

The West Deer Township Board of Supervisors held their Regular Business Meeting at the West Deer Township Municipal Building. Members present: Jeffrey D. Fleming, Chairman; Richard W. DiSanti, Jr., Rick W. Florentine, Leonard Guerre, Shirley Hollibaugh, Joyce A. Romig and Gerry Vaerewyck. Also present were: Daniel J. Mator, Jr., Township Manager; Barbara Nardis, Finance Officer; Douglas Happel, representing Griffith, McCague, & Wallace; and Scott Shoup, representing Shoup Engineering.

Chairman Fleming opened and welcomed everyone to the meeting.

PLEDGE OF ALLEGIANCE

Roll Call taken by Mr. Mator -- Quorum present.

Mr. Happel announced the Board held an Executive Session to discuss employee matters and union negotiation matters.

REGISTERED COMMENTS FROM THE PUBLIC

- None.

COMMENTS FROM THE PUBLIC

Chairman Fleming asked if there were any comments at this time on the agenda and public-related items and if so, asked the public to please approach the microphone, clearly state their name and address, and limit their comments to five (5) minutes.

- Mr. Jim Cesnick, Michael Road, stated he objected to Item #23 on the agenda – Tax Millage Rate Increase Ordinance (Possible) – and expressed that he did not understand how the Board could vote on a tax increase when they had only one budget workshop. He requested the Board delete the item from the agenda until the workshop is completed and people have an opportunity to look at the budget and comment on the budget before this happens.

Chairman Fleming responded that the motion on the Board's agenda was to *advertise* the ordinance necessary to entertain an increase at a later meeting.

Mr. Cesnick asked for clarification as to what was being considered that evening, and Mr. Mator read from Item #23 on the Agenda: *At its public budget workshop meeting, the Board of Supervisors briefly discussed the possibility of raising the tax millage rate to provide for items such as an increased road program. In order to be compliant with the Township Charter, the Board must decide whether or not to advertise an ordinance authorizing such an increase. That is what is being discussed tonight. The vote itself for passage of a possible increased millage rate would take place in December.*

Mr. Happel pointed out there is a process to be followed by the Township of West Deer to raise the millage rate. First, the Board needs to advertise a hearing if it chooses to increase the tax millage rate. Mr. Happel indicated what was being discussed that evening is whether or not the Board wants to advertise a hearing where the public could make their comments regarding the millage increase. He added that, at that point in time, a vote may be taken by the Township Supervisors on whether or not to increase the millage. Mr. Happel reiterated what Chairman Fleming stated: There was no ordinance for a tax increase being voted upon that evening.

Supervisor Vaerewyck countered that there was a draft copy of the ordinance to raise the millage rate in the Board's agenda packet.

Mr. Happel again clarified that no ordinance was being voted upon that evening, and all that was being considered was the advertisement of the ordinance and public hearing.

Mr. Vaerewyck then asserted that what was in the Board's packet was not consistent with the Charter because it was not discussed in the past. He then asked who was it that authorized the agenda item and the draft ordinance.

Mr. Mator indicated the issue was discussed at the last budget workshop. He expressed that the Township has to follow the Charter as Mr. Happel advised earlier. Mr. Mator further explained that one month prior to passing an ordinance, it must be advertised. He stated that two weeks earlier the Board held a public budget workshop and the Chairman requested that the Board of Supervisors mull over the Budget and think about whether an increase was necessary, and that the Board held no meetings since then. He asked the Board if his statement was correct, and the Board concurred. Mr. Mator then stated that – therefore – in order for the Board to entertain an increase – whether it is adopted or not – it would need to be on the meeting agenda in order for the Board to adhere to the procedure spelled out in the Township Charter.

Supervisor Vaerewyck stated he disagreed with the process, and said that Mr. Happel just stated that the Board was not following the Charter.

Mr. Happel immediately corrected Mr. Vaerewyck and again indicated Item #23 has to be on the agenda for the Board to address whether or not it wants to take the next step (holding a hearing for the public to make comments). He pointed out that if the item was not on the agenda, the Board would not be able to do that under the Home Rule Charter. Mr. Happel summarized his statement by saying "If it's not on the agenda, you can't discuss it – so it's on the agenda."

- Mr. Bob Nolan, 4774 Bayfield Road, commented on his concern regarding what he has heard about the millage rate increase. Before Mr. Nolan went on, Chairman Fleming asked where Mr. Nolan heard about the increase since the Board did not yet discuss it. Mr. Nolan said he heard it from friends in the Township through personal contact.

Mr. Nolan commented that the new home development in West Deer should be generating additional revenue. He therefore did not understand why an increase was necessary.

Mr. Nolan also stated that senior citizens' average monthly income is not rising very much, and that a tax increase would be a burden for them. He said he felt tax increases should be based on the cost of living, and not on the one or two mil increase he has heard rumored in the Township.

Supervisor Florentine again asked Mr. Nolan where he heard of a one or two mil increase. Mr. Nolan responded that he saw the Budget, but Mr. Mator and some of the Board members interjected and clarified that the current draft Budget has no tax increase in it.

Supervisor Vaerewyck then stated that the sample ordinance in the agenda packet said 2.99 percent.

Chairman Fleming halted the discussion and stated that there was never any talk about raising the taxes. He added that the Board all lives in West Deer, too, so an increase would affect them as well. He explained that the Board talked about one mil very briefly and that was it. He stated that he knows no one wants a tax increase, but pointed out that West Deer has the 9th lowest Township taxes in Allegheny County.

Mr. Nolan responded that the Township also has a 1½ percent transfer tax, and that he felt that needed to be taken into consideration. He said that if the Board says we have the ninth lowest Township tax, then we need to take into consideration the transfer tax, too.

Chairman Fleming thanked Mr. Nolan for his comments, and stated that his concern was where Mr. Nolan got this information regarding the tax increase since the Board did not yet discuss the matter. He asked "Where did this come from?"

Mr. Vaerewyck stated that Mr. Nolan could pass around the sample ordinance in the agenda packet that showed a 2.99 percent increase and handed Mr. Nolan his copy. Supervisor Vaerewyck indicated that the 2.99 figure came from the agenda packet and commented that a one percent increase was also in a letter from Mr. Mator recommending such an increase.

Mr. Mator corrected Mr. Vaerewyck by stating his letter did not make any such recommendation, offered to get a copy of the memorandum at that moment to validate what he was saying, and asked Mr. Vaerewyck to retract his statement because it was not true. Mr. Mator clarified that his memorandum did not recommend a tax increase at all, but advised the Board that it is up to them to raise taxes if they so choose, and we are in a position in this Township that if roads are going to be paved, the Board is eventually going to have to raise taxes. Mr. Mator also added that the Township is behind on the Road Program.

Mr. Mator explained the reality of the tax situation to all of those in attendance. He stated that West Deer does not have the same tax revenue sources as other similarly sized municipalities. Mr. Mator added that West Deer also does not have any business taxes, and that state law precludes it from enacting any. He used the Richland Township Wal-Mart – assessed at \$7 million – as an example and stated that if that Wal-Mart was in West Deer Township it would generate just \$13,930 in total taxes.

Mr. Nolan said he would like to thank the Police Department – stating that we are rated the third safest municipality in the State of Pennsylvania – and he thanked the Public Works crew for clearing the roads. He also stated that Mr. Mator's explanation was valuable, and said facts like the ones Mr. Mator gave are facts a lot of the people do not know, but are very important.

Mr. Mator thanked Mr. Nolan, and stated that the Township tries to get information like that out to people – such as using the *Town Flyer* once a year to explain the differences between school taxes and Township taxes – but that it is an ongoing effort to educate the public.

Mr. Nolan acknowledged what Mr. Mator said by stating that he has seen that the public often panics. He then asked Mr. Mator for clarification regarding the additional homes being built in the Township, specifically why the additional property taxes they generate would not be enough to eliminate the need for a possible tax increase.

Mr. Mator explained that the Township can only tax what is assessed by Allegheny County, and that Allegheny County can sometimes take *years* to get the Township the new assessments. Mr. Nolan asked if there was anything that could be done about that, and Mr. Mator replied that the Township and officers in the County Real Estate Department have been trying, but that they have not been able to get any movement on assessments.

Chairman Fleming addressed the people at this time stating nowhere was it said from this Board that we were going to raise the millage to three. He asked the Board if he was wrong. The majority of the Board stated he was correct, but Mr. Vaerewyck disagreed.

Supervisor Vaerewyck argued that it was in the agenda packet sheet he just passed around, and it said 2.99.

Mr. Mator addressed Mr. Vaerewyck and indicated that although he does not engage in conversations on Facebook, he follows the Facebook posts. He stated that he knew the rumors were started on Facebook – not from the agenda packet – and saw the possible tax increase figures posted on Facebook.

Mr. Mator addressed Mr. Nolan, and asked him to confirm that Mr. Nolan had posted that he heard the rumor at a Republican Committee meeting. Mr. Nolan answered affirmatively. Mr. Mator then asked Mr. Nolan what evening that meeting took place. Mr. Nolan replied Wednesday.

Mr. Mator then asked the Board of Supervisors when they received their agenda packets. The Board members either answered Thursday or Friday. So Mr. Mator concluded his argument by stating that the misinformation floating around the Township did not come from Board discussions or the agenda packet, because Mr. Nolan had posted the information *before* the agenda was even drafted – it was not drafted until Thursday around noon – let alone distributed.

Mr. Vaerewyck questioned why 2.99 was put in the packet? Mr. Mator answered – because as Chairman Fleming indicated – that it was the only figure discussed at the budget workshop meeting because Mr. Mator was asked the value of one additional mil.

- Mr. Robert Anderson, 17 Millerstown Culmerville Road, asked how much of a tax increase the Board is proposing.

Mr. Mator answered that they have not yet even discussed the amount, and that was the point of it being on the agenda that evening.

Chairman Fleming stated that the Board is going to hold a public hearing to discuss whether or not to increase the property tax millage.

Mr. Happel agreed with Mr. Mator and clarified Mr. Fleming's position. He explained that – in reality – the Board is simply going to discuss whether or not they will have a meeting increasing the millage rate and to advertise the meeting if that is what they choose.

Mr. Anderson asked how the people would be informed of such a meeting. Mr. Mator responded that the hearing and ordinance would be advertised in the newspaper and would also be posted to the Township website.

To alleviate fears, Mr. Mator read the following from his report to the Supervisors:

You will see two ordinances on your meeting agenda. They are to advertise the Streetlight Assessment Ordinance (already agreed upon), and to increase the tax millage rate for 2017. I want to be crystal clear on this: No one is pushing the second ordinance on you. It is there because *if* you decide to raise the millage rate – the possibility of which you discussed at the workshop – then you **MUST** vote to advertise the Ordinance in November to comply with the Charter. The Ordinance would then be voted upon at your December meeting. So it **HAS** to be on there. If you vote for it, vote it down, or disregard it, it still has to be on the agenda.

Dr. DiSanti asked Mr. Mator to discuss the average of what residents are paying in taxes. Mr. Mator responded that the average assessment is \$111,400.00, so the average taxpayer at 1.99 mils pays roughly \$18.00 per month for the services the Township provides. Therefore a one mil increase would be \$9.00 per month.

Mr. Anderson commented that it seemed that the Township is playing catch-up with the roads, and asked why the roads were not maintained over the years.

Mr. Mator agreed with him, and explained that there was no formal road program when he was hired, but that a program was implemented that requires \$1 million per year just to keep pace so the roads do not fall behind again. That – he said – was the difficult decision the Board of Supervisors faces.

Mr. Anderson thanked Mr. Mator, and stated that he felt the residents are not as upset at the Township as they are toward the School District when it comes to taxes, but that – unfortunately – the Township bears the brunt of the public ire.

Mr. Anderson then stated he supports the police department, but asked if they really need a super police “interceptor” instead of a regular car.

Chief Lape and Mr. Mator explained that the “interceptor” model is a regular Ford Explorer, but that the interceptor name simply means it is certified for police duty – that it is not supercharged or anything like that – and that it has to be certified for liability reasons.

Mr. Anderson thanked them for their explanation, and said that is the information he feels the people need to know.

Mr. Florentine responded kindly, but stated that is why people need to ask the questions to the Township and come to meetings rather than getting information from Facebook.

Chief Lape explained the bid process, and the savings the Township receive.

Dr. DiSanti stated that the Board has to take into consideration all the costs incurred by the Township. He mentioned the cost of a quality staff, and that as the Township does more street and stormwater work, the engineering costs go up as well.

- Mr. Dominic Distilo, 8 Kelly Court, commented on advertisements, the website, and the proposed tax increase.

In regard to the advertising, Mr. Distilo criticized the Township website and said he would not have known of the meeting had he not seen the Facebook discussion.

Supervisor DiSanti asked Mr. Distilo what was on Facebook, and Mr. Distilo read from Supervisor Vaerewyck’s post:

This wednesday is the West Deer supervisors meeting. A 50% property tax increase is on the agenda- item 23. The current budget has \$5.6 million in spending and \$4.9 million in income. It is being balanced by using \$737,000 from savings. There are virtually no cuts anywhere and big increases in pay for many employees. There are a lot of people in the township on fixed and low incomes that this is going to hurt a lot. If you are concerned, you need to show up.

Dr. DiSanti thanked Mr. Distilo for that information, and Mr. Distilo again criticized the Township and what he perceived to be “back room dealings” in regard to advertising because so few people were in attendance at the meeting. He stated that newspaper advertisements are not the way to go, and that “Facebook is free.”

Mr. Mator asked Mr. Distilo to expand on why he felt the website was inadequate for getting information out to the public. Mr. Distilo replied that the site is not that elaborate, and that there were only a few links. He said all the website had was calendar items and that nobody knew what was going to be discussed at the meeting.

Mr. Mator explained that the information Mr. Distilo was contained in the agenda, and directed Mr. Distilo to the dropdown “Documents” tab at the upper right corner of the website. He explained that the agendas are located there.

Mr. Distilo said he missed that section, and apologized. But he stated he still felt more advertising was required.

Mr. Distilo also questioned – as Mr. Nolan did earlier – why the new development was not yet generating more revenue for the Township.

Mr. Mator pulled up a slide on the projector showing everyone that the Township has to use the assessment figure the County gives them. He explained that the Township cannot assume that additional funds will be available, because the law states that the Township use the figures the County gives it.

Mr. Distilo countered that West Deer is a depressed area, and that more money should be put into a better football stadium to attract people to the area. He argued that such a stadium would bring people together as a community and would help in the area of concession sales.

Finally, Mr. Distilo stated that the possible tax increase – though minimal to many people – may be a burden for others.

- Mr. Jim Cesnick, Michael Road, commented that he does not use Facebook. He commented that Item 23 does not say *Authorize Advertisement* and recommended more clarity on what’s on the agenda.
- Ms. Dulcia Gum, 70 Simon Road, questioned if the Township has an Impact Fee. Multiple supervisors stated that the Township does indeed have an Impact Fee.

Supervisor DiSanti explained the impact fee, how it is administered, and where West Deer stood in comparison to other municipalities in relation to the amount of an impact fee charged.

- Mr. Dominic Distilo, 8 Kelly Court, commented on the possibility of the Township and School District working together on millages. He also indicated that he felt that the solicitor and engineer might be great people, but that Township work could be done for a lot less with other qualified people.

ACCEPT MINUTES

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Guerre to accept the minutes of the October 19, 2016 meeting as presented. A roll call vote was taken. Members voting yes, Mrs. Hollibaugh, Dr. DiSanti, Mr. Florentine, Mr. Guerre, Mrs. Romig, and Mr. Fleming. Member voting no, Mr. Vaerewyck. Motion carried 6-1.

MONTHLY FINANCIAL REPORT

Mrs. Nardis read the following Finance Officer’s Report.

TOWNSHIP OF WEST DEER
FINANCE OFFICER'S REPORT
October 31, 2016

I - GENERAL FUND:

	<u>October</u>	<u>YTD</u>	<u>% of Budget</u>
Revenues	288,833.34	5,183,935.14	88.53%
Expenditures	246,238.29	4,511,300.69	77.04%

Cash and Cash Equivalents:

Sweep Account		812,165.85	
			812,165.85

II - SPECIAL REVENUE FUNDS

Cash and Cash Equivalents:

Street Light Fund:

Sweep Account - Restricted		13,154.28	
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Fire Tax Fund:

Sweep Account - Restricted		120,107.11	
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State/Liquid Fuels Fund:

Sweep Account - Restricted		3,241.74	
			136,503.13

Investments:

Operating Reserve Fund:

Sweep Account - Reserved		575,961.27	
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Capital Reserve Fund:

Sweep Account - Reserved		346,285.93	
			922,247.20

III - CAPITAL PROJECT FUNDS:

Cash and Cash Equivalents:

		0.00	
			0.00

TOTAL CASH BALANCE 10/31/16

1,870,916.18

Interest Earned October 2016

62.82

Restricted - Money which is restricted by legal or contractual requirements.
 Reserved - Money which is earmarked for a specific future use.

MOTION BY Supervisor Guerre and SECONDED BY Supervisor DiSanti to approve the Finance Officer's Report as submitted. Motion carried unanimously 7-0.

LIST OF BILLS

Best Wholesale Tire Co., Inc..... 513.50

Beth's Barricades	65.00
Galls LLC.....	174.59
Griffith, McCague & Wallace, PC	1978.50
Hampton Concrete Products Inc.....	340.00
Hei-Way, LLC.....	742.38
Jordan Tax Service, Inc.....	6619.28
Kress Tire.....	494.50
Markl Supply.....	486.62
North Eastern Uniforms & Equip Inc.....	433.27
Office Depot.....	182.81
Shoup Engineering, Inc.	967.50
Staley Communications.....	183.47
Taser International	1188.98
The Lane Construction Corporation.....	665.41
Trib Total Media	167.70
Walsh Equipment	517.73
Wine Concrete Products, Inc.....	2659.90

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Hollibaugh to pay the List of Bills as submitted, and all approved reimbursable items in compliance with generally accepted accounting practices. Motion carried unanimously 7-0.

UTILITIES & PAYROLL

MOTION BY Supervisor Guerre and SECONDED BY Supervisor Florentine to pay utilities and payroll from November 17, 2016 to December 21, 2016. Motion carried unanimously 7-0.

TAX REFUNDS

The Board is in receipt of the list from the Tax Collector requesting the issuance of tax refunds due to assessment changes by Allegheny County for the years 2016, 2015, 2014, and 2013.

<u>NAME</u>	<u>LOT/BLOCK</u>	<u>AMOUNT</u>
2016 REAL ESTATE TAX REFUNDS:		
Gabriel, Antonella	1213-H-160	\$ 29.25
Nagy, Thomas J. & Karen M.	1510-R-344	\$149.20
Russellton Realty Corp.	1362-A-385	\$226.22
2015 REAL ESTATE TAX REFUNDS:		
Gabriel, Antonella	1213-H-160	\$ 19.90
Nagy, Thomas J. & Karen M.	1510-R-344	\$149.20
2014 REAL ESTATE TAX REFUNDS:		
Gabriel, Antonella	1213-H-160	\$ 19.90
Hutchman, R. William	1359-K-26	\$375.71
2013 REAL ESTATE TAX REFUNDS:		
Gabriel, Antonella	1213-H-160	\$ 19.90

MOTION BY Supervisor Vaerewyck and SECONDED BY Supervisor DiSanti to issue the tax refunds as submitted by the Tax Collector. Motion carried unanimously 7-0.

POLICE CHIEF'S REPORT

Chief Jon Lape was present and provided a summary report on the Police Department for the month of October 2016. A copy of the report is on file at the Township. Questions/comments followed.

BUILDING INSPECTOR/CODE ENFORCEMENT OFFICER'S REPORT

Mr. Bill Payne was present and provided a summary report on Code Enforcement for the month of October 2016. A copy of the report is on file at the Township. Questions/comments followed.

PARKS AND RECREATION BOARD REPORT

Mrs. Beverly Jordan, Chairwoman, was present and reported on the Parks & Recreation Board:

- Trunk or Treat
- Haunted House/West Deer Nightmare – Township received \$1,610.00.
- Breakfast with Santa, December 11th from 10 am to 1 pm at WD #1 Fire Hall.
- Christmas Senior Luncheon – December 21st from 10 am to 2 pm at Sr. Center.
- No meetings will be held in November and December.

ENGINEER'S REPORT

The Board received the Engineer's Report submitted by Shoup Engineering, Inc. Mr. Scott Shoup represented Shoup Engineering, Inc., and summarized the meeting attendance and details of his formal report:

DEVELOPMENTS/PROJECTS

- Nike Site Earthwork – Bid Documents, Specifications and Plans were prepared for this project. The project will use GEDF Grant Funds. Bids for this project were opened on 29 September 2016. JH Excavating commenced on this project on 2 November 2016 and the project will soon be completed.
- Development/Subdivision Reviews: The following subdivision and land development plan projects had been reviewed, and review letters were issued to the Township as noted:
 - McIntyre Heights PRD – A review of this preliminary PRD Plan was performed and a review letter was issued to the Township on September 22, 2016.
 - Pawloski Plan – A review of this lot line revision plan was performed and a review letter was issued to the Township on November 7, 2016.

RESOLUTION NO. 2016-15: CDBG GRANT APPLICATION – 2017 NIKE SITE HANDICAP RAMP PROJECT

The Township is filing an application for CDBG funding for the 2017 Nike Site Handicap Ramp Project.

RESOLUTION NO. 2016-15

THE PURPOSE OF THE RESOLUTION FORM IS TO HAVE ON RECORD A STATEMENT CONFIRMING THAT THE APPLICANT HAS FORMALLY REQUESTED A GRANT, HAS

DESIGNATED AN OFFICIAL TO PERFORM THE REQUIRED DUTIES BETWEEN THE APPLICANT AND THE DEPARTMENT OF ECONOMIC DEVELOPMENT AND HAS ASSURED, WHERE APPLICABLE, THE PROVISION OF LOCAL MATCHING FUNDS. IN ADDITION, THE APPLICANT WILL COMPLY WITH ALL OTHER PROVISIONS OF THE CDBG APPLICATION.

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Hollibaugh to approve Resolution No. 2016-15 which authorizes the Township to file an application for CDBG funding for the 2017 Nike Site Handicap Ramp Project in the amount of \$20,500.00. Motion carried unanimously 7-0.

RESOLUTION NO. 2016-16: CDBG GRANT APPLICATION – 2017 COMMUNITY DEMOLITION PROJECT

The Township is filing an application for CDBG funding for the 2017 Community Demolition Project.

RESOLUTION NO. 2016-16

THE PURPOSE OF THE RESOLUTION FORM IS TO HAVE ON RECORD A STATEMENT CONFIRMING THAT THE APPLICANT HAS FORMALLY REQUESTED A GRANT, HAS DESIGNATED AN OFFICIAL TO PERFORM THE REQUIRED DUTIES BETWEEN THE APPLICANT AND THE DEPARTMENT OF ECONOMIC DEVELOPMENT AND HAS ASSURED, WHERE APPLICABLE, THE PROVISION OF LOCAL MATCHING FUNDS. IN ADDITION, THE APPLICANT WILL COMPLY WITH ALL OTHER PROVISIONS OF THE CDBG APPLICATION.

MOTION BY Supervisor Florentine and SECONDED BY Supervisor Hollibaugh to approve Resolution No. 2016-16 which authorizes the Township to file an application for CDBG funding for the 2017 Community Demolition Project in the amount of \$20,000.00. A roll call vote was taken. Members voting yes, Mr. Guerre, Mrs. Hollibaugh, Dr. DiSanti, Mrs. Romig, Mr. Florentine, and Mr. Fleming. Member voting no, Mr. Vaerewyck. Motion carried 6-yes and 1-no.

RESOLUTION NO. 2016-17: CDBG GRANT APPLICATION – DEMOLITION/BLIGHTED PROPERTY

As previous stated -- the Township could file an application for CDBG funding for various demolitions in the Township. The County and Federal Governments require a Slum/Blight Resolution.

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Florentine to adopt Resolution No. 2016-17 which declares the structures to be demolished as blighted property as defined by the Urban Redevelopment Law. Mr. Vaerewyck questioned what the structures are. Mr. Mator indicated they are included in the application. A roll call vote was taken. Members voting yes, Mrs. Hollibaugh, Dr. DiSanti, Mrs. Romig, Mr. Florentine, Mr. Guerre and Mr. Fleming. Member voting no, Mr. Vaerewyck. Motion carried 6-yes and 1-no.

AUTHORIZE ADVERTISEMENT/PART TIME POLICE OFFICER(S)

The Board received a memo from the Chief of Police requesting the Board advertise for the position of a part time police officer(s).

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Guerre to authorize the advertisement for a part time police officer(s). Motion carried unanimously 7-0.

AUTHORIZE ADVERTISEMENT: ACCEPTANCE OF CRYSTAL SPRINGS COURT

AN ORDINANCE OF THE TOWNSHIP OF WEST DEER, COUNTY OF ALLEGHENY, COMMONWEALTH OF PENNSYLVANIA, ADOPTING THE FOLLOWING STREET IN THE WHISPERING PINES PLAN: CRYSTAL SPRINGS COURT; AND AMENDING ORDINANCE NO. 351 TO INCLUDE THE SAME.

The final paving for Crystal Springs Court was completed and all of the units are constructed on Crystal Springs Court, therefore, the Township can accept Crystal Springs Court.

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Guerre to authorize the advertisement of the Ordinance accepting Crystal Springs Court. The Board will consider adoption of the Ordinance at their December 21, 2016 meeting. Motion carried unanimously 7-0.

PUBLIC WORKS GARAGE

Bids were received for the gutters and downspouts at the Public Works garage:

1) American Building Products.....	\$3,200.00
2) JT Mowry.....	\$4,288.00
3) Great Lake Seamless Gutter.....	\$3,800.00

Mr. Florentine commented on the gutter bids received and also indicated before the gutters are installed, ice breakers will need to be put on the roof. Mr. Florentine will check prices of the ice breakers and if need be, he will put them on.

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Hollibaugh to award the contract for the gutters and downspouts at the Public Works garage to American Building Products in the amount of \$3,200.00. Motion carried unanimously 7-0.

Mr. Vaerewyck questioned if the Board should make a motion spending up to a certain amount of funding for the ice breakers. After some discussion, Mr. Mator will work with Mr. Florentine and Mr. Yourish on obtaining prices for the ice breakers and go with the lowest price and the Board can ratify the action at their next meeting.

DEMOLITION PROJECT

The Board tabled the 2016 Demolition Project at their last meeting. Mr. Payne requested the Board to advertise for bidding.

MOTION BY Supervisor Vaerewyck and SECONDED BY Supervisor Romig to reject the bid received and authorize the advertisement for the 2016 Demolition Project. Motion carried unanimously 7-0.

REVISED REBECCA RESIDENCE PILOT AGREEMENT

The Board received the Revised Payment In Lieu of Tax Agreement (Pilot Agreement) between the Deer Lakes School District, the Township of West Deer, and the County of Allegheny and Rebecca Residence.

Mr. Happel informed the Board he received the revised agreement from Rebecca Residence yesterday and that the County reviewed the agreement. Mr. Happel will send copies out for the Board to review and the agreement will be on the agenda at the next meeting.

Mr. Happel explained that Rebecca Residence is building an enlarged campus that will include an independent living structure assisted living and the current Rebecca Residence, the nursing care facility. They have requested from the County, the School District, and the Township that we look at and execute a Pilot Agreement which is payment in lieu of taxes. Rebecca Residence is a Lutheran charity and they are currently a tax exempt organization and the new construction will be tax exempt that provides assisted and independent living for low to moderate income elderly adults so the County, Township, and School District have been asked to review this Pilot Agreement. And it will have payments to the Township, payments to the County and payments to the School District in lieu of taxes.

ADVERTISING AND BIDDING

The Township current ordinance which provides bid and advertising limits is no longer in line with State standards. This has created issues the past couple of months, and the Township Manager and Solicitor have looked into options to assist the Board of Supervisors.

Mr. Mator made recommendation to add this item to the next meeting.
A discussion was held on the advertising and the bidding process.

STREET LIGHT ASSESSMENT INCREASE ORDINANCE

AN ORDINANCE OF THE TOWNSHIP OF WEST DEER, COUNTY OF ALLEGHENY, COMMONWEALTH OF PENNSYLVANIA, SETTING THE STREET LIGHT ASSESSMENT RATE AT \$35 PER AFFECTED PARCEL FOR THE 2017 TAX YEAR.

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Hollibaugh to authorize the advertisement of Ordinance No. 414 increasing the Street Light Assessment for 2017. A roll call vote was taken. Members voting yes, Mr. Florentine, Mrs. Hollibaugh, Dr. DiSanti, Mrs. Romig, and Mr. Fleming. Members voting yes, Mr. Guerre and Mr. Vaerewyck. Motion carried 5-yes and 2-no.

TAX MILLAGE RATE INCREASE ORDINANCE (POSSIBLE)

At its public budget workshop meeting, the Board of Supervisors briefly discussed the possibility of raising the tax millage rate to provide for items such as an increased road program.

In order to be compliant with the Township Charter, the Board must decide whether or not to advertise an ordinance authorizing such an increase. That is what is being discussed tonight. The vote itself for passage of a possible increased millage rate would take place in December.

The Board received a copy of a draft Ordinance.

MOTION BY Supervisor DiSanti and SECONDED BY Supervisor Hollibaugh to authorize the advertisement of a hearing for Ordinance No. 415 increasing the property tax millage rate to 2.99 for 2017. A roll call vote was taken. Members voting yes, Mr. Florentine, Mrs. Hollibaugh, Dr. DiSanti, Mrs. Romig, and Mr. Florentine. Members voting no, Mr. Guerre and Mr. Vaerewyck. Motion carried 5-yes and 2-no.

COMMITTEE REPORTS

The Committee Chairperson reported on their Committee updates:

- 1) Mr. Florentine – Engineering & Public Works Committee
- 2) Dr. DiSanti – Financial Legal, and Human Resources Committee

- 3) Mr. Vaerewyck – EMS Oversight Committee
- 4) Mr. Vaerewyck – COG Report

OLD BUSINESS

- Mr. Vaerewyck questioned the Senior Citizen flooring project. Discussion was held.

NEW BUSINESS

- Mr. Vaerewyck indicated Tracy Adamik, with Fire Company No. 1 was questioning what the figures were for the fire tax for the Fire Departments because with the ongoing housing developments in the Township, there should be an increase in the fire tax amount. A discussion was held on the fire tax collection and also the percentage rate for collection of the fire tax.

SET AGENDA: REGULAR BUSINESS MEETING

December 21, 2016

6:00 p.m. – Public Hearing – Tax Millage Rate Ordinance No. 415

7:30 p.m. – Regular Business Meeting

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Executive Session Held
5. Registered Comments from the Public
6. Comments from the Public
7. 2016 Final Budget
 - o Streetlight Assessment Ordinance No. 414
 - o Resolution/Adoption of 2017 Budget
8. Accept Minutes
9. Monthly Financial Report
 - A. Finance Officer's Report
 - B. List of Bills
 - C. Utilities & Payroll
 - D. Tax Refunds
10. Police Chief's Report
11. Building Inspector/Code Enforcement Officer's Report
12. Report from the Parks & Recreation Board
13. Engineer's Report
14. Authorize Advertisement/Ordinance Administrative Policies & Procedures
15. Ordinance/Accept Crystal Springs Court
16. 2016 Demolition Project
17. Senior Citizen Flooring
18. Senior Citizen Wall Repair
19. Committee Reports
20. Old Business
21. New Business
22. Set Agenda/Tuesday, January 3, 2016 @ 8 pm
23. Comments from the Public
24. Adjournment

Items Added:

*Rebecca Residence PILOT Agreement

- *Ice Breakers for Public Works Garage
- *Municipal Building Parapet
- *Authorize advertisement for Advertisement and Bidding Ordinance

The Public Hearing will be held at 6:00 p.m. and the Regular Business Meeting at 7:30 p.m.

COMMENTS FROM THE PUBLIC

- Mr. Jim Colledge, 920 Logan Road, reported speeding on Logan Road.
- Mr. George Tymas, MacArthur Drive, commented on the State's increase on the gas tax in regard to additional revenues, the tax increase for paving, drainage in regard to the paving on Cypress Street, and a storm sewer on Russellton II hill. Discussion was held, with Mr. Mator explaining the State gas tax and Cypress Street issues, and informing Mr. Tymas that he has not heard of the Russellton II drainage problem, but will look into it and have it addressed.
- Mr. Earl Fish, commented on past road and water projects.
- Mr. Brian Stanis, 33 Horse Shoe Lane, commented on rundown commercial properties in the Russellton area and he would like to see the Russellton area cleaned up.

ADJOURNMENT

MOTION BY Supervisor Hollibaugh and SECONDED BY Supervisor DiSanti to adjourn the meeting at 8:50 p.m. Motion carried unanimously 7-0. Meeting adjourned.

2017 PUBLIC BUDGET WORKSHOP MEETING FOLLOWED THE MEETING

Daniel J. Mator, Jr., Township Manager