

**SEPTEMBER 9<sup>TH</sup>, 2024**

**MEETING MINUTES**

Mr. Donald Stansak called the meeting to order at 7 pm on September 9<sup>th</sup>, 2024, followed by the pledge of the allegiance and a moment of silence.

Roll Call was taken by Mrs. Stacey Coffman. Mrs. Mary Robson, Mrs. Mary Yeager, Mrs. Amy Baker, Mrs. Stacey Coffman, Mr. Donald Stansak, Mr. Mickey Siwula, Mrs. Charity Colebank, Mr. Caden Coppetti, and Mr. Andy Pinskey were all in attendance. Mayor Chuck King and Mr. Matt Chronowski were absent. We have a quorum.

Corrections to the last meeting, August 12<sup>th</sup>, 2024 meeting minutes in reference to generally tabling the no gun policy on Borough property. Mr. Andy Pinskey asked that the minutes reflect the no gun policy be tabled permanently, not generally. Mr. Mickey Siwula made a motion to accept the minutes with the noted correction made. Mr. Andy Pinskey seconded the motion, all in favor, none opposed, motion carries and minutes will reflect the changes.

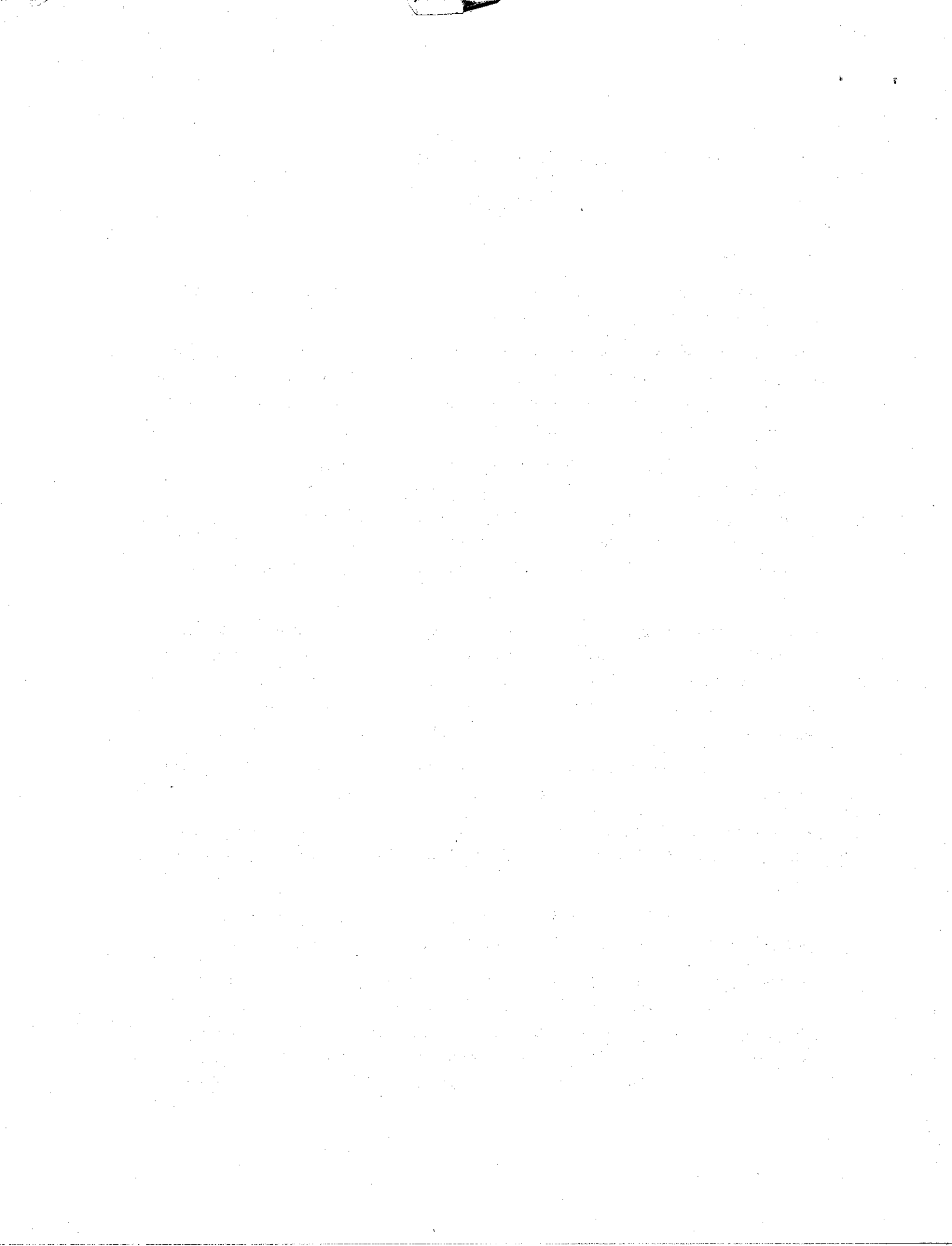
**Public Comment:** Mrs. Dora Packowski wanted to express how nice the new sound system is and she well can hear everyone very well. She also wanted to comment on how wonderful the speed signs are and feels they have been successful. She wants to see the one by the school stay permanently. Asked if anyone has noticed how many of these are around other towns. She has noticed that they really help with the speeding issue.

**Payroll Approval:** A motion was by Mrs. Charity Colebank to pay the payroll expenses. The motion was seconded by Mr. Mickey Siwula, all in favor, none opposed, motion carries.

**Approval of Bills and Late Bills:** Mr. Andy Pinskey made a motion to approve bills and late bills. The motion was seconded by Mr. Mickey Siwula, all in favor, none opposed, motion carries.

**Action Items:** Old Business: Mr. Donald Stansak wanted to state for public knowledge that an Executive Session was held on August 26, 2024 at the Borough.

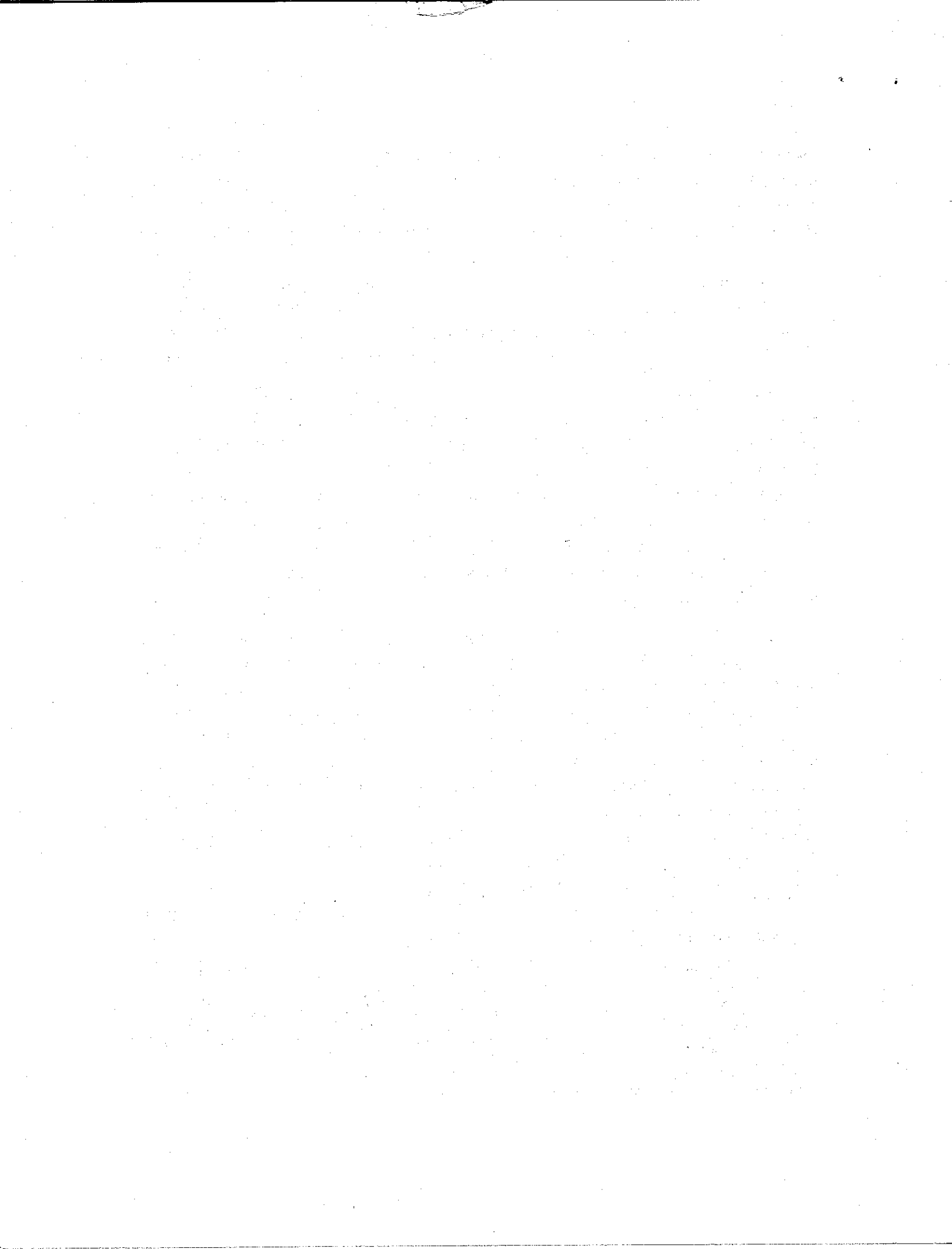
We also had a resident for North High Street express his concern over the rat problem they and other residents are experiencing. Mrs. Stacey Coffman asked the Council is the Borough could follow suit with other Boroughs and purchase packets of rat poison called Sykill. The other Boroughs also hand out a waiver releasing the Borough of any liability. Mr. Gary Falatovitch stated that, yes, we as a Borough are allowed to do this. He will work on



the waiver for the next meeting. Mrs. Mary Yeager asked how the properties that were causing the issues had been cited? Mr. Steve Eby stated they were sited through the Magistrate and there is nothing else we can do as a Borough to enforce these citations. Mrs. Mary Yeager asked if these packets would harm other animals. Mrs. Stacey Coffman informed council that while these packets could cause harm if enough are ingested, they are small packets and unlikely to cause harm to larger animals. Mr. Gary Falatovitch stated that this will be covered under the waiver and will be a Hold Harmless waiver. Mrs., Mary Yeager asked that there be a document stating the resident has read the information and is aware of the instructions. Mr. Gary Falatovitch will have this in place with the waiver.

**General Government:** Mr. Donald Stansak stated that he would like to make a recommendation to have a second councilman sign off on the account reconciliations. There have been recent findings in these reconciliations that as a Borough, we would benefit by having two council members look at and sign off on these. Mrs. Mary Yeager will look at these with Mrs. Mary Robson. Mrs. Mary Yeager asked if this was a good time to request and audit of all of the books. Mr. Donald Stansak stated that they are going to hold off until some other issues are looked at. Mr. Gary Falatovitch stated that this cannot be voted on now due to it not being on the agenda and that it can be added to the next meeting's agenda.

**Informational Only: Diamond Communications Proposal** Mr. Gary Falatovitch met with Mr. Mike Wisnewski from Diamond Communications regarding the potential lease of a portion of Borough Property behind the Borough building. It's a small 50x50 spot to put in a monopole equipment tower with antennas, etc. Mr. Gary Falatovitch sent out the agreement to council a few weeks earlier to look at and see if they have any questions. Salient terms, the agreement is for one year option to give them the ability to do their due diligence, to take a look at the precise location of the tower, to give everyone some idea of how much space they will occupy. There was a rough location that was included in the information Mr. Gary Falatovitch sent in with the proposed agreement. If the exercise the option they would construct the tower, they would pay \$850 monthly rental fee for the tower and their equipment and \$250 a month for any additional antennas or any companies that would put antennas on the tower. It is also specified in the agreement that they cannot interfere with the Borough's normal operations. Those are the Salient terms. This is a standard agreement and if the Borough chooses to enter into the lease, the initial term would be for five years and then there are renewal options at that time. There are some restrictions on their ability to assign the agreements with or without the Boroughs consent, these terms and agreements are laid out in the proposal. The Monopole cannot exceed 180 feet in height. Mr. Gary Falatovitch asked council if there were any questions or concerns. Mr. Andy Pinskey asked if the location was the site they chose? Mr. Gary



Falatovitch stated yes, this was is an approximate location for the tower that will not interfere with the Borough's daily operations. It is flexible, they want a surveyor to come out for them to scout locations before this is all finalized and the Borough is in agreement. Mr. Donald Stansak asked the council members to please do their research on the 5G towers before they cast their vote next meeting.

Fob Keys verses New Locks: Mr. Mickey Siwula stated that we are waiting for the new doors to be installed before we vote on this. He is leaving this on the agenda so it's not put on the back burner and forgotten.

New Glass Door-Main parking lot door: The door for Davanzo's was brought up at the last meeting. We are waiting for McCusker's to come in and check the door out to see what the issue is. This is still on hold; they will charge to come out and look at the door.

Fire Station Windows and 2 Doors and closer 4<sup>th</sup> Ward: This is on hold as we are trying to get these under the CDBG funds, however we are not receiving communication with the CDBG people. This will also stay on the agenda until completed.

Employee Handbook: Mr. Gary Falatovitch sent two examples of other Borough's Employee handbooks. He and Mrs. Stacey Coffman are going to review these to see if they can compile and employee handbook for the Borough.

Banking Rates: There is a CD that is due on September 17<sup>th</sup> 2024. Council was given the current rates for three local banks. There are several issues with the current number of accounts the Borough has. Mr. Andy Pinskey stated that we should also look at PLGIT to see what their accounts are yielding. These current Borough accounts should be consolidated and stream lined to maximize their return. Mr. Donald Stansak asked if they are able to choose the Somerset Trust Bank's rate given that the MidPenn rate was originally higher on the rates presented. Mr. Gary Falatovitch stated we are able to move the CD anywhere we want. Mrs. Mary Yeager asked if the Special Relationship meant we would have other accounts with them. Yes, and this will all be discussed in the Executive Session. Mr. Donald Stansak stated we will table this until we discuss further in Executive Session and will vote on moving the CD after the session has ended.

**Public Service:** Dr Polakovsky curb issue

Dr. Polakovsky has come to us multiple times stating his frustrations with a curb issue. Mrs. Charity Colebank stated that we have addressed this issue every time and her recommendation is that we send a letter stating that we understand his frustrations with the case and as the fact that he owns the property, it is the responsibility of the property owner to maintain it and repair it. There is a divot on the side from people who are parking



off the road onto the grass part, he does cut the grass there. We have put signs up stating there is no parking allowed in this area. This letter will also state that if he continues to have an issue, he is to call the police and to mediate the situation. A motion to draft and send a letter to Dr. Polakovsky was made by Mrs. Charity Colebank stating "If we fix it for one, we will be fixing it for everyone. The motion was seconded by Mr. Mickey Siwula, any questions, all in favor, none opposed, motion carries.

Stormwater Projects: Mrs. Charity Colebank and Mr. Steve Eby have been working on finding locations that are in need of repair. Mr. Steve Eby is working with Mr. Walt Haglund on the CDBG numbers. Mr. Steve Eby stated that we will need to approve the contract going out for bid. The locations will be dependent on funding and can be modified after the bid package. We have to go after it now as the money has to be spent by January 25, 2025. A motion was made by Mrs. Charity Colebank to move forward with advertising for the Stormwater projects which are the inlets that need repaired. These are either none working or there's an issue with State safety. The motion was seconded by Mr. Mickey Siwula, all in favor, none opposed, motion carries. This will be paid for out of CDBG money.

New Planters: Mr. Steve Eby and Mrs. Charity Colebank checked ADA compliance and the concern Mrs. Charity Colebank has is the number of planters as the plans show 8 in one block. Another concern is the amount of room a parked car would have to open the door with the planters in place. She stated that she is not against them, but thinks there should be less of them and they should be spaced out accordingly for a car door not to bang off of them. She also questions where the current round planters would go. Also, the planters are not allowed to cover the flag holes in the sidewalks, this is standard practice. She would like to see a few less of the planters if possible. Another concern is the purposed trees for the new planters. Whose responsibility it to maintain these? What type of trees will go in the planters, there are power lines above to worry about. Mrs. Charity Colebank stated that she would like more information before voting on the planters. R. Steve Eby asked Pastor Neil Stevens to provide a drawing to council that shows and more in-depth plans. The main concern is how much of the sidewalk will be able to be used for parades and how the parking spaces will be affected. This will be tabled until further information is provided.

Handicapped Parking Signs: Mr. Gary Falatovitch has put together the Handicapped signage that now allows the police to ticket and tow cars parked illegally at the signs. Mrs. Charity Colebank made a motion to move forward with advertisement of the signs. The motion was seconded by Mr. Andy Pinskey, all in favor, none opposed, motion carries.





King Fisher Handicapped Parking: Mr. Kenney King has asked the Borough to allow him to designate a handicapped parking spot in front of his business. A Handicapped parking request has been sent to PennDOT. Mrs. Charity Colebank made a motion to approve the handicapped spot pending approval from PennDOT. The motion was seconded by Mr. Mickey Siwula, all in favor, none opposed, motion carries.

There is a tree that is on line on Broadway. PennDOT is looking at to see if it needs taken down.

Mr. Donald Stansak wanted to take a minute to introduce Mr. Caden Coppetti to the council and audience members. Mr. Caden Coppetti is our newest Council member.

**Protection:** Amendment to FOP will be discussed in the executive session.

The Greystone Manor Zone Change request: This will be discussed in the Executive Session. Mr. Gary Falatovitch stated that a Planning Committee meeting at 10 o'clock a.m. on September 10, 2024. There will be a presentation at this meeting regarding Greystone Manors zone change. The Planning Committee will then make a recommendation to Council in reference to the change. The Council will then ask to set a Public Hearing date on the requested amendment. A public notice to advertised in the Newspaper about the hearing was approved.

Reinstate the Safety Committee: Mrs. Stacey Coffman stated that Scottdale used to have a Safety Committee and would like to reinstate one. The Committee would consist of our Crisis EMC Mr. Mark Castin, Firemen, Police Officers, and Mrs. Stacey Coffman. Mrs. Stacey Coffman stated that having these meetings and reinstating the Committee would benefit the Borough in many ways. There is also a 5% discount off the Borough's Insurance that was received in the past. These meetings will coincide with the Protection Committee meetings. Mrs. Stacey Coffman asked that a motion be made to reinstate the Safety Committee. Mrs. Mary Yeager asked how this committee would work in conjunction with the Protection Committee. Mrs. Stacey Coffman stated that the whole format is identical to our Protection Committee standard. It is a little more detailed and a formal agenda would be made for this. Mrs. Stacey Coffman would also take and submit meeting minutes. Mrs. Mary Yeager asked if the agenda and minutes would be given to the Protection. Mrs. Stacey Coffman answered yes. Mrs. Mary Yeager asked if this would be like a subgroup of them. Mrs. Stacey Coffman answered yes. Mr. Mickey Siwula made the motion, seconded by Mr. Caden Coppetti, all in favor, none opposed, motion carries.

Retirement Health Insurance payment: This will be discussed in the Executive Session.



Hiring of Police Candidate: Mr. Mickey Thomas asked the council to approve the hiring of another Police Officer with conditions like the last two. The gentleman they are looking to have approved is Mr. Jeremy Wodarek and is currently in the Mopac Academy with a target graduation date set for November. Hiring will be contingent on passing a physical and graduating. This hire is not adding another position. The Officer will be considered Chief Barry Pritts replacement due to his retirement on December 28<sup>th</sup>, 2024. Mr. Mickey Siwula asked for clarification on this being Chief Barry Pritts replacement, does this mean he is replacing the Chiefs position. Mr. Mickey Thomas stated that Mr. Jeremy Wodarek was not to be chief, just a replacement of a physical body. A motion was made by Mr. Mickey Siwula to approve this hire. The motion was seconded by Mrs. Charity Colebank, all in favor, none opposed, motion carries.

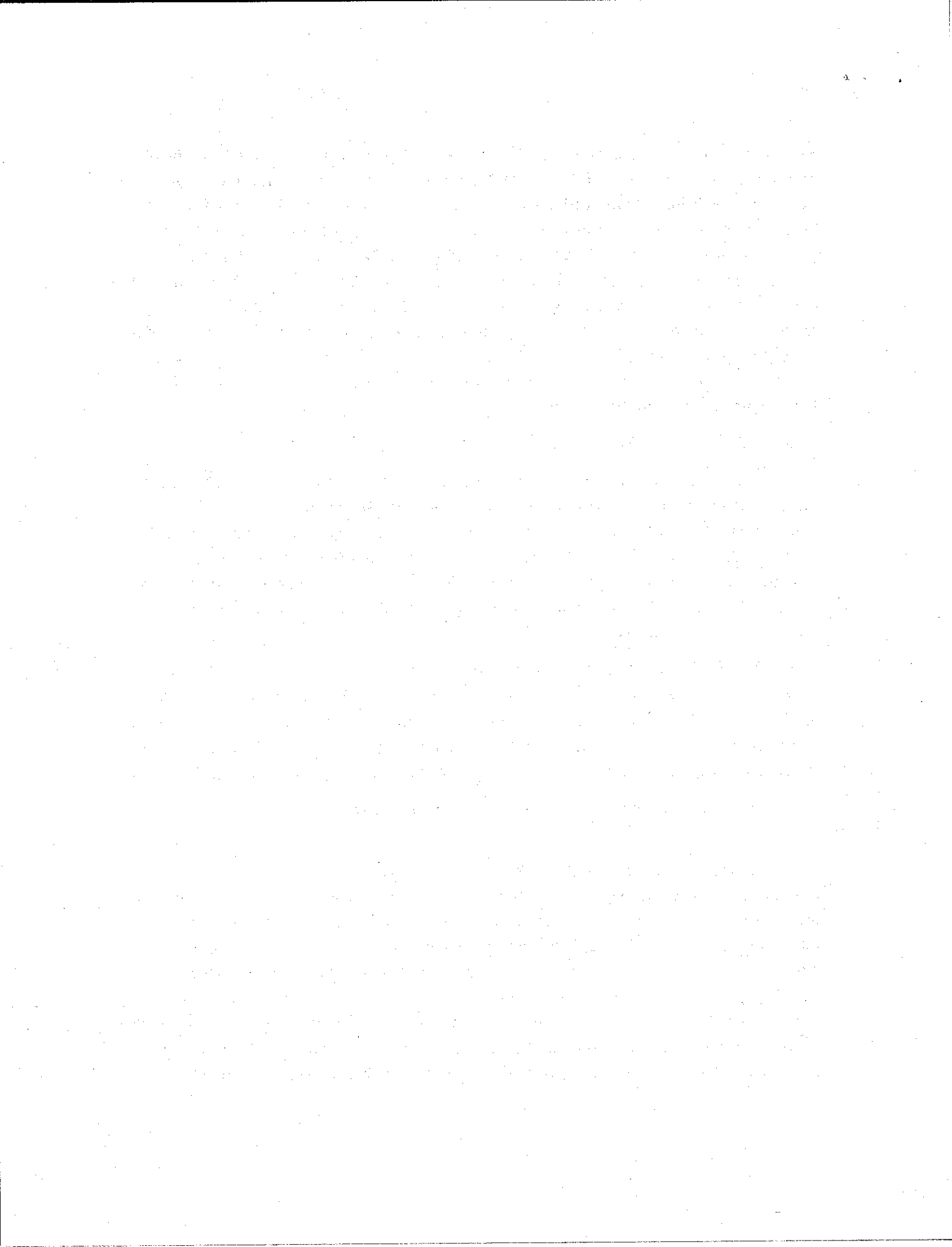
Blight Update: Mr. Gary Falatovitch

Wellspring Church: Mr. Stewart Adams sent a very nondescript answer. There are a few things that still need to be done to clarify some issues associated with the actual corporation. Mr. Stewart Adams indicated that he was discharged as a Preacher several years ago by the Church Board of Directors. He no longer has any affiliation with the Church and gave no further information as to who the Board of Directors may be or where they may be located. Once we get the additional information needed, we will be able to move forward with the case.

102 Mt. Pleasant Rd: Mr. Gary Falatovitch send an agreement, consistent with Judge Smalls order, out to the property owner's new address. This address was given to Mr. Gary Falatovitch by the property and he was able get service on her here before. The agreement came back in the mail as undeliverable to that address. We will now need to get an order up to Judge Smail indicating that she is potentially in contempt.

Newman Street: Mr. Gary Falatovitch stated that he still needs to send a notice to Mr. Steve Eby.

Feed Mill and Sheetz: Mr. Andy Pinskey stated that he spoke with Attorney Charles Zebley asking that he be allowed to show the property as he has potential investors or buyers. Attorney Charles Zebley said he would reach out to Mid Penn and follow up with Mr. Andy Pinskey. Mr. Gary Falatovitch stated that Mid Penn Bank has already given written communication that they would release their lien on the property. Mr. Gary Falatovitch suggested that if Mr. Andy Pinskey wished to move any of the properties out of the Bankruptcy Court, a Bankruptcy Attorney should be hired. Mr. Andy Pinskey said the possible sale of the properties would benefit Scottdale, as the potential investors have a use planned, they are just asking to see the properties before buying them. Mr. Gary



Falatovitch will research Bankruptcy Attorneys, get a few quotes to present and recommend to council at the next meeting. As far as cost, Mrs. Charity Colebank asked if this would be something the Borough would be responsible for or could we put a lien on the property. She has had the Borough Street Department there several times to secure the building. Mrs. Stacey Coffman stated that the upper levels have been broken into again, but the building is no longer safe to send them in as the back half has collapsed. Mr. Gary Falatovitch will suggest to the attorneys that he talks to, that if the court approves sale of the property, the Bankruptcy Trustee would be required to apply any portions of the funds to the attorney fees the Borough would incur. Mr. Andy Pinskey stated that he would just like to get into the property to show it. Mr. Gary Falatovitch will contact Attorney Charles Zebley first to see if this would be possible, before he contacts a Bankruptcy Attorney.

**Parks and Recreation:** Mrs. Charity Colebank

Loucks Park-Floyd Shroyer: A motion was made by Mrs. Charity Colebank to allow Mr. Floyd Shroyer to use the Loucks Park ball field on Thursday nights for his girls Softball team. He has also requested that the ball field lights be on while using the field. A study was then done on the cost of electricity and the rate totals \$10 per night. Mrs. Charity Colebank also stated that she has an insurance certificate on file. The motion was seconded by Mr. Andy Pinskey, all in favor, none opposed, motions carries.

Donation of the Time Capsule: Mrs. Stacey, the Historical Society and the Scottdale 150<sup>th</sup> Committe have purchased a Time Capsule to donate to Scottdale. The time capsule will be buried on Friday September 20<sup>th</sup>, 2024 at 7pm during the Fall Festival. Sandzimier Memorials donated a plaque that will sit on top of the site and the capsule will be opened in 50 years. They are looking for pictures, letters, memorabilia and other items that will represent and show what Scottdale was like in 2024.

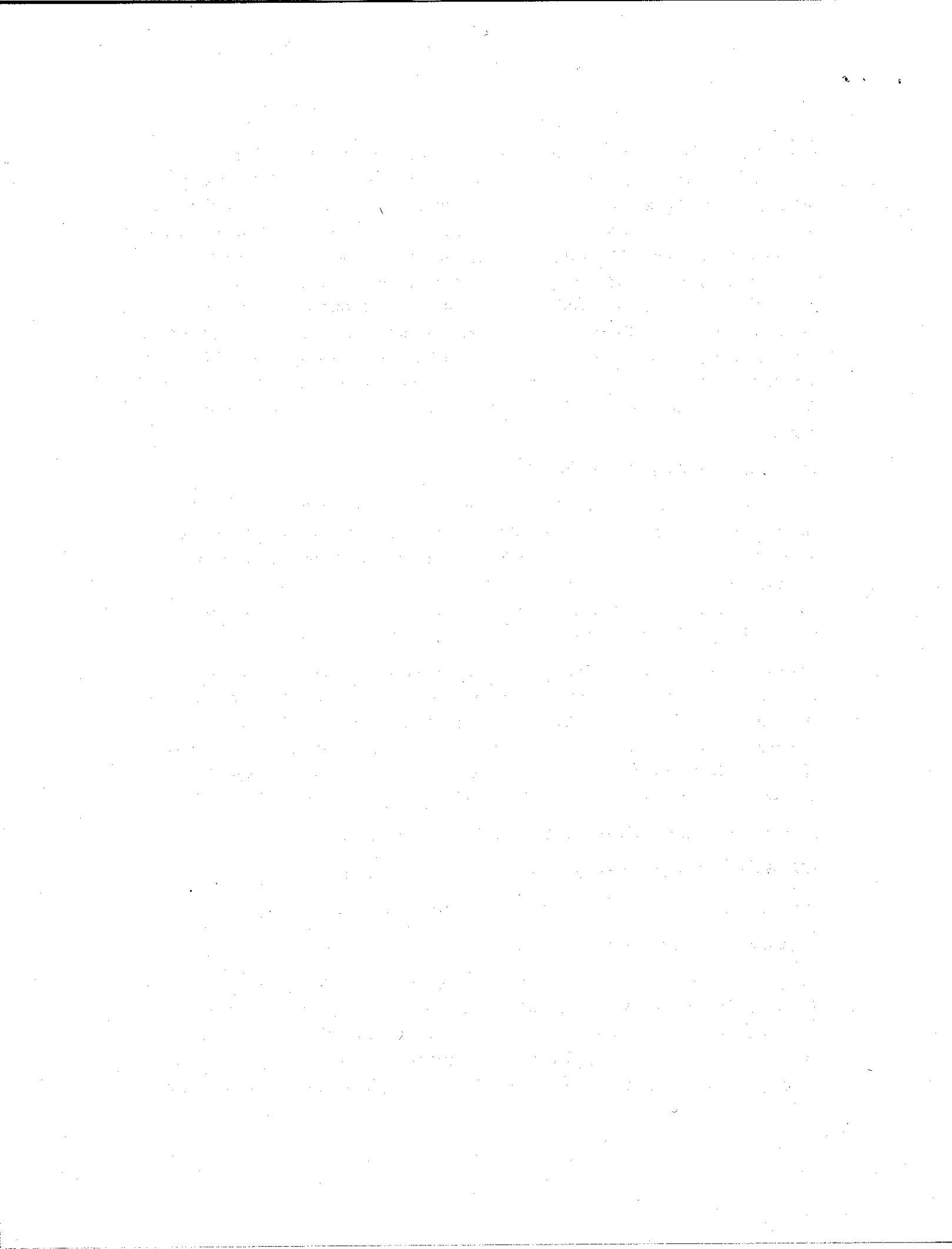
**Jacobs Creek Watershed Association:** Nothing new to report.

**Jacobs Creek Flood Control Projection:** Nothing new to report.

**Westmoreland-Fayette Municipal Sewage Authority:** Nothing new to report.

**Community Development:** CDBG

MBE/WBE Resolution for the FY 2024 CDBG application: We are being asked to adopt the Resolutions that were given to Council Members in their meeting packets. These resolutions will enable us to apply for the CDBG money. We have several outdated ones that are currently being looked over, some of which include a Fair Housing Resolution, a Minority and Woman's Business Enterprise Resolution. They are asking that we adopt



these Resolutions to be in compliance when the audits are done. This is a Federal Mandate, Executive order that we adopt these. These are program requirements to receive the CDBG money. A motion was made by Mrs. Charity Colebank to accept the MBE/WBE Resolution. Mr. Mickey Siwula seconded the motion, Mrs. Mary Yeager and Mr. Andy Pinskey were opposed to the Executive order mandating their choices. Mrs. Mary Yeager stated that there are laws already in place for these practices and she feels this is more like a contract. The majority of council voted to accept this resolution, motion carries.

**Fair Housing Resolution for FY 2024 CDBG Application:** This is a Resolution stating that Scottsdale will not discriminate in the sale, rental, leasing or financing housing based on race, color, sex, religion, national origin, handicapped, or any other type of disability. We are required to do minimal advertising stating that the Borough is a Fair Housing Community. Mr. Walt Haglin will give the information needed for this process A motion was made by Mr. Andy Pinskey to accept the Resolution, seconded by Mr. Caden Coppetti, all in favor, none opposed, motion carries.

**FY 2023 CDBG Modification Resolution:** They are asking us to modify the Comprehensive Plan line-item activity we have used in years past, in the amount of \$17888.00. We are being asked to change the title to General Administration line-item activity. This is the money we pay them to handle all of our grant information. A motion was made by Mr. Andy Pinskey to rename the line item. Seconded by Mr. Mickey Siwula, all in favor, none opposed, motion carries.

**New Business:** This was discussed earlier in the meeting.

**Correspondence:** LTAP Training- Street Crew: A motion was made by Mrs. Charity Colebank to allow Mr. Zack Patton and Mr. Mike Coleman to attend the LTAP training. The motion was seconded by Mr. Mickey Siwula. Mrs. Charity Colebank asked that the motion be pulled after noting the closest training is hours away and would like to look for one closer and then ask the Council for a vote. This will be tabled until the next meeting. .

**Engineer's Report:** Nothing new to report

**Solicitor's Report:** Mr. Gary Falatovitch stated that his report will be discussed in the Executive meeting.

**Mayor's Report:** Mr. Chuck King is not in attendance, noting to report Public Comment #2: Mrs. Sue Klann was wondering why Pastor Neil Stevens was not informed prior to the meeting of Councils concerns regarding the planters in front of New Hope Church. Mrs. Charity Colebank stated that the information wasn't received until after her committee meeting. After receiving the plans, she went out on her own time to look at the property

The first part of the document discusses the importance of maintaining accurate records of all transactions. It emphasizes that every entry should be supported by a valid receipt or invoice. This ensures transparency and allows for easy verification of the data.

In the second section, the author outlines the various methods used to collect and analyze the data. This includes both primary and secondary data collection techniques. The analysis focuses on identifying trends and patterns over time, which is crucial for making informed decisions.

The third section provides a detailed breakdown of the results. It shows that there has been a significant increase in sales volume, particularly in the middle and lower income brackets. This suggests that the current marketing strategy is effective in reaching a wider audience.

Finally, the document concludes with several key recommendations. It suggests that the company should continue to invest in research and development to stay ahead of the competition. Additionally, it recommends a more targeted marketing approach to maximize the return on investment.



and proposed changes. The concerns were raised at this time however, Mrs. Charity Colebank stated that the plans must be voted on and approved by her Committee before being presented to Council.

Mr. Dave Petonic asked if the time capsule was put on Borough Property that the Union be offered the job of digging first. He then asked if the Borough has the authority to put rat traps in the Wellspring building. Mr. Gary Falatovitch stated that no, we do not have the authority at this time. He also asked why banking rates were being discussed in the Executive session. Mr. Gary Falatovitch stated contractual relations, combining accounts and better rates.

Mr. Andy Pinskey wanted to comment on the Raise Grant. He was at a debriefing on August 28th in Connellsville with the Federal Government. The bridge to cross over the Youghiogheny has been purchased by private investors and will not be necessary to use the grant. The next phase of the project is to figure out how to get the trail to cross over 5<sup>th</sup> Ave into Everson.

Mrs. Doreen Petonic asked the question regarding the rat issue. Assuming the poison is effective and the rats die, who is in charge of cleaning up dead rats? She asked if the Borough is responsible for the cleanup. Mr. Donald Stansak stated that it will be the property owner's responsibility. The alley ways and streets will be taken care of by the Street Department.

A five-minute break was taken from 8:08 until 8:13

At 8:14 pm the Executive Session was entered into.

Council came out of Executive Session at 9:16

A motion was made by Mr. Mickey Siwula to move the first CD due on September 17<sup>th</sup> to Somerset Trust Bank for the 7-month term. The motion was seconded by Mr. Charity Colebank, all in favor, none opposed, motion carries.

A motion was made by Mr. Andy Pinskey to have the interest deposited into a general fund quarterly. The current CD terms have the interest compounding quarterly. The motion was seconded by Mr. Mickey Siwula, all in favor, none opposed, motion carries.

A motion was made by Mr. Mickey Siwula to adjourn the meeting. The motion was seconded by Mr. Andy Pinskey, all in favor, none opposed, motion carries. Meeting adjourned at 9:25 pm.

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In the second section, the author outlines the various methods used to collect and analyze the data. This includes both primary and secondary data collection techniques. The primary data was gathered through direct observation and interviews, while secondary data was obtained from existing reports and databases.

The third section details the statistical analysis performed on the collected data. This involves the use of descriptive statistics to summarize the data and inferential statistics to test hypotheses. The results of these analyses are presented in a clear and concise manner, highlighting the key findings of the study.

Finally, the document concludes with a discussion of the implications of the findings. It suggests that the results have significant implications for the field of study and provides recommendations for further research. The author also acknowledges the limitations of the study and offers suggestions for how these can be addressed in future work.