

**MINUTES OF THE REGULAR MEETING JUNE 14, 2016  
OF THE MT. LEBANON COMMISSION**

The Commission of Mt. Lebanon, Pennsylvania, held a Regular Meeting at 8:00 P.M., on Tuesday, June 14, 2016, at the Municipal Building. Commission Vice President Dave Brumfield called the meeting to order and led in the Pledge of Allegiance to the Flag. Manager Keith McGill called the roll. Present were Commissioners John Bendel, Steve McLean, and Dave Brumfield. Commissioners Steve Silverman and Kelly Fraasch were not present. Also present were Assistant Manager/Planner McMeans, Finance Director McCreery, Police Chief Lauth, Public Works Director Sukal, and Recreation Director Donnellan. Also present were Phil Weis of the solicitor's office and Dan Deiseroth of the engineer's office.

**COMMISSION/MANAGER'S ANNOUNCEMENTS**

Manager McGill summarized the information that was reviewed during the discussion session, including review of the 2015 audit findings, review of the bids for the commissioners' lot and addition of Seneca to the 2016 Mill and Overlay Program, review of the north and south garage façade bids and the LRT station pedestrian walkway bid, the history center bids, the Mt. Lebanon Boulevard stormwater point repair project, the Walk Friendly program, and review of board and authority activities.

Mr. McGill stated that prior to the meeting, the Commission met in executive session to receive legal advice from the solicitor regarding an issue with the Port Authority, as well as Home Rule Charter changes, and litigation involving Scott Township. The Commission also discussed appointments to boards and authorities. He stated the next regular meeting is scheduled for Monday, June 27, 2016, at 8 p.m. The discussion session will begin at approximately 6:15 p.m., in Room C.

Mr. Brumfield spoke about community highlights, including congratulating the Class of 2016. He also spoke about the many construction projects underway as well as the First Fridays and Farmers Market. He noted that Mt. Lebanon is accepting applications for the Junior Commissioner position for next school year, and stated that if you know of any rising junior or senior who might have an interest in the program, to kindly make them aware of this opportunity.

**CITIZEN COMMENTS**

Bill Hoon of 456 Coolidge Avenue spoke about deer and also about speeding vehicles.

David Huston of 505 Sleepy Hollow Road spoke about emails that he sent to commissioners and staff. He also spoke about the pedestrian ordinance.

**CONSIDERATION OF THE MINUTES FROM  
THE REGULAR MEETING HELD MAY 10, 2016**

Mr. Bendel moved and Mr. McLean seconded to approve the minutes. The vote was called. The motion carried unanimously.

**INTRODUCTION OF ORDINANCE (BILL NO. 4-16) AUTHORIZING GENERAL OBLIGATION BONDS IN A PRINCIPAL AMOUNT NOT TO EXCEED \$4,600,000 FOR THE PURPOSE OF REFUNDING PORTIONS OF THE MUNICIPALITY'S GENERAL OBLIGATION BONDS, SERIES 2011 AND SERIES A 2012**

Mr. McLean said the proposed Ordinance is necessary for the Municipality to issue General Obligation Bonds, Series of 2016 in the amount not to exceed \$4,600,000 with the proceeds being used to refund portions of the General Obligation Bonds, Series 2011 and Series A 2012 and to pay the costs of issuance of the 2016 bonds. The savings in debt service costs achieved are expected to be approximately \$184,500, or 3.9%.

Ordinance (Bill No. 4-16) authorizing General Obligation Bonds in a principal amount not to exceed \$4,600,000 for the purpose of refunding the Municipality's General Obligation Bonds, Series 2011 and Series A 2012 was introduced. The public hearing as well as consideration was set for June 27, 2016.

**CONSIDERATION OF THE EXECUTION OF THE DEVELOPMENT AGREEMENT BETWEEN THE UNITARIAN UNIVERSALIST CHURCH OF SOUTH HILLS, AND MT. LEBANON FOR THE UNITARIAN UNIVERSALIST CHURCH OF SOUTH HILLS LAND DEVELOPMENT PLAN**

Mr. McLean said at a prior meeting, the Mt. Lebanon Commission granted final approval for the Unitarian Universalist Church of South Hills Land Development Plan.

One of the requirements for final approval is the development agreement that addresses such issues as posting of an amenities bond or letter of credit for the required public and private improvements, submission of a cash deposit, and any other provisions or conditions that may be required by the municipality.

Mr. McLean moved and Mr. Bendel moved to authorize the proper municipal officials to execute the Development Agreement between the Unitarian Universalist Church of South Hills and Mt. Lebanon for the Unitarian Universalist Church of South Hills Land Development Plan. The vote was called. The motion carried unanimously.

**CONSIDERATION TO APPROVE AN AGREEMENT WITH THE SOUTH HILLS AREA COUNCIL OF GOVERNMENTS (SHACOG) FOR A NEW VEHICLE FOR THE SHACOG CRITICAL INCIDENT RESPONSE TEAM (CIRT)**

Mr. Bendel said SHACOG maintains and administers an intergovernmental cooperation program for the benefit of its member municipalities known as the Cooperative Emergency Response Program.

The Municipality currently owns and houses a refurbished utility vehicle that is dedicated for use by CIRT. This vehicle has reached the end of its useful life. As this vehicle is essential for the proper function of the CIRT, the Municipality has agreed to accept, secure, maintain and house the new replacement vehicle.

All costs associated with the purchase of the utility vehicle shall be borne exclusively by SHACOG, and the Municipality shall be held harmless for bearing any costs associated with this transaction.

Mr. Bendel moved and Mr. McLean seconded to approve the agreement with the South Hills Area Council of Governments (SHACOG) for a new vehicle for the Critical Incident Response Team (CIRT). The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD OF THE MT. LEBANON  
NORTH AND SOUTH PARKING GARAGE FACADE REPAIRS**

Mr. McLean said one bid was received on June 3, 2016 for the North and South Garage Façade Repairs Project which involves repairs to the North Garage including recaulking various facade joints, tuckpointing deteriorated mortar joints, rebuilding bulging bricks, replacing cracked/crushed bricks, pressure washing the entire structure, wetsealing windows, replacing existing ballasted EPDM roofs with TPO roofing system, cleaning and repainting steel lintels, and other miscellaneous repairs. This project also involves repairs to the South Garage including recaulking various façade joints, tuckpointing deteriorated mortar joints, rebuilding bulging bricks, replacing cracked/crushed bricks, pressure washing the entire structure, wetsealing windows, replacing existing ballasted EPDM roofs with TPO roofing system, remounting of steel railing, replacing capstones, installing waterproofing on concrete canopy roof, regrading and installing yard drains and other miscellaneous repairs.

The add alternate items included:

- #1 - North Garage- Clean and repaint pipe guards on all levels inside garage, bollards at elevator entrances on all levels, and various steel base plates on roof level.
- #2 - North Garage- Clean and re-paint steel stair framing, handrails and walls in both stairwells.
- #3 - North Garage- Replace lower level sprinkler system main piping.
- #4 - South Garage- Install railings at exterior barrier walls on all levels to comply with IBC (4” max. openings) and remove all existing cables.
- #5 - South Garage- Install barrier railing on low interior parapet walls between levels (with 30”+elevation change) per IBC and remove any non-compliant railings.
- #6 - South Garage- Repaint entire concrete structure (previously painted exterior and interior surfaces).
- #7 - South Garage- Replace degraded electrical conduits up through interior of garage.
- #8 - South Garage- Rebuild existing stone retaining wall at first floor west elevation exit.

The Municipal Engineer has verified the bid as follows:

<b>Contractor</b>	<b>Base Bid #1 North Garage</b>	<b>Base Bid #2 South Garage</b>
Mariani & Richards, Inc.	\$424,180	\$111,600

<b>Add. Alt. #1</b>	<b>Add. Alt. #2</b>	<b>Add. Alt. #3</b>	<b>Add. Alt. #4</b>	<b>Add. Alt. #5</b>	<b>Add. Alt. #6</b>	<b>Add. Alt. #7</b>	<b>Add. Alt. #8</b>
\$12,000	\$52,000	\$38,000	\$667,000	\$122,500	\$248,250	\$9,800	\$3,000

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to Mariani & Richards, Inc. The low bidder has completed other projects for the Municipality, including the Public Safety Building Façade Repairs, in a satisfactory manner. The low bid is within the allocated amount in the Parking Fund.

Mr. McLean moved and Mr. Bendel seconded to award the North and South Garage Façade Repairs Contract to Mariani & Richards, Inc., in the amount of \$650,580 for base bids 1 and 2, and add alternates no. 1, 2, 3, 7, and 8. The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD  
OF THE RESURFACING PROGRAM CONTRACT**

Mr. Bendel said bids were received on May 10, 2016 for the Resurfacing Program contract. The project includes the resurfacing of one street (Seneca) and the commissioners' lot located in Main Park.

The Municipal Engineer has verified the bids as follows:

<b>Contractor</b>	<b>Base Bid</b>	<b>Add Alternate No. 1</b>
Michael Facchiano Contracting, Inc.	\$84,600.00	\$900.00
Mele & Mele & Sons, Inc.	\$93,412.79	\$858.50
Morgan Excavating LP	\$103,564.75	\$850.00
El Grande Industries, Inc.	\$106,831.25	\$1,000.00

The cost to resurface the commissioners' lot is \$47,167.50. The Municipality will be reimbursed for 50% of this amount (\$23,583.75) by the Mt. Lebanon School District in accordance with the Shared Parking Agreement that was executed as part of the high school renovation approval process.

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to Michael Facchiano Contracting, Inc. The contractor has completed similar work in the Municipality in a satisfactory manner.

The budgeted amount for this contract is \$86,600. The project is within budget and is to be funded through the transportation portion of the Operating Budget.

Mr. Bendel moved and Mr. McLean seconded to award the Resurfacing Program Contract to Michael Facchiano Contracting, Inc., in the amount of \$85,500 for the base bid and add alternate no. 1. The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD OF THE MT. LEBANON LRT STATION  
AND SOUTH GARAGE STRUCTURAL AND FAÇADE REPAIRS PROJECT**

Mr. McLean said three bids were received on June 3, 2016 for the LRT Station and South Garage Structural and Façade Repairs Project which involves renovations of the Light Rail Transit Mt. Lebanon station walkway including: façade cleaning, exterior caulking, wetsealing windows, minor brick repairs, painting, replacing roof membranes and scuppers, and structural concrete spall repairs to the bridge structure, stairs, and sidewalk. The project also involves structural concrete spall repairs to the South Parking adjacent to the Mt Lebanon Municipal Building.

The add alternate item included:

- #1 - LRT Station- Clean and repaint railing posts & mesh infill, and steel canopy structure.

The Municipal Engineer has verified the bid as follows:

<b>Contractor</b>	<b>Base Bid #1 LRT Station</b>	<b>Base Bid #2 South Garage</b>	<b>Add. Alt. #1</b>
Mariani & Richards, Inc.	\$98,750	\$61,975	\$18,000
Arch Masonry, Inc.	\$107,825	\$52,000	\$30,000
Nathan Contracting	\$191,625	\$75,000	\$18,000

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to Mariani & Richards, Inc. The low bidder has completed other projects for the Municipality, including the Public Safety Building Façade Repairs, in a satisfactory manner. The low bid is within the allocated amount in the Parking Fund.

Mr. McLean moved and Mr. Bendel seconded to award the LRT Station and South Garage Structural and Façade Repairs Contract to Mariani & Richards, Inc., in the amount of \$178,725 for base bids 1 and 2, and add alternate no. 1. The vote was called. The motion carried unanimously.

**APPOINTMENTS TO BOARDS AND AUTHORITIES**

Mr. Bendel said an applicant recently reappointed to the Environmental Sustainability Board and an applicant recently appointed to the Parking Facilities Board have had to withdraw from their positions. As a result, there is a vacancy on the Environmental Sustainability Board and on the Parking Facilities Board.

Mr. Bendel moved and Mr. McLean seconded to appoint Rogerio Arns Neumann of 28 N. Meadowcroft Avenue to a position on the Environmental Sustainability Board to fill an unexpired term ending 3/31/19, and appoint Shawn Levine of 1304 Cochran Avenue to a position on the Parking Facilities Board to fill an unexpired term ending 3/31/19. The vote was called. The motion carried unanimously.

**CONSIDERATION OF THE EXPENDITURE  
LIST FOR APRIL TOTALING \$3,157,877.93**

Mr. McLean moved and Mr. Bendel seconded to approve the expenditure list for April totaling \$3,157,877.93. The vote was called. The motion carried unanimously.

**DEPARTMENTAL REPORTS**

Mr. Bendel asked that the reports be received and filed.

**ADJOURNMENT**

The meeting adjourned at 8:35 p.m.