

MINUTES

AGENDA MEETING OF HAMPTON TOWNSHIP COUNCIL

WEDNESDAY, MAY 8, 2019

President Peters called to order the Agenda Meeting of Hampton Township Council at 7:30 pm in the Council Chambers of the Municipal Building located at 3101 McCully Road, Allison Park, Pennsylvania.

Those present: M. Peters, President; B. Blackburn, R. Dunlap, C. Johnson, Members; M. Cromer, Legal Counsel; W.C. Lochner, Municipal Manager.

Mr. Peters stated that Ms. Neugebauer is excused from the meeting for medical reasons.

DISCUSSION REGARDING A PROCLAMATION RECOGNIZING THE 90TH ANNIVERSARY OF BOY SCOUT TROOP 17

Mr. Lochner stated that this proclamation will be listed as the first item on the agenda at the May 22, 2019 meeting. He added that similar proclamations will be issued in the coming months for the Hampton Rotary for their work on the Irma Kost trail and the Hampton Girl Scouts who erected the GaGa pit in the Community Park. Mr. Peters and Mr. Zarenko discussed the current status of the GaGa pit.

DISCUSSION REGARDING THE POSSIBLE APPOINTMENTS TO THE BOARD, COMMISSION, AND AUTHORITY VACANCIES

Mr. Lochner stated that there are currently openings on the EAC, ZHB, and HCA. He noted that this agenda item will allow for nominations and a possible appointment in two weeks. Mr. Dunlap commented that we are very fortunate in Hampton to have a plethora of well qualified applicants who would like to volunteer to serve the Township.

DISCUSSION REGARDING THE PROPOSED ORDINANCE ADOPTING A NEW PERSONNEL POLICY MANUAL

Mr. Lochner remarked that this proposed ordinance update is something that has been in the works for a little more than two years. He noted that the solicitor's office is working with the Township to update the current personnel policy manual. He reported that Council will be given clean copies of the manual for the next meeting. Mr. Lochner commented that the changes are basically all housekeeping matters that are addressing changes in legislation.

DISCUSSION REGARDING THE REQUEST FOR A NEW TRAFFIC CONTROL SIGN – MOHAWK DRIVE

Chief Vulakovich commented that there is currently a stop sign installed at the intersection of Mohawk Drive and Cheyenne Court, and he displayed an image of the intersection. Chief Vulakovich summarized the problem with this intersection, noting that people are running the stop

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sign as they are travelling along Mohawk Drive to Middle Road. He explained the original reason the stop sign was installed was because it was determined that the lack of sufficient sight lines for cars that are on Mohawk Drive and attempting to turn onto Cheyenne Court in relation to the cars that are turning onto Mohawk Drive from Middle Road. He explained that this has created a safety hazard, which is why the stop sign was erected. Chief Vulakovich asked for a sign to be installed on the bottom of the existing stop sign that would state “Stop Except for Right Turn”, which would allow the straight movement of cars on Mohawk Drive but preserve the safety of motorists turning left onto Cheyenne Court due to the lack of sight distance.

DISCUSSION REGARDING THE REQUEST FOR A NEW TRAFFIC CONTROL SIGN
– TALLEY CAVEY ROAD

Chief Vulakovich noted that this is the intersection of Talley Cavey Road and Denbigh Court. He described the problem by showing images of the traffic at the intersection. He noted that people at this intersection who are exiting off Wildwood Road Ext. have the right of way. Therefore, he requested that a stop sign be placed at this intersection so that anyone who is crossing over Talley Cavey Road and onto Denbigh Court must stop there. He stated that this will prevent people who are travelling from Talley Cavey onto Denbigh Court from the potential of being hit by someone turning off of Wildwood Road Ext.

OTHER PUBLIC SAFETY BUSINESS

Mr. Lochner stated that the members of Council should have receive a letter from a resident named Walter Mikulan who lives at 2349 W. Hardies Road. Mr. Lochner explained that, for some time, the Township has tried to convince the State that a three-way stop sign at that location would be prudent; however, the State does not agree because of sight distance issues. He stated that the Township may want to revisit that issue, because when the Wildwood Road bridge detour comes into effect, this route could be heavily used as a potential detour. He added that, if the Commonwealth refuses there’s nothing the Township can do because it’s their roadway; however, we may be able to convince them to put up a temporary signal or sign. He described the safety issues at play in that intersection, mostly due to a lack of sight distance along W. Hardies Road.

DISCUSSION REGARDING THE HAA SAFETY COMMITTEE LETTER

Mr. Lochner reported that he was asked to attend a meeting, along with Mr. Zarenko and Mr. Flannery, at the McCully Road Baseball Complex in April to look at a problem that was anticipated by Mr. Zarenko years ago; with the issue being that foul balls are exiting the fields and hitting cars and coming very close to hitting spectators. Mr. Lochner provided a detailed history of the McCully Baseball Complex, including the changes that have been made to it over the years and the reasons why this problem was not addressed at the time the complex was built. Mr. Lochner reported that the School District has asked that the Township participate in a remediation process that would cost \$71,164 to correct. He stated that Township staff has great reservations about whether this will actually fix the problem. Mr. Lochner recommended that, since this was not a

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request or change that the Township made or initiated, he acknowledged that the Township should be a partner since we own the facility, but we should not be a 100% partner. He asserted that this is a situation where the HTSD and the HAA should step up and participate in sharing the cost. Mr. Lochner added that, if the Township is going to spend funds on this item, it would be prudent to verify that the funds will cover a solution that will actually work. He added that Mr. Flannery authored a memo dated May 7, 2019 addressing this request.

Mr. Flannery reported that the HTSD memo stipulated that they will erect netting that is 31' high; however, their proposal did not take into account lightning protection as well as other issues. He added that, regardless of what Council decides, he believes it would be advisable to employ a recreational engineer to review the proposal and tell the Township what the best safety arrangement is. Especially since Mr. Flannery was not aware if 31' high netting will be the correct amount to fix this problem. He stated that it is better to have a factual safety report as opposed to someone's opinion that this amount of coverage will work. Mr. Lochner concurred with Mr. Flannery and noted that it is in our best interest to request authorization at the next meeting that there be the appropriate engineering study done that produces a comprehensive report addressing how best to correct this problem in the long term. He added that, after the report is received, a meeting can be held with the HTSD and HAA with the recommended safety report influencing the safety design. Several comments were made regarding the possible firms to use to conduct the design. He requested to add to Council's next agenda a request for authorization for the engineering study. Dr. Johnson asked how long this study could take. Mr. Flannery expected that it could take around three months. Several comments were exchanged regarding the possible timeline for the repairs. Mr. Peters noted that in the letter that was sent from the HAA, they referred to this matter as an unforeseen danger. He asked if this is an accurate characterization. Mr. Zarenko provided a very detailed history of the baseball fields at the McCully complex. He added that the netting was always supposed to be installed as a part of the original design. Mr. Dunlap and Mr. Zarenko discussed whether the proposed solution will fix the problem. Mr. Zarenko stressed it may be likely that the Township will need to have the final solution custom made for the site. Mr. Lochner agreed to place an item on Council's agenda requesting authorization to pursue an engineering report and to also reach out to the HAA and HTSD.

ENVIRONMENTAL SERVICES BUSINESS

Mr. Degnan stated that this year's Water Environment Federation Conference will be in September and invited any Council members who are available to attend the conference and show them the various pieces of equipment that will be installed in the new WPCP. He discussed the options for travel and the benefit of attending this conference. Mr. Peters reported that he attended the conference last year and advised the other Council members to attend if they are able. Mr. Lochner noted that the Township has a grant for the Glannon Pump Station replacement project and the Township was able to extend the grant period through the end of the calendar year. He stated that the Township is currently at the mercy of the DEP as we are waiting for their approval of the Glannon Pump Station replacement plans. He added that, once we have authorization from DEP we will move ahead.

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DISCUSSION REGARDING THE DONATION OF PROPERTY AT LOT & BLOCK NO. 948-K-250 (HEMLOCKS PLAN) TO THE TOWNSHIP

Mr. Orban commented that Joseph and Donna Jean Allen have requested that the Township take over a portion of their property located in the Hemlocks Plan. Mr. Orban provided background on the Hemlocks Plan, explaining that the developer went bankrupt and the later phases of the development were not completed. Mr. Orban described the past practices for taking over property donations. He explained that the thought process was that if the Township collects enough of these properties then they could either be developed at some point in the future or preserved as open space. Council's approval of this item would allow the solicitor to prepare the necessary paperwork to get this process started. Mr. Dunlap asked for information on the size of the lots and how many of these properties the Township has taken over, to which Mr. Orban replied approximately six. Mr. Dunlap and Mr. Orban discussed the number of parcels that would be needed to develop anything. Mr. Lochner explained that the property owners of these lots are typically not paying any taxes on them anyway, so if the Township can own them through donation it is not a loss. Dr. Johnson and Mr. Lochner discussed how people become aware that property donation is an option. She asked if it would be worthwhile to promote that information instead of waiting for property owners to come to the Township. Mr. Lochner described the process that this would require and the possible problems with this approach.

DISCUSSION REGARDING THE PROPOSED ORDINANCE TAKING OVER WEMBLETON DRIVE

Mr. Orban specified that this is actually a request for authorization to advertise for the takeover ordinance. He noted that Wembleton Drive was developed in the 1970's as a public street, but for some reason it was never officially taken over by the Township. He commented that, but enacting an ordinance taking over the roadway, the Township can add Wembleton Drive to their list for liquid fuels funding from the State.

DISCUSSION REGARDING THE AUTHORIZATION TO ADVERTISE FOR A PUBLIC HEARING RELATED TO THE POSSIBLE ENACTMENT OF THE OIL & GAS ORDINANCE

Mr. Orban requested authorization to advertise for the required public hearing for the update of the Oil & Gas Ordinance. He stated that the Township has received comments from the EAC and PC, which have been forwarded to the solicitor's office by Township staff. A final draft of the ordinance, incorporating these changes, is currently under review with the solicitor's office. He stated that, once the official copy has been received from legal counsel it must be sent to Allegheny County for their own 45-day review process. As such, the public hearing is anticipated for July, which would be reflected in the advertisement.

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DISCUSSION REGARDING THE PROPOSED ORDINANCE RELATING TO GEOPHYSICAL AND SEISMIC TESTING

Mr. Orban stated that, at the solicitor's recommendation and associated with the update of the Oil & Gas Ordinance, the proposed Geophysical and Seismic Testing Ordinance was drafted, which regulates how people may use blasting or other construction methods that cause vibrations. He noted that this is a stand-alone ordinance, so Township staff is asking for authorization to place it on Council's June agenda for possible enactment. Dr. Johnson verified from Mr. Orban that this does not require a public hearing since it is a stand-alone ordinance.

DISCUSSION REGARDING THE ELIMINATION OF THE ISSUANCE OF ZONING PERMITS

Mr. Orban commented that this item was discussed at the Strategic Planning Meeting, and based on input from Council and the solicitor, the Township will be moving in that direction unless Council does not agree. He requested authorization to proceed, noting that there are two sections of the zoning ordinance that will need to be modified/repealed, if Council agrees to eliminate them.

OTHER PLANNING & ZONING BUSINESS

Mr. Peters and Mr. Orban discussed the next steps that will be taken to move forward in the process of updating the Township Comprehensive Plan. Mr. Peters stated that it may be beneficial to have an initial kick-off meeting to start the process.

OTHER BUSINESS

Mr. Lochner provided a summary of several upcoming community events, including the Recycle Rama on May 18, 2019 and the Memorial Day Celebration on May 27, 2019.

Mr. Lochner noted that he will be out of the country for the Regular Meeting on May 22, 2019, so Ms. Bernet will be taking his place at the meeting that night. Mr. Dunlap and the other Council members discussed the acceptable items to bring to Recycle Rama. Mr. Peters requested an update on the Township's standing regarding the grant application for the Community Park Trail, which Mr. Lochner provided.

There being no further items for discussion, Mr. Peters adjourned the Agenda Meeting at 8:15 pm.

Susan A. Bernet,
Clerk of Council

Michael L. Peters,
President of Council