIDERATION OF BILLS & PAYROLL

M-1 Mr. McKown moved, seconded by Ms. Book, that the bills contained on the bill list presented to Council on July 17, 2019 for $227,363.52 from the General Fund, $5,936.32 from the Storm Sewer Fund, $32,018.10 from the Sanitary Sewer Fund, $19,710.00 from the Doverell Drive Storm Sewer Fund and $17,624.59 from the Capital Projects Fund be approved. The motion carried unanimously.

M-2 Mr. McKown moved, seconded by Ms. Book, that checks and transfers for $8,730.88 from the General Fund and $53,736.47 from the Payroll Fund be ratified. The motion carried unanimously.

M-3 Mr. McKown moved, seconded by Ms. Book, that General Fund payroll for the period ending July 5, 2019 for $172,157.29 as presented to Council on July 17, 2019, be ratified. The motion carried unanimously.

CONSIDERATION OF MINUTES
Mr. Lahr moved, seconded by Mr. Wotus to approve the Minutes of the July 3, 2019 Council Meeting as presented. The motion carried unanimously.

CITIZENS’ REQUESTS:

John Slater, 5661 Cross Street, appeared before Council on behalf of EDS to introduce the new Executive Director Joey Linn Ulrich. Ms. Ulrich introduced herself to Council and stated that she was on a listening tour of communities to plan for regional projects.

Michelle Crawley, 4620 Rolling Hills Road, appeared before Council on behalf of the Baldwin Manor Park Association with concerns about the culvert in the meadow, the soil conditions in the meadow and drainage issues in the meadow. She is disappointed with the restoration work.

Susan Vietmeier, 4628 Rolling Hills Road, appeared before Council as a current board member of the Baldwin Manor Park Association with concerns about erosion in the park.

Tammy Turner, 4621 Baptist Road, appeared before Council with concerns about stormwater in Baldwin Manor Park.

Beverly Zern, 4538 Norwin Road, appeared before Council as a past board member of the Baldwin Manor Park Association with concerns about safety in the park.

Amber Hartung, 4522 W. Barlind Drive, appeared before Council as a current board member of the Baldwin Manor Park Association with concerns about the culvert in the meadow.

Steve Maloney, 4760 Rolling Hills Road, appeared before Council with concerns about water issues in Baldwin Manor Park.

Joe Michaels, 4754 Rolling Hills Road, appeared before Council claiming the issues in Baldwin Manor Park were caused by Borough Council and Gateway Engineers.

Sherrill Shepler, 4807 Baptist Road, appeared before Council as President of Baldwin Manor Park Association. She provided Council with a handout. She stated the Park Association cannot afford to maintain the park with private donations.

Mr. Veith stated that Council cannot comment due to legal action that Baldwin Manor Park Association has taken against the Borough.

Mr. Robb stated that it is not appropriate for Council to respond at this time. Hal Plusa, 4647 Doverell Drive, appeared before Council with concerns about development at Cool Springs in Bethel Park. He stated he read an article that Bethel Park is considering rezoning part of the property to allow for commercial development.
Mr. Lahr informed Mr. Plusa that Council is aware of the issue and has been communicating with officials at Bethel Park for months about the impact the rezoning could have on Whitehall Borough residents. Mr. Wotus will attend a meeting at Bethel Park on Monday about the issue.

MAYOR:

Mayor Nowalk reported on the following items:

- The Borough reported 8.31 percent of the calls to animal control services in June.

- Mayor Nowalk stated that the Chief and Deputy Chief attended the Pennsylvania Chiefs of Police Association’s 106th Annual Education and Training Conference this week. The Conference featured Keynote Speaker, Attorney General Josh Shapiro as well as breakout sessions including Discipline Issues, Protecting Our Religious Institutions, Ethical Leadership and Patriotic Spirit, as well as Legal Updates for Police Administrators.

Mayor Nowalk requested an executive session for a personnel matter.

SOLICITOR:

No report.

ENGINEER:

Mr. Rusmels reported on the following items; members of Council received written copies of the Engineer’s report:

- Doverdell Drive Watershed Project – Restoration of landscaping will be addressed in August during growing season.

- Operations & Maintenance – Preconstruction meetings were held on July 11, 2019 for the 2019 sewer projects.

- Salt Storage – Planning Commission approved the site plans with 6 conditions at the meeting on the 10th. The plan will be presented to Council for approval later at tonight’s meeting. Bids were received for the storm and sanitary sewer relocation work this morning. Plavchak Construction was the low bidder with a bid of $94,750.00.

M-5 Mr. Lahr moved, seconded by Mr. Wotus to award the bid for the storm and sanitary sewer relocation work to Plavchak Construction in the amount of $94,750.00. The motion carried unanimously.
MANAGER:

Mr. Leventry reported on the following items; members of Council received written copies of the Manager’s report:

- Bus Agreement – The Baldwin-Whitehall School District has provided the bus agreement covering 2019 activities. The cost for the bus is $2.50 per mile. Council will need to authorize the execution of the agreement.

M-6 Mr. McKown moved, seconded by Ms. Book to authorize the proper Borough officials to sign the agreement. The motion carried unanimously.

- County Snow and Ice Agreement – The County has forwarded a new snow and ice removal agreement covering the years 19/20 through 21/22. The agreement provides for the Borough to perform winter maintenance to Provost Road for between $3,000 and $3,300 per year. Council will need to authorize execution of the agreement.

M-7 Mr. Lahr moved, seconded by Mr. McKown to authorize the proper Borough officials to sign the agreement. The motion carried unanimously.

- PHA Agreement – The Pleasant Hills Authority is asking Council to enter into a Majority Consent Agreement for the replacement of the Digester Lid No. 1. The total cost of the project is $850,000.00, of which $31,867.00 is Whitehall’s share. They are asking for the municipality to either make one lump-sum payment in 2020, or amortize it over the course of a 10-year loan. If using the loan option, the cost would increase by $5,947.00 to cover interest expense.

M-8 Mrs. DePuy moved, seconded by Ms. Book to pay one lump-sum of $31,867.00 in 2020 to the Pleasant Hills Authority for Digester Lid No. 1. The motion carried unanimously.

- Trash Container Storage – Now that most of the furor over the trash containers has subsided, it has been suggested that Council address the storage of these containers. The current ordinance requires the storage outside the front face of the residence and screened from view from the public street. This matter was put in the Planning & Zoning Committee for discussion.

ASSISTANT MANAGER:

Ms. Wertz stated that the Parks Committee will be meeting onsite at Frank Park next Wednesday, July 24th at 1PM.
PUBLIC SAFETY:

Mrs. DePuy stated that the Chief reports that the Police Department will be accepting applications for full and part time dispatchers until 4:00 PM on August 1, 2019. Applications can be downloaded from the Borough’s website or the Police Department’s Facebook page. Copies can also be picked up at the Police Department and Administration Office.

Mr. Nagy stated that he recently read an article about Allegheny County 911 Dispatchers being stressed and overwhelmed. Whitehall has always had an in-house Dispatch Center which helps to avoid some of those problems.

RECREATION:

Recreation Director Hannah Vetere and Assistant Recreation Director Mara McGrady updated Council on various activities that they are planning. Next Wednesday is the deadline for sponsors for Community Day.

ADMINISTRATIVE SERVICES:

Mr. Nagy stated that the Administrative Services Committee met to discuss a Resolution regarding a Citizen’s Review Board to combat gerrymandering. The committee did not recommend passing a Resolution.

LIBRARY:

Mr. McKown introduced Helen Dubina from the Library Board to give a report. Mrs. Dubina stated that Library Board member Leo Daly has stepped down and a vacancy exists on the Board.

PLANNING & ZONING:

Mr. Lahr introduced Scott Dellett, Director of Planning, Zoning and Code Enforcement.

Mr. Dellett had 3 items for consideration:

First, Mr. Dellett turned the meeting over to Mr. Rusmisel for a presentation on the proposed Salt Dome at the Public Works Building.

Mr. Lahr stated that the salt dome will allow the Borough to receive its entire salt order at the beginning of the season. Mr. Nagy stated that the Borough’s SHACOG salt contract offers the cheapest price in the area.

Mr. Dellett requested Council consider a motion to act on 2019-SLD-01 Whitehall Borough Salt Storage Land Development (site plan) application. The applicant requests combined
preliminary and final land development (site plan) approval to construct a 4,453-square-foot salt storage building on part of an existing 14.3-acre parcel (Allegheny County Block and Lot No. 314-E-100). The parcel is located in Civic District C-1 and Commercial District C2-S. At its July 10, 2019 meeting, the Planning Commission recommended conditional approval of the application.

M-9 Mr. McKown moved, seconded by Ms. Book to approve 2019-SLD-01 Whitehall Borough Salt Storage Land Development (site plan) application. The motion carried unanimously.

Second, Mr. Dellett presented Council with a draft ordinance to amend the Zoning Ordinance regarding restaurants in commercial districts. Staff requested Council consider a motion to authorize advertisement of the Ordinance pursuant to requirements in the state Municipalities Planning Code and to schedule a public hearing on the Ordinance before Council on September 4, 2019.

M-10 Mr. Lahr moved, seconded by Mr. Wotus to authorize advertisement of the Ordinance pursuant to requirements in the state Municipalities Planning Code and to schedule a public hearing on the Ordinance before Council on September 4, 2019. The motion carried 6-1 with Mrs. DePuy dissenting.

Third, Mr. Dellett presented Council with a draft ordinance to amend the Zoning Ordinance regarding the replacement of current Article XXV Accessory Use Building with a new Article XXV Accessory Structure. The current Article XXV only applies to sheds. The proposed Article XXV would broaden the use to include other structures such as Carport, Freestanding Deck, Gazebo, Greenhouse, Pavilion, Pergola and Sports Court. By adding the aforementioned items to the Ordinance, they can be regulated. The draft ordinance was placed in the Planning & Zoning Committee for review.

PUBLIC WORKS:

Ms. Book stated that Public Works is busy preparing for summer and hanging the Military Banners. They have been cleaning inlets and sewers after the recent storms.

NEW BUSINESS:

Mr. McKown requested an executive session after the meeting for a legal matter.

Mr. Robb requested an executive session after the meeting for a legal matter.

Mr. Wotus stated that the Baldwin Whitehall Education Fund is hosting a golf outing on August 10th at Westwood Golf Course.
Mayor Nowalk stated that he is selling raffle tickets to win tickets to a Penn State football game.

Mr. Nagy stated that Streets Run Road is closed between Route 51 and Doyle Road for 30 days. Mr. McKown stated that the closure is necessary to install culverts and raise the roadway.

ADJOURNMENT:

Mr. Veith requested the meeting be adjourned in honor of Pittsburgh Police Officer Calvin Hill who passed away today.

M-11 Mr. McKown moved, seconded by Ms. Book to adjourn the meeting in honor of Pittsburgh Police Officer Calvin Hill who passed away today. The motion carried unanimously.

The meeting adjourned at 8:26 PM.

READ AND APPROVED THIS DAY OF AUGUST 7, 2019:

[Signature]

Manager