

MINUTES

Cranberry Township Board of Supervisors

Regular Meeting

Thursday, August 4, 2022

Supervisors:

Bruce Hezlep
Mike Manipole
Bruce Mazzoni
John Skorupan

Staff Present:

Bert Bertoncello - Assistant Township Manager
Lori Coon - Recording Secretary
Tina Fedko - Communications Manager
Ron Henshaw - Director, Planning & Development Services
Chad Julkowski - Director, Information Technology
Lucas Martsolf - Assistant Township Manager
Kevin Meyer - Police Chief
Daniel Santoro - Township Manager

Guest:

Jake Valentine – Boy Scout Troop 400

Call to Order – Vice Chairman Manipole

1. Pledge of Allegiance/Roll Call

Vice-Chairman Manipole called the meeting to order at 6:30 p.m. in the Council Chambers of the Cranberry Township Municipal Center, 2525 Rochester Road, Cranberry Township, PA.

The salute to the flag was led by Jake Valentine of Boy Scout Troop 400. Mr. Valentine attended the meeting to acquire his Citizenship badge.

When the meeting was called to order, a quorum consisted of Vice Chairman Manipole, Supervisor Hezlep, Supervisor Mazzoni and Supervisor Skorupan.

2. Public Comment (Any item on or off the Agenda)

There was no public comment for this meeting.

3. Oath of Office - Fire Police Officer

This evening, the Oath of Office for a Fire Police Officer will be administered to Mike Hoover of the Cranberry Township Volunteer Fire Company.

Supervisor Hezlep welcomed the new Fire Police Officer and thanked him for his volunteer service. Supervisor Hezlep administered the Oath of Office to Mike Hoover.

Chief Kevin Meyer presented Mike Hoover with his badge.

Administration – Vice Chairman Manipole

4. Minutes -June 30, 2022

Motion to approve the minutes from the June 30, 2022 Agenda Preparation meeting.

VOTING

Motion by: Manipole, Mike

Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

5. Remittance Proposals & Payroll Warrants

Motion to approve the following Remittance Proposals and Payroll Warrants:

1. Remittance Proposal JUN22PPD dated June 30, 2022
2. Remittance Proposal JUN22WIR dated June 30, 2022
3. Remittance Proposal JUL22MID dated July 20, 2022
4. Remittance Proposal JUL22 REF dated July 22, 2022
5. Remittance Proposal AUG22BIG dated August 5, 2022
6. Payroll Warrant 132022 dated June 24, 2022
7. Payroll Warrant S1222 dated June 30, 2022
8. Payroll Warrant 142022 dated July 8, 2022
9. Payroll Warrant S1322 dated July 15, 2022

VOTING

Motion by: Manipole, Mike

Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

6. Supplemental Appropriations for the 2022 Budget

Motion to adopt Resolution No. 2022-61, providing for Supplemental Appropriations for the 2022 Budget.

VOTING

Motion by: Manipole, Mike
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

7. Armstrong Franchise Agreement

Motion to adopt Resolution No. 2022-62, granting a non-exclusive franchise agreement with Armstrong Utilities, Inc. for a ten (10) year period through August 3, 2032.

VOTING

Motion by: Manipole, Mike
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

8. Southwest Butler County Joint Stormwater Planning Group

Motion to adopt Resolution No. 2022-63, supporting grant applications to the Butler County Municipal Infrastructure Program from all municipalities that are participants in the Southwest Butler County Joint Stormwater Planning Group.

VOTING

Motion by: Manipole, Mike
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

9. Police Services Agreement with Seneca Valley School District for the 2022-2023 School Year

The Board is requested to approve the Police Services Agreement with Seneca Valley School District for the 2022-2023 school year. The agreement continues the practice of the Township providing police officer services for certain school hours and special events at Seneca Valley Schools within the Township.

Motion to renew the Police Services Agreement with Seneca Valley School District for

the 2022-2023 school year.

VOTING

Motion by: Manipole, Mike
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Planning & Development Services - Supervisor Skorupan

10. PR #COND-22-7 - South College - Conditional Use (TLD to open public hearing 8/15/22)

Motion to adopt Resolution No. 2022-64, granting Conditional Use approval for a 23,327 square foot Non-public Educational Institution use within an existing building located a 3000 Westinghouse Drive in the SP-1 zoning district.

VOTING

Motion by: Skorupan, John
Second by: Mazzoni, Bruce

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

11. PR #LD-22-17 - Cranberry Court - Final Phase 1A Land Development (TLD 9/25/22)

Motion to adopt Resolution No. 2022-65, granting Final Land Development approval for Phase 1A in a Community Character Development consisting of a 4,162 square foot Restaurant with drive thru and infrastructure located at 20660 Route 19 on 2.4 acres in the CCD Corridor zoning district.

VOTING

Motion by: Skorupan, John
Second by: Mazzoni, Bruce

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

12. PR #SUB-22-12 - Hull-Miller Plan of Lots Subdivision Plan - Preliminary & Final

Subdivision (TLD 10/22/22)

Motion to adopt Resolution No. 2022-66, granting Preliminary and Final Subdivision approval for a lot line revision for two lots totaling approximately .222 acres located at 210 Glen Rape Road and 5761 Freshcorn Road in the R-1 zoning district.

VOTING

Motion by: Skorupan, John
Second by: Mazzoni, Bruce

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

13. Authorize Advertisement of Bill No. 2022-08 - Comprehensive Update of Zoning Provisions related to Continuing Care Facilities

Motion to authorize the advertisement of a public hearing and intention to adopt Bill No. 2022-08 Ordinance Amendment for Chapter 27 (Zoning) revising continuing care requirements and related provisions.

VOTING

Motion by: Skorupan, John
Second by: Mazzoni, Bruce

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

14. MSA Thruway Contributions Agreement

Motion to approve the MSA Thruway Contributions Agreement between Charter Homes at Crescent, Inc. and Cranberry Township to replace the previously approved loan assumption agreement, and to approve all related agreements including: (1) the Partial Release of Obligations Under the Joint Funding Agreement between Sippel Enterprises, LP and Cranberry Township; and, (2) the Joint Development Agreement; and to authorize the execution of the final versions of same.

VOTING

Motion by: Skorupan, John
Second by: Mazzoni, Bruce

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Public Works and Engineering - Supervisor Hezlep

Contract Change Order

- 15.** CAR #22-16-03 - Change Order - Municipal Campus Rear Parking Lot - Stormwater Facilities

Motion to approve CAR #22-16-03 - Change Order - Municipal Campus Rear Parking Lot - Stormwater Facilities to Holbein, Inc. in the amount of \$58,520.00.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Contract Payments

- 16.** CAR #22-09-03 - Partial Payment - Seal Coating 2022

Motion to approve CAR #22-09-03 - Partial Payment - Seal Coating 2022 to Russell Standard Corp. in the amount of \$176,200.28.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

- 17.** CAR #22-04-07 - Partial Payment - Ehrman Road Right Turn Lane

Motion to approve CAR #22-04-07 - Partial Payment - Ehrman Road Right Turn Lane to Shields Asphalt Paving, Inc. in the amount of \$52,032.34.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		

Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Contract Awards

18. CAR #22-17-02 - Contract Award - Municipal Campus Rear Parking Lot Improvements

Motion to approve CAR #22-17-02 - Contract Award - Municipal Campus Rear Parking Lot Improvements to Holbein, Inc., in the amount of \$1,390,599.12.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Purchase Awards

19. Purchase Approval #22284 - Engineering Services for Franklin Acres Lift Station Upgrade

Motion to approve Purchase Approval #22284 - Engineering Services for Franklin Acres Lift Station Upgrade to Herbert, Rowland & Grubic Inc. in the amount of \$129,300.00.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

20. Purchase Approval #22298 - Ford Escape- Information Technology Department

Motion to approve Purchase Approval #22298 - Ford Escape- Information Technology Department to Laurel Motors Inc., via Co-Stars contract in the amount of \$19,720.00 (inclusive of a \$6,000 trade-in) for use by the Information Technology Department.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

21. Purchase Approval #22299 - Ford Escape- Planning/Administration Departments

Motion to approve Purchase Approval #22299 - Ford Escape- Planning/Administration Departments to Laurel Motors Inc. via Co-Stars contract in the amount of \$13,720.00 (inclusive of a \$12,000 trade-in) for use by the Planning and Administration Departments.

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Bonds Release

22. Bond Release Request

Motion to approve the following Bond Release Requests:

PARTIAL RELEASE:

1. D0408-01 - Park Place Phase 8A
2. D0213-04 - Shadow Creek
3. D2512-03 - Forest Edge Phase 3
4. D0212-03 - Forest Knoll Estates
5. D0027-05 - The Preserve

VOTING

Motion by: Hezlep, Bruce
Second by: Skorupan, John

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Solicitor

23. Additional Solicitor Business

The Solicitor was not in attendance for this meeting.

Reports

- 24.**
1. Planning & Development Services - June 2022
 2. Police Department - June 2022
 3. Fire Company - June 2022
 4. EMS Monthly Report - June 2022
 5. Open Records Summary - June 2022
 6. Budget Report - June 2022
 7. Property Tax Collections - June 2022
 8. Utilities Department Report - July 2022
 9. Public Works Activity Report - July 2022
 10. Information Technology Report - July 2022
 11. Communications Report - July 2022
 12. Cranberry Highlands Golf Report - July 2022

Additional Business

25. Additional Business

Vice-Chairman Manipole thanked Chief Kevin Meyer for showing Drew O'Rourke, a student at Seneca Valley, around the police station. Drew is very interested in public safety and truly appreciated the experience.

Adjournment

26. Motion to adjourn

The meeting was adjourned at 6:47 p.m.

VOTING

Motion by: Mazzoni, Bruce

Second by: Hezlep, Bruce

Supervisor	YES	NO	ABSTAIN
Mike Manipole	X		
Bruce Hezlep	X		
Bruce Mazzoni	X		
John Skorupan	X		

Motion Carried

Respectfully submitted,

Lori Coon
Recording Secretary