

Ligonier Township Supervisors
Regular Meeting Minutes
February 8, 2022

The Supervisors of Ligonier Township met in regular session at 7:00 PM. Present were Chair, Dan Resenic; Vice Chair, John Beaufort (via Zoom); Secretary/Treasurer, Stephanie Verna; Supervisor, D. Scott Matson; and Supervisor, Erik Ross.

Also present were Manager, Terry Carcella; Solicitor, Dan Hudock; Engineer, Ben Faas; Public Works Director, Russ Morgan (via Zoom); Code Enforcement Officer, Tracy Legato; and Finance Officer, Bethany Caldwell.

Public Comment

Chairman Resenic welcomed the public and explained the rules governing the public comment process. Each person signed up to comment has three minutes to address the board. Audience members should not be offended if the board does not answer their questions as they would not be engaging in debate, but they do appreciate the comments and were prepared to listen to all of them.

1. Wade Stoner, stated as a taxpayer he would like to see something at the Ligonier Beach Park that would generate income and contribute to the tax base. He did not have an opinion on whether or not there should be a pool but that option should continue to be entertained if it is viable.
2. Doug Finger, is a retired resident, had a 35-year career at the DCNR. He said that the lights on at the Laurel Mountain Ski Resort reminds him of Ligonier Beach. The mountain was in a similar situation as the beach property; it had been shuttered a long time. There is a long history and heritage of preserving land while inviting people to visit. Laurel Mountain wouldn't be lit up tonight if it hadn't been for a small group of passionate people. The beach could be a great asset for the community; encouraged the board to think of it as such.
3. Julie Donovan, said the Friends of Ligonier Beach (FOLB) is an official, legal 501c3 non-profit organization that is actively accepting donations and fundraising to implement their master concept plan, which includes the restoration of the swimming pool. The board approved the use of this plan when it contracted with Teeter Associates to conduct a feasibility study, however the study was not completed due to circumstances beyond the FOLB's control. During the past eight months, they have been working on the concept, they organized four successful community clean up events – involving a wide variety of 120+ volunteers from the community. Township surveys demonstrated a lot of support of the pool. They met with PA Department of Health and verified the pool is in compliance and could operate tomorrow. Projects like this take time – the trail for example took 10 years. Outdoor recreation is the number one reason people visit the County (\$772M in 2019). The demo grants the Township received are funded by tourism dollars. The township should reap the economic benefits from this assets and its recreational opportunity.

4. Melissa Eller, FOLB President, stated they have made a significant amount of progress in a short amount of time. They are proud of the support they have received from the community and businesses. They believe the historical significance and recreational value of this property to the Township is huge. The majority of people attending the Township community meetings on the subject, wanted to see the property brought back to life. Additionally, their master conceptual plan incorporates most of the other ideas that were brought forward. The township acquired the property in November 2019 and the FOLB began their research in June 2021 – a project of this size takes time. If the supervisors or recreation board members have specific questions about FOLB or its progress she asked that they not hesitate to contact her at 724-757-1565 (cell) and the Township staff have her email. Their research to-date indicates the inclusion of a pool is a viable option and that by partnering with a non-profit organization, the pool could be beneficial. Non-profits are not required to follow both the 3-bid rule and the use of prevailing wage. There have been a lot of assumptions and misinformation throughout the community: the Progress Fund Study that was released states a project cost of \$20M, however the concept proposed by FOLB is not the same as what is proposed in this study. The annual operating budget is based on factual information from other pools in the area / region and has been reviewed by a financial planner and other experts volunteering their time. They are working with an insurance company, the pool can be insured and risk would be transferred to the pool operator. She asked that Township Rec Board and FOLB work together to build something that incorporates the ideas, mitigates concerns, and is economically beneficial to the Township and its future generations.

5. Jim Stewart is newer resident and is on the FOLB Board. There is a lot of talent and commitment here-- think of the Fort, the County Market, projects like these take time and collaboration. They have an expression, "the Beach is within reach," and he asked them on this Valentine's Day month to fall in love with sitting in the sun in one of those colorful Adirondack chairs. The Board has the power to make it happen, we can do it together, it is something to be proud of...

6. Sharon Detar, resident & business owner, said that every day we see people coming into our area, it's a tourist destination. The Ligonier Beach is one more piece of our economic puzzle. It takes a long time to implement these projects, for example they've been working on the trail for 10 years, and to this date, and they have only completed a mile. She would like to work together on a great community project.

7. Greg Smith, just moved back here from Chicago – but grew up here and as a child he would walk to the Beach to swim in the summers. In 1947 the Fort rebuild was approved. He participated in the community clean up events and is hopeful for the future generations if we can allow the time for the commitment.

- A motion was made by Stephanie Verna and seconded by Erik Ross to approve the minutes from the January 11, 2022 meeting. Motion carried.

Supervisors Comment – No comments

Manager's Report

Mr. Carcella reported the township's consultant, Grassroots has submitted a draft report as part of the STMP process. Staff are reviewing and correcting. The Department of Transportation announced there is a \$1.5M renovation of Long Bridge on Route 30 scheduled for next year, staff are reaching out for more details.

Correspondence

1. Westmoreland County CDBG Grant Award – Deeds Road Waterline replacement
2. Susan Huba's letter, RE: the Ligonier Beach development*

*This item was missed on the agenda and added at Supervisor Verna's request.

Ligonier Valley Police Department Report

See attached, Chief Berger announced that body-worn camera program was now live, training has been completed, and they will protect the officers and the residents.

Treasurer's Report

Supervisor Verna reported the account balances as of February 8, 2022:

General Fund	\$	251,409
General Fund Reserves		685,324
Liquid Fuels Tax Fund		7,089
Capital Fund Reserves		40,067
Ligonier Beach Park		116,502
American Rescue Fund		5,490
Developer's Fund*		50,575
Escrow		3,000
Mill Creek Memorial Park		1,209
Charlotte Hi Acre Waterline		46,548
Total Funds:	\$	1,156,456

*denotes funds are restricted

- A motion was made by Erik Ross and seconded by Stephanie Verna to approve the bills as presented. Motion carried.

Finance Report – see attached

Engineer's Report

Ligonier Township Municipal Authority Engineer Jake Bolby gave an update on the Township's Act 537 Plan, this process has been going on since the '70s, however the plan as it stands today is significantly different in that it considers expansion into Fairfield Township. It has been resubmitted to the DEP for review/comment and Mr. Bolby to follow up on its status.

Supervisor Resenic asked for an explanation for three possible plant placements and what is most cost-effective for the consumers, in both the short and long term.

Option 1 uses the existing Darlington plant – LTMA asset (furthest away)
Option 2 uses the existing plant in the Ligonier Borough – MAWC asset
Option 3 is building a new plant that is closest to the area being served along the 711/271 corridors, in the Wilpen & Waterford area.

All three options consider the same collection area and same number of residents. Another consideration is the additional infrastructure costs to convey the sewage over greater distances. Rates over a 20 year lifecycle were also considered. Building a new plant near the Municipal Building is the most cost-effective option; it is the best option for the rate-payer. DEP does not seem to support this option. It may be because it creates more work for them? From an environment stand point the best option is to send it further away to the Darlington plant as the Borough plant sits in the floodway, in the wetlands, near the trout stream. Economically, the best route is closest to the Municipal Building.

To clarify this is the second round of questions – comments in response to nine questions were resubmitted to the DEP.

Supervisor Matson asked if the plant was going to smell? No.

Supervisor Resenic asked if it was true, that the DEP's Tom Flannigan said, "Why don't you just run the sewage down to the borough, it's only \$2M more?" Mr. Griffith said it was true, he said that. Supervisor Resenic said that really upset him, he is a public servant just like they are and it is our residents' tax money.

Executive Session

Mr. Hudock certified there was an executive session held earlier today from 6:15 to 6:45 p.m. to discuss personnel issues.

Old Business

1. Advertise Official Zoning Map Changes – Mr. Carcella explained there are two sets of maps – one that explains the maps as they are and the other show proposed changes for two different areas in the township. Recommendation is coming from the Planning Commission to change the zoning in the Mountain Road area from agriculture to residential (R1) in anticipation of sewage expansion from Charlotte Drive (gravity or low pressure system). The second area is in the Darlington area village district, there are parcels zoned as agriculture should be an extension of the village. Options are to accept, reject, or send it back to the Planning Commission. Supervisor Verna asked about the agriculture parcel(s) being changed to commercial and why? Mr. Carcella was unsure of the reasoning. This item was tabled to the next meeting to give the Supervisors time to think about it.

New Business

1. Public Works Operator vacancy

- A motion was made by Erik Ross and seconded by Stephanie Verna to extend a job offer to Thomas Bernosky starting at \$18.73 an hour, per the UAW Local 204 agreement. Motion carried.
- 2. DCED Strategic Management Planning Draft Report – a copy has been provided for review, will meet with the consultant to make corrections.
- 3. A copy of the Zoning Hearing Board Organization Report was provided for review, Scott Gongaware is the chair, Doug Kurtz is the vice-chair.
- 4. Tricia Levander Financial Services Agreement was revised to go full remote and a savings will be realized without travel costs.
- A motion was made by Stephanie Verna and seconded by Scott Matson to approve Tricia Levander's financial services agreement. Motion carried.
- 5. Ligonier Beach Presentation by Larry Shew, chairman of the Recreation Board (attached)

Supervisor Beaufort – asked what does the pool (or elimination of it) hold back from the rest of the development? Mr. Shew said that the pool is such a huge feature of the property that they can't develop a good master site plan that would be accepted by funders without having resolution on the pool.

Supervisor Beaufort said the plan submitted by EADs has the pool area designated as a wetland. The plan submitted by FOLB shows a pool – the same size, but also incorporates other ideas, walking trail, picnic area, gardens, fishing area, etc. and doesn't understand why the pool area needs to be cut out. Mr. Shew said he didn't think we could get any funding until there was resolution on the pool. Supervisor Beaufort asked if wetlands are an economic driver as he thought that economic benefit was one of the Supervisors' goals. He doesn't see why one piece of the masterplan would hold us up. There was a discussion about the recent grant to update the trail feasibility study (project scope, cost). Supervisor Beaufort asked if we eliminate the pool will we get funding to do other elements in the park? Mr. Shew said he believed that to be the case and clarified he was not for or against the pool, it was simply a matter of finance as the funders are not interesting in funding a pool. Supervisor Beaufort said that projects evolve and don't end up looking like their original concept. We have an opportunity to do something good for the township. Supervisor Resenic stated he thought the Rec Board has done a lot of work on this over the past couple years and unfortunately it is time to make a decision.

- A motion was made by Scott Matson and seconded by Erik Ross to direct the Recreation Board to develop and seek funding for a finalized master plan for the Ligonier Beach property that does not include a swimming pool of any kind. Roll call

vote: Supervisors Matson, Ross and Resenic voted aye; Supervisors Verna and Beaufort voted nay. Motion carried, 3:2.

Supervisor Matson said he thought the citizens who put their time into this did a fine job, he just thought there was no funding for the pool. Supervisor Resenic clarified, no one here is against the pool it's just a simple matter – money.

6. Township Manager's Contract

- A motion was made by Scott Matson and seconded by Erik Ross directing the solicitor to give Mr. Carcella the required written a notice ending his employment due to the fact his current contract as Manager of Ligonier Township is set to expire March 1, 2022. Roll call vote: Supervisors Matson, Ross, Verna and Resenic voted aye; with Supervisor Beaufort voting nay. Motion carried, 4:1.
- A motion was made by Stephanie Verna and seconded by Erik Ross authorizing the personnel committee to draft and advertise the Manager's position. Motion carried.

7. Resolution 2 of 2022, setting the Tax Collector's compensation & fees.

- A motion was made by Stephanie Verna and seconded by Erik Ross to approve R-22-02, confirming the Township Tax Collectors compensation and fees for the 2022-25 term. Motion carried.

Public Works Workshop

1. Advertise RFP to apply a single sealed coat to select Township roads, include Edgemont Extension.
 - A motion was made by Stephanie Verna and seconded by John Beaufort to advertise an RFP for a single sealed coat on select Township roads. Motion carried.
2. Tankless hot water installation at the Municipal Complex, estimated cost \$3,000 Antiquated boiler system is not providing hot water consistently, LTMA contributing labor. Supervisor Matson asked if the police were going to contribute. This topic was tabled.
3. Bridge Inspection Report – McKelvey Road foundation & abutment repairs are needed. The open design accelerates deterioration of the beams. Looked at the bridge and thinks it could be could addressed within the next 5 years. Supervisor Matson said they're not pressure washing the bridges. Running a 30 ton firetruck over a 15 ton bridge? Moving forward what do we do? Putting together a 5 year plan for roads and bridges, McKelvey will be on the top of the list.
4. Liquid Fuels Funding Report 2016 – 2020 was provided.
5. Deficient Road Survey (Draft Document)

Supervisor Ross explained there was a handout in the packet, an alphabetical listing of roads with 5-6 columns. Would like to expand upon it and use it as a working document to assess the condition & repair of roads (need to add these two columns). We can then yearly, rank and see the improvements from the standpoint of culverts, ditches, cross pipes, paving, tree removal, and proper drainage. The top 10 most deficient roads are: Deeds, Weller, West, Serena, Dickey, Ross, Mellville, Griffith, Swank, and Hudock roads. The focus is on these roads, but would like the Supervisors to go out and rank the other roads, add some comments, keep an eye on them.

Supervisor Matson said we need to increase production and address the neglect, all the roads need to be fixed properly, not band-aided. He wants a weekly report that includes a schedule. He wants to know what the crew is doing and how many hours are spent on projects. There needs to be accountability.

The Supervisors directed Mr. Morgan to send out an email no later than Monday morning that 1) summarizes the previous week's work and 2) outlines the plan/schedule for the upcoming week.

- A motion was made by Stephanie Verna and seconded by Scott Matson to accept the Westmoreland County CDBG grant to replace a portion of waterline serving Deeds Road residents. Motion carried.
6. 2021 Fuel Report – annual departmental fuel consumption data was provided for the Board's review.

Public Comment "B"

1. Mickey Corb, understands the Board's decision on the pool considering the data in front of them and suggested that the creative people be tapped for ideas, maybe people outside of the state, generate ideas that meet the requirements.
2. Annie Cassler, resident feels that Ligonier Beach decision was pennywise and pound foolish, they didn't consider the tourism data/aspect that the Laurel Highlands Visitors Bureau provided. The pool is ready-to-go and the FOLB were not given enough of a chance.
3. Sherri Vizwett, "weekender resident" that spent a lot of money at the Beach on the weekend. She thinks of all the revenue the pool generates as it pulls people here. We have a lot of nature here, what we need is more recreation. These things take time and everyone needs to work together.
4. Melissa Eller, was disappointed and stated that the committees had not worked well together, not like she had wanted and she didn't like the way she was treated. She didn't know if the pool was a viable option, but she wanted the opportunity to explore it. She said this decision was made on assumptions and that she had not been contacted

to verify whether or not she had been working with funders. She said Supervisor Resenic walked out during the natural pool concept presentation; however, Supervisor Resenic clarified that he did stay for consultant's presentation and left afterwards. Supervisor Matson did not attend the meeting with Mr. Teeter. Supervisors Verna and Beaufort were the only supervisors that made contact with the group. Supervisor Ross has just come on board and may not be up to speed on this project. This board is not visionary – you complain about the roads and yet won't explore options to increase the tax base.

5. Janelle Emory – FOLB board member said that watching the process was disheartening. Watched the Supervisors listen to the EADs Group presentation and you asked questions, but when the FOLB gave a presentation, you did not ask any questions. There was conflicting information, but no one asked for clarification. Feels they did not do their due diligence.

6. Doug Finger – there was no local funding for Laurel Mountain. Expressed in interest in joining the Rec Board and asked about the process. There was a brief discussion about submitting a letter of interest, however there is not currently a vacancy. Mr. Finger was encouraged to attend the monthly Rec Board meetings as they are open to the public and always looking for volunteers. There was also a discussion about the Rec Board agenda's being posted on the website – staff to research requirements.

7. Wade Stoner – is about process and asked about the reason why the decision was made today, because there is no funding for the pool? He explained that we can't get funding without a detailed plan.

8. Kathy Fritz – lives near the pool and asked for acknowledgement for the volunteers and their efforts. They put a lot of hard work into cleaning it up. Does not want to see another wetlands, would like to see something that helps the tax base.

Supervisor Comments

Supervisor Matson – said the pool committee did a nice job, wasn't in favor of taking ownership of the pool when Mrs. McKenna came forward. It's a shame it's run down, it needs cleaned up, and we need to move forward.

Supervisor Ross – appreciated the group's effort and acknowledged it takes a lot of money to run a pool that size and where the Township sits today with a barely balanced budget...we could do a multi-use complex there and promote some year-round tourism.

Supervisor Verna – recognized the efforts of the residents and the rec board and hopes we can move forward and figure out some way to make the property a benefit to the valley. Asked that Susan Huba's letter that was provided electronically to the Board, be added under correspondence. Would like to add the number of houses/businesses on each road of the road list to indicate the traffic and wear. Regarding the police

department contributing to water heater replacement, items such as this need to be addressed in a lease agreement, like the Township has with the LTMA and Rep. Rossi. It is time to draft such an agreement.

Supervisor Beaufort –thinks the pool decision was short sighted, there was no communication between the groups. He propose the Supervisors sit down and develop a 5 year maintenance plan to address water, HVAC, etc. and other long range building maintenance. He voted against allowing Terry’s contract to expire since we don’t have a plan other than to try to get another manager in place within one to two months.

Supervisor Resenic – said this was not an easy meeting. You may disagree, but every one of the Supervisors thought long and hard about this.

- A motion was made by Stephanie Verna and seconded by Scott Matson to adjourn the meeting at 8:43 PM. Motion carried.

Respectfully submitted,

Bethany Caldwell
Assistant Secretary/Treasurer

Ligonier Township, Westmoreland County, PA
Bill Payments for All Vendors
February 8, 2022

Vendor	Type	Num	Amount
Feb 8, 22			
AA Septic Tank Service	Bill Pmt -Check	24703	250.00
AFLAC	Bill Pmt -Check	24704	102.92
Bethany Caldwell	Bill Pmt -Check	24705	29.11
Brown Brothers Tree Service	Bill Pmt -Check	24706	300.00
Comcast	Bill Pmt -Check	24707	262.57
Credit Card Dept-First Commonwealth Bank	Bill Pmt -Check	24708	194.95
Daniel C. Hudock Attorney at Law	Bill Pmt -Check	24709	2,262.50
Fayette Parts Service, Inc.	Bill Pmt -Check	24710	340.17
Glassmere Fuel Service	Bill Pmt -Check	24711	3,815.09
Greensburg Minuteman Press	Bill Pmt -Check	24712	991.70
Hampton Office Products	Bill Pmt -Check	24713	12.59
Homer R. Sleek & Sons Inc	Bill Pmt -Check	24714	6,348.84
JSB Holding, Inc.	Bill Pmt -Check	24715	394.15
Laurel Valley Motors	Bill Pmt -Check	24716	358.46
LVTech	Bill Pmt -Check	24717	1,395.00
Pennsylvania One Call System, Inc.	Bill Pmt -Check	24718	25.56
PSATS	Bill Pmt -Check	24719	1,651.00
Smith Propane & Oil	Bill Pmt -Check	24720	749.50
The EADS Group	Bill Pmt -Check	24721	335.00
The Latrobe Bulletin	Bill Pmt -Check	24722	133.40
Tricia Levander	Bill Pmt -Check	24723	2,408.56
U.S. Municipal	Bill Pmt -Check	24724	2,455.17
UAW LOCAL 204	Bill Pmt -Check	24725	269.31
UniFirst Corporation	Bill Pmt -Check	24726	98.84
Watt's Truck Center, Inc.	Bill Pmt -Check	24727	248.05
West Penn Power	Bill Pmt -Check	24728	110.27
Western Pennsylvania Teamsters and Employ	Bill Pmt -Check	24729	22,773.15
Stephenson Equipment, Inc.- Old Walsh	Bill Pmt -Check	24730	278.02
Credit Card Dept-First Commonwealth Bank	Bill Pmt -Check	24731	30.25
Feb 8, 22			48,624.13

J
2/8/22

Ligonier Township, Westmoreland County, PA
Bill Payments for All Vendors
 January 24 - 25, 2022

Vendor	Type	Num	Amount
Jan 24 - 25, 22			
AA Septic Tank Service	Bill Pmt -Check	24678	250.00
Apex Companies LLC	Bill Pmt -Check	24679	225.00
Barbara Nalle	Bill Pmt -Check	24680	60.00
Fayette Parts Service, Inc.	Bill Pmt -Check	24681	340.13
Glassmere Fuel Service	Bill Pmt -Check	24682	5,342.99
Guardian Protection Services	Bill Pmt -Check	24683	255.00
Hampton Office Products	Bill Pmt -Check	24684	25.18
Laurel Valley Hardware Inc.	Bill Pmt -Check	24685	30.84
Laurel Valley Motors	Bill Pmt -Check	24686	2,895.00
Ligonier Giant Eagle	Bill Pmt -Check	24687	25.40
Ligonier Township Municipal Authority	Bill Pmt -Check	24688	3,100.00
Ligonier Valley Police Department	Bill Pmt -Check	24689	5,271.56
Maiello, Brungo & Maiello, LLP	Bill Pmt -Check	24690	1,875.00
Ross Surveying, Inc.	Bill Pmt -Check	24691	570.00
Smith Propane & Oil	Bill Pmt -Check	24692	3,046.42
Standard Insurance Company	Bill Pmt -Check	24693	779.49
Stephenson Equipment, Inc.- Old Walsh	Bill Pmt -Check	24694	869.48
Terry Carcella	Bill Pmt -Check	24695	102.03
Tim Leonard	Bill Pmt -Check	24696	122.50
U.S. Municipal	Bill Pmt -Check	24697	108.27
ULine	Bill Pmt -Check	24698	107.90
UniFirst Corporation	Bill Pmt -Check	24699	105.84
Unifirst First Aid & Safety	Bill Pmt -Check	24700	80.74
Unity Printing Co., Inc.	Bill Pmt -Check	24701	70.32
West Penn Power	Bill Pmt -Check	24702	608.47
Jan 24 - 25, 22			26,267.56

SC

[Signature]

2/8/22

11:26 AM
01/24/22

Ligonier Beach Property Project
Bill Payments for All Vendors
January 25, 2022

<u>Vendor</u>	<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Amount</u>
Jan 25, 22 Laurel Valley Hardware	Bill Pmt -Check	01/25/2022	1013	131.56
Jan 25, 22				<u>131.56</u>

John
2/8/22