

**MINUTES OF THE REGULAR MEETING MAY 13, 2014
OF THE MT. LEBANON COMMISSION**

The Commission of Mt. Lebanon, Pennsylvania, held a Regular Meeting that began at 8 P.M., on Tuesday, May 13, 2014, at the Municipal Building, 710 Washington Road. President Linfante called the meeting to order and led in the Pledge of Allegiance to the Flag. Manager Stephen M. Feller called the roll. Present were Commissioners Dave Brumfield, Kelly Fraasch, Steve Silverman and Kristen Linfante. Commissioner John Bendel was not present. Also present were Public Works Director Kelley, Finance Director McCreery, Recreation Director Donnellan, Police Chief McDonough, Fire Chief Sohyda, Planning Officer McGill, Business District Officer Milliron, Assistant to the Manager Cross, Public Information Officer Morgans, and Inspections Officer Berkley. Also present were Phil Weis of the solicitor's office and Dan Deiseroth of the engineer's office.

Ms. Linfante acknowledged the passing of former Commissioner June Delano, stating that she was an iconic part of the community. She expressed condolences to the Delano family on behalf of the commission and municipality.

CONGRESSMAN MURPHY GRANT PRESENTATION TO FIRE DEPARTMENT

Congressman Murphy presented a check to the fire department in the amount of \$26,780. He also thanked them for their exemplary service to the community.

CITIZEN COMMENTS

Maria Joseph of 221 Cedar Boulevard, member of the Environmental Services Board, spoke against artificial turf.

Elaine Gillen of 735 Vallevista Avenue spoke about deer, the turf task force meeting, and public meetings.

David Egler of 121 Poplar Drive spoke about the municipality appealing the assessments of recently purchased property, stating that the county is not doing its job. He also spoke about tax delinquent property on Pennsylvania Boulevard.

Jeff Heiskell of 217 Vee Lynn Drive spoke against the municipality appealing the assessments of recently purchased property. He also stated that he was against artificial turf.

Jim Scheuermann of 121 Longuevue Drive spoke in support of deer management. He noted that he asked the commission a year ago to address this matter. He also spoke about issues resulting from deer, including Lyme disease and its costly treatment, the safety of people and pets, and the cost of replacing landscaping.

Lourdes Castellanos of 962 Summer Place spoke in support of deer management, stating that there is a herd of deer in her area, and her sidewalk is polluted with deer feces.

Gregory Bank of 1037 Firwood Drive spoke against the municipality appealing the assessments of recently purchased property and also against artificial turf.

John Lyon of 1238 Firwood Drive spoke against the municipality appealing the assessments of recently purchased property.

Phyllis Schapiro of 110 Mayfair Drive stated that she attended a hearing today on the reassessment of her property. She inquired about the procedure that was used in determining the properties.

Joe Atria of 1536 Cochran Road spoke against the municipality appealing the assessments of recently purchased property.

Barbara Sollenberger of 120 Newburn Drive spoke against turf, asking for a material safety data list.

Susy Tybl of 1020 Firwood Drive spoke against artificial turf.

Kimberly Schevtchuk of 519 Lyndhurst Avenue spoke against artificial turf, believing there were health issues associated with it. She also felt it was too costly.

Ed Goslin of 210 Thornberry Circle spoke in support of kids playing on green grass and not artificial turf. He also spoke against the municipality appealing the assessments of recently purchased property.

Steve Diaz of 308 Queensberry Circle spoke against the municipality appealing the assessments of recently purchased property.

Charlotte Stephenson of 110 Crescent Drive spoke against artificial turf, citing health concerns.

Matt Kluck of 174 Parkridge Lane asked for commission support of the development of a museum for the Historical Society of Mt. Lebanon. He also inquired about the possibility of a republican representative being permitted to express an opinion at each meeting since the commission is made up of five democrats.

Dave Huston of 505 Sleepy Hollow Road spoke against artificial turf. He also stated that recently the Supreme Court ruled in favor of prayer at municipal meetings, and he recommended that Mt. Lebanon begin each meeting in prayer.

Adrian Soriano of 416 Gladds Drive spoke about the municipality's appealing the assessments of recently purchased property.

Jim Query of 222 Baywood Avenue spoke against the municipality appealing the assessments of recently purchased property.

**CONSIDERATION OF THE MINUTES FROM
THE ADJOURNED MEETING HELD APRIL 28, 2014**

Mr. Brumfield moved and Mr. Silverman seconded to approve the minutes. The vote was called. The motion passed unanimously.

**INTRODUCTION OF ORDINANCE (BILL NO. 4-14)
AMENDING THE CHARTER TO BE GENDER NEUTRAL**

Ms. Fraasch said on January 7, 2014, the Ad Hoc Home Rule Charter Study Committee recommended that the Charter be updated to be gender neutral. The proposed ordinance would place the issue on the November 4, 2014 general election ballot.

Ordinance (Bill No. 4-14) was introduced, and the public hearing was set for May 27, 2014.

**INTRODUCTION OF ORDINANCE (BILL NO. 5-14)
MODERNIZING THE PUBLIC NOTICE PROVISION OF THE CHARTER**

Mr. Silverman said the Home Rule Charter requires newspaper legal advertising as a means to notify the public of certain municipal actions. The municipality desires to maintain the flexibility to utilize current and future technologies to provide public notice. On January 7, 2014, the Ad Hoc Home Rule Charter Study Committee recommended the changes reflected in the proposed ordinance. The proposed ordinance would place the issue on the November 4, 2014 general election ballot.

Ordinance (Bill No. 5-14) was introduced, and the public hearing was set for May 27, 2014.

**INTRODUCTION OF ORDINANCE (BILL NO. 6-14) AMENDING
THE CHARTER TO ELIMINATE THE POSITION OF ELECTED TREASURER**

Mr. Brumfield said on January 7, 2014, the Ad Hoc Home Rule Charter Study Committee recommended that the Treasurer position no longer be elected. They reasoned that the duties of the Treasurer are largely ministerial and administrative in nature. The proposed ordinance would place the issue on the November 4, 2014 general election ballot.

Ordinance (Bill No. 6-14) was introduced, and the public hearing was set for May 27, 2014.

**CONSIDERATION OF RESOLUTION NO. R-11-14 FOR A
SIDEWALK ASSESSMENT PROGRAM FOR MUNICIPAL SIDEWALKS**

Ms. Fraasch said this resolution mandates the replacement of deteriorated sidewalks on the following streets: Circle Drive, Connecting Road, Crestvue Manor Drive, Lebanon Hills Drive, Lynn Haven Drive, Main Entrance Drive, Mt. Lebanon Boulevard, Outlook Drive, Park Entrance Drive, Rock Haven Lane, Rocklynn Place, St. Clair Drive and Washington Road. This Resolution orders the replacement of deteriorated sidewalks by property owners or the municipality will cause the work to be done and bill the owners.

Ms. Fraasch moved and Mr. Brumfield seconded to adopt Resolution No. R-11-14. The vote was called. The motion carried unanimously.

**CONSIDERATION OF FINAL APPROVAL FOR
THE HAMILTON TERRACE CONSOLIDATION PLAN**

Mr. Silverman said on April 22, 2014, the Planning Board gave preliminary approval and recommended final approval of the Hamilton Terrace Consolidation Plan subject to the engineer's review comments in a letter dated April 10, 2014. All engineering comments have been addressed.

The property owner is requesting a consolidation of adjacent lots located on Terrace and Washington Road.

Mr. Silverman moved and Mr. Brumfield seconded to grant final approval of the Hamilton Terrace Consolidation Plan. The vote was called. The motion carried unanimously.

CONSIDERATION OF BIDS FOR CUSTODIAL BUILDING MAINTENANCE

Mr. Brumfield said on April 30, 2014, four bids were received for the Custodial Building Maintenance contract. The bids results are as follows:

| <u>Bidder</u> | <u>Contract Period June-May 2014-2015</u> | <u>Option Year 1 Contract Period June-May 2015-2016</u> | <u>Option Year 2 Contract Period June-May 2016-2017</u> |
|--------------------------|-------------------------------------------------------|-------------------------------------------------------------------------|-------------------------------------------------------------------------|
| ABM Janitorial Services | \$129,789.36 | \$129,789.36 | \$133,689.12 |
| Anago Cleaning Systems | \$194,400.00 | \$194,400.00 | \$194,400.00 |
| Evergreen Facility Serv. | \$106,260.00 | \$106,260.00 | \$108,420.00 |
| ISS Facility Serv., Inc. | \$133,633.80 | \$137,643.00 | \$141,772.20 |

The cleaning services are for the Municipal Building, Public Safety Center, Library and Tennis Center. The contract is for a one year term running from June 1 to May 31, with a second and third option year. The low bid was submitted by Evergreen Facility Services. The pre-bid conference was attended by five contractors.

The annual cost for the contract ending May 31, 2014 totaled \$69,600. The lowest bid total will increase the annual base contract by \$36,660. The increase is due to two primary factors. First, the cost of service has not increased since the contract was last bid. Secondly, the bid included an increase from 5 days to 6 days of service at the Library and Public Safety Center. This action is necessary because both facilities are open 7 days a week. The prorated increase for the 2014 budget is \$18,100.

Mr. Brumfield moved and Mr. Silverman seconded to award the 2014/2015 contract for the Custodial Building Maintenance to Evergreen Facility Services on their bid of \$106,260. The vote was called. The motion carried unanimously.

**CONSIDERATION FOR OF A CONTRACT FOR THE
NORTH AND SOUTH PARKING GARAGE REPAIRS PHASE 2**

Ms. Fraasch said bids were received on May 2, 2014. This project involves concrete repairs, membrane coating and caulk sealant replacement to the North and South garages.

The Municipal Engineer has verified the bids as follows:

| Contractor | Base Bid #1- South Garage | Base Bid #2- North Garage | Add Alt #1 (Concrete topping slab replacement & waterproofing membrane installation at north garage top level) | Add Alt #2 (Concrete topping slab replacement & waterproofing membrane installation at north garage 4 th level) | Add Alt #3 (Cementitious coating replacement at south garage from level 2 to level 5 & at Washington Rd entrance bridgeway) | Add Alt #4 (Barrier cable replacement per construction plans & specifications complete in place) |
|-----------------------------|------------------------------|------------------------------|----------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------|
| Nathan Contracting | \$ 895,757.00 | \$144,888.00 | \$220,000.00 | \$220,000.00 | \$170,250.00 | \$2,730.00 |
| Carl Walker Construction | \$1,185,605.00 | \$233,667.50 | \$415,428.00 | \$402,948.00 | \$226,250.00 | \$3,360.00 |

The low bidder completed work for the Phase 1 repairs for the Municipality's North and South garages. The Municipal Engineer recommends the award of Base Bid #1, Base Bid #2, and Add Alternates #1, #3 and #4 in the amount of \$1,433,625. The Engineer's estimate for this contract was \$2,232,410.

Ms. Fraasch moved and Mr. Brumfield seconded to award the North and South Garage Repairs Contract to Nathan Contracting in the amount of \$1,433,625 for Base Bid #1, Base Bid #2, Add Alternates #1, #3 and #4. The vote was called. The motion carried unanimously.

MANAGER ANNOUNCEMENTS

Mr. Feller stated that the commission met in executive session prior to tonight's meeting to discuss legal issues relating to assessment appeals and lease agreements and also a personnel issue with the solicitor. The commission will hold a goal setting retreat on May 19, 2014, at 3 p.m. The next adjourned meeting of the commission is scheduled for Tuesday, May 27, 2014, at 8 p.m. due to the Memorial Day holiday on Monday, May 26, 2014.

Ms. Fraasch said there will be a Memorial Day ceremony on Monday, May 26, 2014, at 6 p.m., at the veteran's memorial in Main Park.

ADJOURNMENT

The meeting adjourned at 9:54 p.m.