

BOROUGH OF BELL ACRES  
BOROUGH COUNCIL REGULAR MEETING MINUTES  
May 12, 2025

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REGULAR MEETING

The Regular Meeting of the Borough Council of the Borough of Bell Acres was held at 6:00 p.m. on Monday, May 12, 2025, preceded by a Public Hearing at the Big Sewickley Creek Fire Hall, 1850 Big Sewickley Creek Road, Sewickley, PA 15143.

REGULAR MEETING CALLED TO ORDER

The Regular Meeting was called to order by Mr. Renfrew, President of Council, at 6:01 p.m.

COUNCIL

(X) David Renfrew - President of Council  
(X) Brock Meanor - Vice President of Council  
(X) Christopher Abell  
( ) Matthew Horton- *excused*  
(X) Charles Kulbacki  
(X) Gregory Molchen  
(X) Michelle Veeck  
(X) Kenneth Alvania - Mayor  
(X) Scott Shoup - Borough Engineer  
(X) Robert Max Junker - Babst Calland

PUBLIC COMMENTS

Curt Hobbs 1674 Big Sewickley Creek Road

Mr. Hobbs reported the drainage box outside on the road near his home is getting worse. The pipe Mr. Hobbs stated the borough put in place is in need of repairs. Mr. Hobbs believes the box may collapse. The water will back up much worse if this would happen.

Also, the fracking is getting bad in and around the area from the Amsler Road Well Pad.

Mr. Hobbs wanted to thank and really appreciates Chief Korol following the school busses and puts efforts in and protects the community to keep the kids safe.

Mr. Renfrew suggested that Mr. Shoup and Mrs. Fleming visit the area where Mr. Hobbs is having drainage box issues.

MAYOR'S REPORT

The Mayor's report for the month of April 2025 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 April 14, 2025, was made by Mr. Kulbacki seconded by Mr. Molchen. All in favor. Motion carried.

TREASURER'S REPORT

A motion to approve the Treasurer's Report as submitted for April 2025 as distributed and ratify payments totaling \$198,688.34 out of the General Fund and \$57.19 out of the State Fund was made by Mr. Meanor, seconded by Mrs. Veeck. All in favor. Motion carried.

OLD BUSINESS

None

COUNCIL MEMBER REPORTS

Budget & Finance – Michelle Veeck

No report.

## Public Safety – Brock Meanor

### Automatic External Defibrillator (AED) Replacements – Scott Foundation, Inc. Grant

A motion to submit the Automatic External Defibrillator (AED) Replacements Grant Application to the Scott Foundation, Inc. in the amount of \$10,770 was made by Mr. Meanor, seconded by Mr. Molchen. All in favor. Motion carried.

### Memorandum of Understanding between the Borough of Bell Acres and the Allegheny County District Attorney

A motion to enter into the Memorandum of Understanding Agreement with the Allegheny County District Attorney was made by Mr. Meanor, seconded by Mr. Kulbacki. All in favor. Motion carried.

Mr. Junker reported the Allegheny County District Attorney has had issues regarding the bodycams recording and the reports received that the District Attorney needs to redact/blur out information. the memorandum of understanding is requesting bodycam information and needing to blur out information that is not pertinent to personal information. The requester will cover all cost when this goes directly to the District Attorney and they handle all bodycam recordings.

## Public Works – Christopher Abell

*Public Works Department will be participating in the 2025 PA safety Day Conference on Thursday May 15, 2025.*

Mr. Abell spoke regarding Sevin Road slide – there is an area near the guard rail where the road dips. Mr. Bohn, Supervisor of the road department wants Council to be aware of the area and a possible slide situation, this will need to be look at by Mr. Scott Shoup.

Our salt shed did have a tear from the storm and has been turned into the insurance company – this was a result of the high winds of the storm on April 29, 2025.

## Property & Supplies – Charles Kulbacki

### Municipal Complex Study Proposal – Local Share Account (LSA) Grant

A motion to accept the Proposal from HHSDR Architects to Perform Architectural/Engineering Services for Step One of the Municipal Complex Study in the amount of \$9,500.00, plus reimbursable costs for printing and copying was made by Mr. Kulbacki, seconded by Mr. Abell. All in favor. Motion carried.

### Bell Acres Borough Park Playground Equipment Replacement Project – People, Parks & Community Foundation Grant

A motion for the Borough Manager to enter into and accept the terms of the Grant Agreement for the People, Parks & Community Foundation Grant for the Bell Acres Borough Park Playground Equipment Replacement Project in the amount of \$30,000 was made by Mr. Kulbacki, seconded by Mr. Meanor. All in favor. Motion carried.

### Borough Municipal Complex – Storm Damage Report

The storm that came through Bell Acres and surrounding areas on Tuesday evening April 29, 2025 was somewhat damaging to the Borough Building, garage and the Salt shed in the Maintenance garage lot. Mrs. Fleming, Borough Manager contacted the insurance company to assess the damages.

The pavilion was stained recently the contractor will be back to do touchup.

## Announcement – Eagle Scout Project at Bell Acres Nature Park

Mrs. Fleming, Mrs. DiCenzo, Mr. Kulbacki and Mr. Pietropaoli met with an Eagle Scout and his father to discuss a project. The Eagle Scout's project consisted of replacing the existing wood on the two picnic tables and creating a picnic area with the pea gravel or mulch at Bell Acres Nature Park. Mr. Kulbacki reported there are other eagle scouts interested in this area for cleanup to help this nature park cleanup efforts.

## Government & Legislation – Matthew Horton

No report.

Zoning – Gregory Molchen

Review Proposed Ordinance No. 327 – Fencing Regulations, following further review and revisions by the Planning Commission

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 FENCING WITHIN THE BOROUGH.

A motion to advertise the public hearing for Proposed Ordinance No. 327 – Fencing Regulations to be held during the regular meeting on July 14, 2025, was made by Mr. Molchen, seconded by Mr. Abell. All in favor. Motion carried.

#### NEW BUSINESS

Leetsdale Borough's Letter of Support for a Pennsylvania Semiquincentennial Grant to help fund Leetsdale's 2026 4<sup>th</sup> of July Celebration

A motion to provide a letter of support to Leetsdale Borough's Pennsylvania Semiquincentennial Grant Application was made by Mrs. Veeck, seconded by Mr. Kulbacki. All in favor. Motion carried.

#### Comcast Cable Franchise 10-Year Agreement Renewal Discussion

A motion to schedule a public hearing on June 9, 2025, at 6:00 p.m. at the Big Sewickley Creek Fire Department Hall to present and discuss the Comcast Cable Franchise 10-Year Agreement Renewal, review the performance of Comcast during the current franchise term, and identify the future cable-related community needs and interests was made by Mr. Kulbacki, seconded by Mr. Abell. All in favor. Motion carried.

#### Verizon Cable Franchise 5-Year Agreement Renewal Discussion

A motion to schedule a public hearing on June 9, 2025, at 6:00 p.m. at the Big Sewickley Creek Fire Department Hall to present and discuss the Verizon Cable Franchise 5-Year Agreement Renewal, review the performance of Verizon during the current franchise term, and identify the future cable-related community needs and interests was made by Mr. Meanor, seconded by Mr. Molchen. All in favor. Motion carried.

#### 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. Molchen, seconded by Mr. Abell. Meeting adjourned at 6:43 pm. All in favor. Motion carried.

#### EXECUTIVE SESSION

Announcement of Executive Session to be held after tonight's meeting to discuss potential litigation regarding mandatory sanitary sewer connections and the Chief of Police Contract Negotiations.

Respectfully submitted,



Jill Palko  
Borough Secretary