

PARKESBURG BOROUGH COUNCIL
Minutes of the Regular Meeting
May 16, 2011 – 7:00 p.m.

The meeting was called to order at 7:00 p.m. by President Melinda Keen.

The Pledge of Allegiance to the Flag by all present.

Council members present were: Melinda Keen, Charles Persch, Willard Marsh, Mark Agen, Joseph Dynesko, and Sharon Wolf. Also present were Mayor John P. Hagan, II, Borough Manager James Thomas, Secretary Wendy A. Keegan, Police Chief Brian Sheller and Solicitor John Carnes. Kathleen Rick was absent.

APPROVAL OF AGENDA: After moving the presentation of Bob Garrett and adding Representative John Lawrence, a motion to approve the agenda was made by Charles Persch and seconded by Willard Marsh. All in favor.

PRESENTATION:

- Bob Garrett - Executive Assistant with PennDOT spoke about the Parkesburg Train Station Improvement Plan. There will be improvements to the physical environment in and around the station (platforms, shelters, parking, pedestrian movements); improved access to and from the station; and improved multi-modal connections. A complete copy of the work statement of which Mr. Garrett spoke is on file in the Borough Hall.

APPROVAL OF MINUTES:

A motion to approve the minutes of the April 16, 2011 Regular Council Meeting was made by Sharon Wolf and seconded by Mark Agen. All in favor.

TREASURER’S REPORT—Wendy A. Keegan

A complete copy of the April, 2011 Treasurer’s Report is on file in the Borough Hall.

APPROVAL OF BILLS: A motion to approve the bills submitted was made by Charles Persch and seconded by Willard Marsh. All in favor.

PUBLIC COMMENTS (Agenda Items):

None

PUBLIC SAFETY REPORTS:

Police Chief’s Report. Brian Sheller
A complete copy of the Police Chief’s Report is on file in the Borough Hall.

Fire Chief’s Report. Richard Klingler
A complete copy of the Fire Chief’s Report is on file in the Borough Hall.

Emergency Management Coordinator. Richard Irwin
No report.

PLANNING COMMISSION/SUBDIVISION:

- Bell's Delights – Bob Flinchbaugh of Regester Associates requested several waivers of the Subdivision and Land Development Ordinance. The waiver requests and the Borough's responses follow:

WAIVER REQUEST: Section 303.A — Requiring a Preliminary Plan; This waiver is being requested due to the minimal impact proposed, the lack of public improvements proposed, and because the use is not changing from its present use. This plan shall meet the requirements set forth in the Subdivision and Land Development Ordinance pertaining to Final Plan contents, with the exception of any granted waivers. Granting of this waiver shall not adversely affect the surrounding properties, nor will adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

WAIVER REQUEST: Section 303.C.1.jj — Requiring a Wetlands Study; This waiver is being requested due to the absence of wetlands as shown on the Wetland Inventory Maps, due to minimal impact proposed, and due to the fact that the site is already covered by impervious surface. Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

WAIVER REQUEST: Section 303.C. 1 k — Requiring Significant Features within 100 feet of the Site to be shown; This waiver is being requested because of the minimal impact proposed and because the property is not changing from its present use Features along S.R. 0010, within 100 feet of both driveways, shall be provided. Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

WAIVER REQUEST: Section 303.C.1.rr — Requiring a Proximity Plan; This waiver is being requested because of the minimal impact proposed and because the property is not changing from its present use Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

WAIVER REQUEST: Section 303.C.2.d — Requiring a Real Estate Disclosure Statement; This waiver is being requested because of the minimal impact proposed, because the property is not changing from its present use, and no change in ownership is being proposed. Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

WAIVER REQUEST: Section 303.C.3.b — Requiring Notification to Abutting Property Owners; This waiver is being requested because of the minimal impact proposed and because the property is not changing from its present use. The applicant will be placing a sign, in accordance with Section 300.E.5 of the Subdivision and Land Development Ordinance, which will be visible to surrounding properties and shall clearly show the improvements proposed. Notification to surrounding property owners shall be provided as required for application to the Zoning Hearing Board. Granting of the waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

WAIVER REQUEST: Section 305.A — Requiring a Transportation Study; This waiver is being requested because of the minimal impact proposed and because the property is not changing from its present use. Plans shall be subject to review by PennDOT, and a Highway Occupancy Permit shall be obtained. Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

Section 403.A — Requiring Concrete Monuments at all Property Corners; This waiver is being requested because of the minimal impact proposed and because the property is not changing from its present use Pins shall be provided at the intersection of property lines and right-of-way lines, and where indicated on the plan. Granting of the waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

Section 425 — Requiring Park, Recreation and Open Space; This waiver is being requested because of the minimal impact proposed and because the

property is not changing from its present use. Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Denied

WAIVER REQUEST: Section 427 — Requiring Landscaping; This waiver is being requested because of the minimal impact proposed and because the property is not changing from its present use Landscaping has been proposed, in accordance with ordinance requirements, along the rear property line. Relief is being requested from providing landscaping along the south property line, to allow continued utilization of the existing drive and easement. Granting of this waiver shall not adversely affect the surrounding properties, nor will it adversely affect the health and welfare of the surrounding community.

BOROUGH RESPONSE: Waiver Granted

UNFINISHED BUSINESS:

None

NEW BUSINESS:

- State Representative John Lawrence addressed Council. He has been attending local borough/township meetings to “see what’s going on.” Representative Lawrence will be holding several Town Hall Meetings, one of which will be held in the Borough Hall.

DEPARTMENT REPORTS:

Engineer’s Report—Phillip Brath

A complete copy of the Engineer’s Report is on file in the Borough Hall.

Zoning Officer’s Report—ARRO Consulting

A complete copy of the Zoning Officer’s Report is on file in the Borough Hall.

Manager’s Report—L. James Thomas

Stormwater problem in the Chetty development has been resolved; the disputed engineering bill to Chetty has been settled; PAWC has filed for a water increase - the attorneys involved in the wastewater case have been contacted; 2 summer employees have been hired for the street department; Fire Company Fair will be held June 28th through July 2nd - fireworks scheduled for July 1st with a rain date of July 2nd.

Public Works Report—Melinda Keen

A complete copy of the Public Works Report is on file in the Borough Hall.

Mayor's Report—John P. Hagan, II

No report.

Zoning Officer's Report—ARRO Consulting

A complete copy of the Zoning Officer's Report is on file in the Borough Hall.

Code Enforcement Officer's Report—Robert Hosier

A complete copy of the Code Enforcement Officer's Report is on file in the Borough Hall

Building Code Official's Report—John Coldiron

A complete copy of the Building Code Official's Report is on file in the Borough Hall

PABA—Eric Jameson

No report

Solicitor's Report—John S. Carnes, Jr.

A complete copy of the Solicitor's Report is on file in the Borough Hall.

COMMITTEE REPORTS:

Parks & Recreation—Kathleen Rick

No report.

Progress & Development—Sharon Wolf

No report.

Streets & Property—Melinda Keen

No report.

Finance—Charles Persch

The budget is in good shape

Police & Fire—Charles Persch

Fire Company Consolidation Committee will be meeting on May 24th; 1/4 of the annual donation will be paid to the Fire Company; a motion to pay \$250 for the Consolidation Committee was made by Charles Persch and seconded by Sharon Wolf. All in favor.

Library—Melinda Keen

No report

PUBLIC COMMENTS:

None

COUNCIL COMMENTS:

None

ADJOURNMENT:

With there being no further business, at 9:23 pm the meeting was adjourned.

Respectfully submitted,

A handwritten signature in cursive script that reads "Wendy A. Keegan".

Wendy A. Keegan
Borough Secretary