

LAWRENCE PARK TOWNSHIP
BOARD OF COMMISSIONERS MEETING
August 10, 2022

6:00 p.m.

4230 Iroquois Avenue

In Attendance: Commissioner J. Golden, Commissioner T. Benovic, Commissioner B. Rodemaker, Commissioner S. Trojak, Solicitor A. Martinucci, Engineer T. Podskalny, Secretary C. Cunningham

~Commissioner J. Golden called the meeting to order at 6:00 p.m. The Pledge of Allegiance to the Flag was performed. ~

~ Commissioner T. Benovic motioned to accept a letter of interest from Jason Moffett to fill the vacant seat on the Board of Commissioners; Commissioner B. Rodemaker seconded and the motion passed. ~

~Solicitor A. Martinucci administered the oath of office to Jason Moffett.~

Reports:

Engineers Report:

- **Soudan Lift Station** – Urban has received final details and specifications for the proposed Smith & Loveless packaged pump station from the manufacturer as well as final details, specifications and costs for the previously proposed bar screen and currently proposed channel grinder, from the suppliers' representative. A complete updated set of plans and specifications will be provided to the Township for review, subsequent to an Urban internal QA/QC review, the week of August 15th. As previously offered, Urban would welcome the opportunity to discuss and go over the current design plans for the Soudan Lift Station with the Commissioners and other Township staff should you desire.

Permitting:

- **DEP Component 3 (Sewage Facilities Planning Module)**- The Component 3 Module with all attachments was submitted to the PADEP on June 1, 2022. An Approval Letter will be provided once the Township responds to an email from PADEP which will authorize acceptance of an electronic copy of the Approval Letter. Since the Township has not received such a request to date, and as former Commissioner Cabaday was the official Township contact to this point, Urban has contacted the PADEP to request that Cindy Jo Cunningham be listed as the current contact for all future correspondence with PADEP for this project.
- **DEP Water Quality Management (WQM) Permit** – The WQM permitting package (consisting of technical pump station design documents) may be submitted to the PADEP once final plans and specs are complete. Final plans and specifications, together with any outstanding information requested, will be submitted to USDA for their review and approval once final plans are complete and have been reviewed and approved by the Township. It is Urban's understanding that the Township is investigating the use of a chopper pump system in place of the Smith & Loveless pump station package and channel grinder, as well as a potential retrofit of the Cunningham Lift Station. As previously offered, Urban would welcome the opportunity to discuss the current design of the Soudan Lift Station as well as any retrofit of the Cunningham or other lift stations with the Commissioners and other Township staff at your convenience.
- **Township Maintenance Building Roof Repair/Replacement** – Urban is proceeding to prepare a standard engineering construction contract for the repair/replacement of the roof for the Township Maintenance Building on Bell Street. With Township authorization received at the July Township Commissioner's Meeting, Urban has enlisted the services of an Architect to provide scoping and specification assistance as applicable – Buehler & Associates, Inc. (Shelane Buehler). A target date for a draft contract bid package being available for Township review is still August, 2022, with potential receipt of bids and award of contract in September, 2022.

Solicitors Report:

- We have investigated questions regarding short-term rentals under Pennsylvania land use law.
- We have communicated with Erie County regarding the potential lease of a portion of the LPT Municipal Building to the area Magisterial District Court; unfortunately, the County is unwilling to commit the necessary funds to build that space out, and discussions have ended.
- We have completed the land swap with the school district.

~Commissioner T. Benovic made a motion to approve all reports as presented. Commissioner B. Rodemaker seconded the motion; the motion carried. ~

Visitors: Sharon Hiegil, Carol Gebhardt, Charlene Renshaw, Barbara Brairton, Bob & Debbie Hammers, Al Renshaw, Gordon Sedgwick, Denny McLaughlin, Debra and Neil Postas, Dale Durst, Dale Williams, Kate Griffin, Mike Westcott, Janet Laboda, Peter Mariella, Bob Hanna, Bryan Stempka, Tim Bethuy

Signed in to speak: Carol Gebhardt, Katherine Rusk, Bryan Stempka

~Carol Gebhardt asked with reference to the Solicitors findings regarding the Air B&B's what the next step would be. Solicitor Martinucci stated that a notice would be sent to the home owner alerting them that they are in violation of the code and then steps would follow if they were not to stop renting their homes as such. Martinucci also stated that residents must alert the police to any offense taking place at these homes as well as alerting the Township which homes are being rented as an Air B&B.~

~Bryan Stempka asked how this will affect R-1 rental properties. Martinucci stated that an R-1 is a single-family home and if it were rented to a single family usually is a leased property and not considered transient.~

Bills:

Commissioner S. Trojak made a motion to pay bills as presented, Commissioner B. Rodemaker seconded the motion; the motion carried.

Minutes:

Commissioner T. Benovic made a motion to approve BOC Minutes from July 13, 2022, Commissioner S. Rodemaker seconded the motion; the motion carried.

New Business:

~Commissioner T. Benovic motioned to Advertise for Garbage bids, Commissioner B. Rodemaker seconded the motion; the motion carried. ~

~Commissioner B. Rodemaker motioned to increase Building/Zoning Permit Fees beginning January 1, 2023, Commissioner J. Moffett seconded the motion; the motion carried. ~

Commissioner J. Golden reviewed code enforcement activities and state there has been 230 properties identified with code violations, 60% have been brought into compliance, 20% are in communication with the Township to have repairs done and there are about 10 properties that are in formal citation.

~Commissioner B. Rodemaker motioned to authorize for Advertisement Bell Street Garage Roof bids when ready, Commissioner T. Benovic seconded the motion; the motion carried. ~

~Commissioner B. Rodemaker motioned to Advertise Budget Meetings (for 2023 Budget) when ready, Commissioner J. Moffett seconded the motion; the motion carried. ~

~Commissioner Trojak spoke to the Board regarding the Fire Department Utilities, with all in agreement these will continue to be paid for by the Fire Department as was requested and voted upon by previous Boards as recorded in the minutes of December 8, 2015~

~Commissioner J. Moffett motioned to transfer utilities for the Fire Department out of the Township's name into the Lawrence Park Fire Department name, Commissioner B. Rodemaker seconded the motion; the motion carried~

~Urban Engineer Tom Podskalny made a request on behalf of Urban Engineers that the Board of Commissioners and staff have a meeting with Urban Engineers regarding responsibilities and duties, and that the meeting would best be held in Mid-September. Podskalny also said that he is officially retiring as of August 19th and that Andrew Holland will be replacing him as representative to the Township.~

~Commissioner T. Benovic motioned to adjourn the meeting at 6:41 p.m. Commissioner B. Rodemaker seconded; the motion carried. ~

Respectfully Submitted:

Cindy Jo Cunningham
Board of Commissioner's Secretary