

BOROUGH OF BELL ACRES
BOROUGH COUNCIL REGULAR MEETING MINUTES
November 14, 2022

REGULAR MEETING

The Regular Meeting of the Borough Council of the Borough of Bell Acres was held at 6:00 p.m. on Monday, November 14, 2022, at the Big Sewickley Creek Fire Hall, 1850 Big Sewickley Creek Road, Sewickley, PA 15143.

PUBLIC COMMENT

Mr. Gilbert Edmonds - 872 Camp Meeting Road – is a baseball coach and father of two children. Mr. Edmonds lives directly across the road from Legacy Fields and is in full support of the lighting for the fields and all of the sports complex associated with Legacy Fields.

Jim & Trude Mancini – 112 Beadnell Drive. Mr. & Mrs. Mancini brought their concerns to Council regarding the condition of Beadnell Drive Road. They feel the road is constantly wearing down even after the road department fixes it with re-grading materials. It is rough on their vehicles, but also dangerous due to the slippery road conditions due to weather changes. They asked to have a portion of the road paved from their home down to Turkey Foot Drive, this is approximately 250 feet.

Mr. Renfrew stated that this could not be considered until next Spring of 2023, but they will certainly look into this and talk with Mr. Shoup, our Borough Engineer.

INVITED GUESTS

Mr. David Conte – Resident and Member, Amateur Astronomers Association of Pittsburgh – Dark Sky Lighting. Mr. Conte stated that the Proposed “Lighting” Ordinance would reduce light pollution and reduce electricity. He stated that this is well written and with the shielding section to it so that the lights do not shine up into the sky.

REGULAR MEETING CALLED TO ORDER

The Regular Meeting was called to order by Mr. Renfrew, President of Council, at 6:13 p.m.

COUNCIL

- (X) David Renfrew - President of Council
- (X) Brock Meanor - Vice President of Council
- (X) Christopher Abell
- (X) Lane Grafton - via Remote Teleconference
- (X) Carmee Murphy-Horton
- (X) Charles Kulbacki
- (X) Michelle Veeck

MAYOR

- (X) Kenneth Alvania, Mayor

BOROUGH ENGINEER

- (X) Richard Shoup – Shoup Engineering, Inc.

BOROUGH SOLICITOR

- (X) Robert Max Junker – Babst Calland

STAFF

- (X) Lisa Fleming – Borough Manager
- (X) Jill Palko – Borough Secretary

MAYOR’S REPORT

The Mayor’s Report for the month of October 2022 has been submitted in writing and made part of the minutes.

APPROVAL OF THE REGULAR MEETING MINUTES

A motion to approve the minutes of the Regular Meeting held on October 10, 2022, was made by Mr. Kulbacki, seconded by Mrs. Veeck. All in favor. Motion carried.

TREASURER'S REPORT

A motion to approve the Treasurer's Report for October 2022 as distributed and ratify payments totaling \$390,400.47 out of the General Fund and \$0 out of the State Fund was made by Mr. Meanor, seconded by Mr. Abell. All in favor. Motion carried.

OLD BUSINESS

Discussion of Proposed Ordinance No. 313 – Regulate Lighting Within the Borough

PROPOSED ORDINANCE NO. 313

AN ORDINANCE OF THE BOROUGH OF BELL ACRES, ALLEGHENY COUNTY, PENNSYLVANIA, AMENDING CHAPTER 165 IN THE CODE OF THE BOROUGH OF BELL ACRES, "ZONING", AS AMENDED, TO REGULATE LIGHTING WITHIN THE BOROUGH.

If Council takes action: A motion to advertise for a public hearing and potential enactment of proposed Ordinance No. 313 at the _____ regular meeting as recommended by the Planning Commission was made by ____, seconded by ____.

A motion to table the Ordinance No. 313 was made by Mr. Kulbacki and seconded by Mr. Grafton. All in favor. Motion carried.

Discussions resulted around whether or not there is a strict guideline regarding the height of the lighting poles and also whether to consider to place the lighting ordinance separate from the zoning aspect of the borough. Mr. Kulbacki suggested to send back to Planning Commission and have this fine tuned. Ms. Murphy asked to possibly consult with the electric company to further pursue other ideas and insight.

COUNCIL MEMBER REPORTS

BUDGET & FINANCE - MICHELLE VEECK

- a. An update on the unbalanced 2023 Preliminary Budget is: Receipts totaling \$1,986,434.00 and Expenses totaling \$2,202,367.00
- b. A special meeting is being held for the purpose of reviewing and approving the proposed 2023 Budget on Thursday November 17, 2022 at 5:00 pm at the Borough Building. The final budget will be acted on at the December 12, 2022 regular meeting.

PUBLIC SAFETY – BROCK MEANOR

Grant Application submitted to the Pennsylvania Commission on Crim and Delinquency (PCCD) for a Records Management System (RMS) and Evidence Management System in the amount of \$35,513

Mr. Meanor stated that Chief Korol is optimistic for this grant.

Proposed parking Ordinance. Mr. Junker stated it is still in progress.

Mr. Renfrew asked Mayor Alvania about the damaged Police car. The police were waiting for the adjuster to get information to our insurance.

PUBLIC WORKS – CHRISTOPHER ABELL

Mr. Abell announced the Public Works department and Shoup Engineering Road Improvement plan for the year 2023 and the prices are extremely high. We received some numbers from Shoup, and Mr. Bohn spoke with Shields Paving. They all made suggestions as to where we could possibly cut some of the costs to get the prices at a reasonable number for our 2023 Budget.

The plan is to do Grouse Lane, Witherow Road and Dilworth – the estimate cost is \$500,000. Last year's estimate stated it would be \$150,000.

PROPERTY & SUPPLIES – CHARLES KULBACKI

Mr. Kulbacki announced the increase in rates of the Valley Waste Garbage service from year 2022 to year 2023

GOVERNMENT & LEGISLATION – CARMEE MURPHY-HORTON

A Proposed Ordinance No. 31 – Act 57 of 2022

PROPOSED ORDINANCE NO. 314

AN ORDINANCE OF THE BOROUGH OF BELL ACRES, ALLEGHENY COUNTY, PENNSYLVANIA, AMENDING CHAPTER 153 OF THE CODE OF ORDINANCES, ‘TAXATION’, TO IMPLEMENT THE PROPERTY TAX PENALTY WAIVER PROVISIONS REQUIRED BY ACT 57 OF 2022.

A motion to advertise for potential enactment of proposed Ordinance No. 314 at the December 12, 2022 regular meeting was made by Ms. Murphy and seconded by Mr. Kulbacki. All in favor. Motion carried.

ZONING – LANE GRAFTON

Development Agreement between Bell Acres Borough and BLS Bulk Materials, Inc.

A motion to approve the Development Agreement between Bell Acres Borough and BLS Bulk Materials, Inc. for the land development of property located at 1335 Big Sewickley Creek Road was made by Mr. Grafton and seconded by Mr. Meanor. All in favor. Motion carried.

NEW BUSINESS

Announcement of the Resignation of Diane Abell, Chairperson of the Planning Commission, effective January 1, 2023.

A motion to accept the Resignation of Diane Abell, Chairperson of the Planning Commission, effective January 1, 2023 was made by Mr. Meanor and seconded by Mr. Abell. All in favor. Motion carried.

Announcement of the Resignation of Kenneth Alvania of the Planning Commission, effective January 1, 2023.

A motion to accept the Resignation of Kenneth Alvania of the Planning Commission, effective January 1, 2023 was made by Mr. Meanor and seconded by Mr. Abell. All in favor. Motion carried.

Announcement of Robert Powner’s decision not to request renewal of his 4-year term as Member of the Planning Commission, effective January 1, 2023.

Mr. Meanor spoke about a possible Ordinance for Fireworks. Mr. Junker stated that other Municipalities are enforcing that fireworks only be set off on Holidays – Memorial Day, Fourth of July, Labor Day, New Year’s Eve, or any others that we can list.

Mr. Abell asked about possibly checking with Representative Gaydos regarding Boroughs having to place legal ads in newspapers. Mr. Abell stated that he believes most people do not get a newspaper and just search information online. All of our postings that are in the paper are on our website.

CORRESPONDENCE

There are other items that should be noted but do not need action at this time.

ADJOURNMENT

There being no further business to transact, a motion to adjourn was made by Mr. Kulbacki seconded by Mr. Meanor. All in favor. Motion carried. Meeting adjourned at 7:09 pm.

EXECUTIVE SESSION

An Executive session was held to discuss the Chief of Police Contract and the Police DROP Retirement Plan.

Respectfully submitted,

Jill A. Palko
Borough Secretary