



MINUTES

Borough of Ambridge – Meeting of Borough Council
Executive Session 5:30 Personnel
Council Chambers
Tuesday, September 13th, 2022 – 6:30 PM

I. Call to Order / Roll Call

Present: Mr. Cafarelli
Ms. DeVincent
Mr. Dunn
Mr. Gill
Ms. Gilliam
Mrs. Miller
Mrs. Tessaro
Mayor McCoy

Also Present: Mr. Leone, Chief DeLuca, James Brunner/NIRA, Solicitor Chesney
Absent: Chief Larrick

II. Invocation – Mrs. Barb Costa, Trinity School for Ministry

III. Pledge of Allegiance

IV. Presentations – Proposed Land Developments

1. Beaver County 911 Center – Training Center and Garage – Pat Nardelli
In Mr. Nardelli's absence, Mr. Leone provided information. Rendering of what facility will look like was provided in packets. Planning Commission approved development with unanimous vote.
2. Moffat Development – Sunbelt Rentals (Former Sukkup Property)
Craig Moffat, Moffat Properties – Industrial development company. They lease the property with long-term lease (10 years with three five-year options). \$2,000,000 investment to get property ready for SunBelt Rentals. Nine locations currently, different divisions per location. Mr. Cafarelli asked about use of existing curb cut on 11th Street; they plan to use the existing and not widen. Hours of operation will be 7:30 a.m. to 4:30 p.m. Employ 15 to 20 people. Spring/Summer 2023 opening. Ms. Tessaro stated the site plans look clean and nice.

V. Public Comment on/off Agenda Items (5 minutes per speaker)

Stan Williamson – 70 15th Street – First Baptist Church offers free dinners each Friday. Canned food and clothing are available for anyone in need.

VI. Approval of Previous Meeting's Minutes

1. **August 9th** - Regular Meeting

Motion by Mr. Cafarelli to accept the Minutes from the August 9, 2022, Regular Council Meeting; seconded by Mrs. Miller.

Council	Vote	Council	Vote
Mr. Cafarelli	Yes	Ms. Jones-Gilliam	Yes

Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

VII. Approval to ratify and pay the Bills and Expenses:(For the month of September)

- | | | |
|-------------------------------------|----------------------|--------------------|
| 1. General Fund | Unpaid: \$121,724.60 | Paid: \$242,361.66 |
| 2. Grants / Special Project Fund | Unpaid: \$0.00 | |
| 3. Recreation Fund | Unpaid: \$0.00 | |
| 4. 2021 Capital Note | Unpaid: \$0.00 | |
| 5. Escrow Fund | Unpaid: \$0.00 | |
| 6. Police Pension Fund | Unpaid: \$0.00 | |
| 7. Service Employees Pension Fund | Unpaid: \$0.00 | |
| 8. Firemen’s Pension Fund | Unpaid: \$0.00 | |
| 9. Drug Investigation Fund | Unpaid: \$0.00 | |
| 10. Fire Apparatus Replacement Fund | Unpaid: \$0.00 | |

Discussion: Mr. Gill asked about items on the Check Detail and on the Unpaid Bills. Also asked about items on the Profit/Loss Budget. Mr. Leone explained the items in question.

Motion by Mrs. Miller to ratify and pay the bills and expenses for the month of September; seconded by Mr. Dunn.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	No			
Mayor McCoy			Motion Carried	6-1

VIII. Consent Agenda

Those matters included under the consent agenda are self-explanatory and are not expected to require further review or discussion. Items will be enacted by one motion. If discussion is desired by any member of Council, that item must be removed from the consent agenda and considered separately.

• **Motion to approve 1 Items listed on the Consent Agenda.**

1. Borough Financial Report - acknowledge receipt of the Borough Treasurer’s Report for September, 2022.

Motion by Mrs. Miller to acknowledge receipt of the Borough Treasure’s Report for September, 2022; seconded by Ms. DeVincent.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

IX: New Business

1. Consider Action for the Beaver County 911 Land Development plan located on New Economy Drive as recommended by the Beaver County Planning Commission, the Borough Engineer, and the Ambridge Planning Commission.

Discussion: Mr. Leone stated that the Planning Commission made recommendation for a trail from Oak Alley. The County is fine with this.

Motion to consider action for the Beaver County 911 Land Development Plan located on New Economy Drive as recommended by the Beaver County Planning Commission, the Borough Engineer, and the Ambridge Planning Commission; seconded by Mr. Gill.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

2. Consider Action for the Moffat Development for a SunBelt Rental located at the former Sukkup site(11th St & Duss Avenue) as recommended by the Beaver County Planning Commission, and the Borough Engineer (the Ambridge Planning Commission denied the Land Development with a vote of 4-2).

Motion by Mrs. Miller to consider action for the Moffat Development for a SunBelt Rental located at the former Sukkup site (11th Street & Duss Avenue) as recommended by the Beaver County Planning Commission and the Borough Engineer (the Ambridge Planning Commission denied the Land Development with a vote of 4-2); seconded by Mr. Dunn.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

3. Consider Action for **Resolution 2022-9** which authorizes the Borough to accept and enter into an agreement with Beaver County for the use of State and Local Recovery Funds, and Authorizing Tina Tessaro, President and Mario N. Leone Jr, Borough Manager to execute all documents and agreements between the Borough and County.

Motion by Mrs. Miller to approve Resolution 2022-9 authorizing the Borough to accept and enter into an agreement with Beaver County for the use of State and Local Recovery Funds, and authorizing Tina Tessaro, President, and Mario N. Leone, Jr., Borough Manager, to execute all documents and agreements between the Borough and the County; seconded by Ms. Gilliam.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

4. Consider action to Approve 1st payment request to Youngblood Paving in the amount of \$260,322.54 for the 2022 Road Paving Project as recommended by the Engineer.

Discussion: Mr. Gill voted yes, but wants it stated that he is not happy with all of their work: curbs and drains blocked at 2nd Street curb; Maplewood from 11th to 6th Streets.

Motion by Mr. Cafarelli to approve first payment request to Youngblood Paving in the amount of \$260,322.54 for the 2022 Road Paving Project as recommended by the Engineer; seconded by Mr. Dunn.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes

Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

5. Consider action to approve bid in the amount of \$4,000.00 to Friend Surface Solution for a Storm Sewer Repair at the intersection of 4th and Glenwood Avenue which is 8' in depth. Borough is supplying 15" pipe and 2 Ferncos.

Motion by Mr. Gill to approve the bid in the amount of \$4,000.00 to Friend Surface Solution for a storm sewer repair at the intersection of 4th and Glenwood Avenue which is 8' in depth. The Borough is supplying 15" pipe and 2 Ferncos; seconded by Ms. DeVincent.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

6. Consider action to award the low bid for Tree Removal in the amount of? (Still waiting for Bids)

Discussion: There were not enough bids. The Borough needs to decide if we will remove some trees from the list or advertise for bids. Mr. Leone and Mr. Eberhardt to review list and remove some to get under the \$21,900.00 so Council can vote on this at the next Workshop Meeting.

Tabled to discuss at Workshop Meeting.

Committee Reports

- Public Safety Committee – Mr. Dunn stated there was supposed to be a meeting on August 16, but not enough members showed up. Public Safety Committee meetings will be on the third Monday from now on.
- Mayor's Report – No report.
- Code Committee – Inspection Program performed 121 inspections this month; Code sweeps sent 17 letters out; and 28 letters for abandoned vehicles.
- Public Works Committee – Met Friday, September 9, 2022. Columbia Gas requested that we follow PennDot standards for road repair sections (currently 700 feet). Requesting 100 feet. Mr. Brunner/NIRA suggests intersection to intersection. Committee agrees that this sounds good.
- Parks and Recreation Committee – Planning for the Fall Festival of Churches for September 24th. Short on money and will need to use Recreation Fund money. Donations so far \$2,649.00; \$1,000.00 from Beaver County Tourism still to come; donations are still coming in. Mrs. Miller asked for help from Council.
- Finance Committee – No committee at this time.
- Engineer's Report – Paved and completed the Road Program roads. Topsoil and seal. Part of payment is being withheld until repairs are completed. Working with Laughlin Memorial Library on roof replacement and exterior renovations.
- Solicitor's Report – No report. Mr. Gill asked about the repository properties policy. Mr. Chesney advised they are still working on it.
- Manager's Report – Mr. Leone reported that Henning Park is finally going to happen! Grant for \$467,555.00 is in its final steps. Regarding public EV charging stations and fleet charging stations, grants have been submitted. Streetscape kickoff meeting. Will be submitting for grant for update to PJ Caul Park. Crosswalk project is finished for this year. Six crosswalks were completed. Working on Library grant. Glenwood Avenue issues are mostly resolved, landscaping and wall that was flooding is repaired. Old PNA Club is collapsing – dealing with that. 649 Merchant Street received an investor inquiry

X. Official Reports - Motion to accept Official Reports.

Motion by Mrs. Miller to accept the Official Reports; seconded by Ms. DeVincent.

Council	Vote		Council	Vote
Mr. Cafarelli	Yes		Ms. Jones-Gilliam	Yes
Ms. DeVincent	Yes		Mrs. Miller	Yes
Mr. Dunn	Yes		Mrs. Tessaro	Yes
Mr. Gill	Yes			
Mayor McCoy			Motion Carried	7-0

XI. Other Unfinished Business

Mr. Gill mentioned the proclamations to the businesses for over 50 years in the Borough. Mr. Leone stated that the office staff is busy.

XII. Adjournment

Motion by Mr. Cafarelli to adjourn; seconded by Mr. Dunn.

NEXT MEETING OF BOROUGH COUNCIL:

Workshop Meeting: **September 27, 2022 at 6:00 PM**

Announcements:

1. The Festival of Churches will be held on September 24th Parade at 11:00 am – 6:00 pm
2. JAMBRIDGE - September 24th