

To comment on these agenda items or share your opinion on any municipal topic, e-mail [commission@mtlebanon.org](mailto:commission@mtlebanon.org)

**TO:** Mt. Lebanon Commission  
**FROM:** Keith A. McGill, Municipal Manager  
**DATE:** February 7, 2020  
**SUBJECT:** Agenda – Regular Meeting – February 11, 2020 – 8 p.m.  
Call to Order – Pledge of Allegiance to the Flag – Roll Call

- CG 1. Commission/Manager’s announcements:**
- Summary of discussion session topics (Manager McGill)
  - Manager’s announcements (Manager McGill)
  - Community highlights (Commission Vice President Mindy Ranney)

**CG 2. Junior Commissioner Emma Chothani comments.**

**CG 3. Citizens Comments.**

**LF 4. Consideration of the [minutes](#) from the Adjourned Meeting held January 28, 2020. - passed**

Recommended Action: Move to approve the minutes.

**AF 5. Introduction of Ordinance ([Bill No. 2-20](#)) for a Zoning Ordinance Amendment. - introduced**

Victor-Wetzel Associates has requested a text amendment to Chapter XX of the Municipal Code, Zoning, to Section 208 which contains regulations for the “R-7 High Density, High-Rise, Multi-Family, Limited Commercial District.” The requested Ordinance Amendment would:

- i. Add “Townhouse Dwelling” as a Use By Right in the R-7 Zoning District
- ii. Add area and bulk regulations, lot width standards, and additional standards for Townhouse Units to the R-7 Zoning District
- iii. Add “Townhouse Unit” as a defined term

The Planning Board recommended approval of the Ordinance at its January 21, 2020 meeting.

Recommended Actions:

AF	1. Introduce Ordinance (Bill No. 2-20).
CG	2. Set the public hearing for March 10, 2019.

**SS 6. Consideration of Resolution No. [R-2-20](#) authorizing the destruction of certain municipal records. - passed**

In 1989, Mt. Lebanon adopted a Retention and Disposition schedule for municipal records issued by the Pennsylvania Historical and Museum Commission.

To comment on these agenda items or share your opinion on any municipal topic, e-mail [commission@mtlebanon.org](mailto:commission@mtlebanon.org)

Each year the Municipality reviews its records and removes those no longer required under the schedule. This resolution authorizes destruction of various listed records according to the schedule.

*Recommended Action:* Move to adopt Resolution No. R-2-20.

**MR 7. Consideration of Resolution R-3-20 appointing an alternate delegate to the Allegheny County Southwest Tax Collection Committee (TCC). - passed**

In late 2019, it came to the attention that the Municipality does not have an alternate delegate to the TCC. Our primary delegate is, and will continue to be, the Treasury Manager. This resolution selects Finance Director J. Andrew McCreery to be the alternate delegate for the TCC in case of the Treasury Manager's absence.

*Recommended Action:* Move to adopt Resolution R-3-20 appointing Finance Director J. Andrew McCreery as the alternate delegate to the Allegheny County Southwest Tax Collection Committee.

**LF 8. Consideration of the execution of the Development Agreement for a Grading, Stormwater Management, and Erosion and Sedimentation Controls at 696 Country Club Drive. - passed**

The Municipal Engineer and Solicitor have recommended that the Municipality enter into a Developer's Agreement with the property owners of 696 Country Club Drive to ensure completion of the Grading, Stormwater Management, and Erosion and Sedimentation Control plans associated with the construction of a new single-family home.

*Recommended Action:* Move to authorize the proper municipal officials to execute the Development agreement between Mr. and Mrs. Nickman and Mt. Lebanon for Grading, Stormwater Management, and Erosion and Sedimentation Controls at 696 Country Club Drive.

**AF 9. Consideration for the award of the 2020 Chemical Root Treatment Program. - passed**

Bids were received on February 19, 2019, for the Chemical Root Treatment project. This project includes the chemical root treatment of approximately 50,000 LF of sanitary sewers throughout the Municipality of Mt. Lebanon. The contract included a base year, 2019, with three optional renewal periods. This would allow the contract to extend, at Mt. Lebanon's discretion, to maintain continuity.

One bid was received and the Municipal Engineer has verified it as follows:

	<b>Duke's Root Control, Inc.</b>
2019 Project	\$79,750.00
First Renewal Period Markup % – 2020	3.18%
Second Renewal Period Markup % – 2021	6.37%
Third Renewal Period Markup % – 2022	7.64%

To comment on these agenda items or share your opinion on any municipal topic, e-mail [commission@mtlebanon.org](mailto:commission@mtlebanon.org)

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer's estimate for the work in 2019 was \$82,000 and based upon past performance of the contractor, he recommends award of the contract to Duke's Root Control, Inc. The amount of work issued under the contract will be paid for from the General Sanitary Sewer Account.

*Recommended Action:* Move to award the First Renewal Period - 2020 Chemical Root Treatment Program to Duke's Root Control, Inc., in the amount of \$82,286.05, with the option for additional years at the Municipality's discretion, per the terms of the contract documents.

**SS 10. Consideration for the award of the 2020 Sanitary and Storm Sewer Point Repair Contract.**  
*- passed*

Bids were received on February 19, 2019 for the Sanitary and Storm Sewer Point Repair Contract. This contract is used to make repairs in the sanitary and storm sewer system as they are identified in the calendar year through investigative work or emergency situations.

The bid includes 138 items which could be used in such work and as such, the total contract value is overstated in the amount of work that will be completed in any calendar year. To address this issue, the contract documents clearly stat that there is no guarantee as to the amount of work issued by the Municipality.

The contract included a base year, 2019, with two optional renewal periods. This would allow the contract to extend, at Mt. Lebanon's discretion, to maintain continuity.

The Municipal Engineer has verified the bids as follows:

<b>Contractor Name</b>	<b>2019 Base Bid</b>	<b>First Renewal Period Markup % - 2020</b>	<b>Second Renewal Period Markup %- 2021</b>
Niando Construction, Inc.	\$794,276.00	4.0%	8.0%
Roto-Rooter Services Company	\$928,312.50	5.0%	7.0%
State Pipe Services, Inc.	\$1,104,350.00	5.0%	10.0%
Plavchak Construction Co., Inc.	\$1,741,273.00	3.0%	6.0%

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer's estimate for the work in 2019 was \$931,000, and based upon past performance of the contractor, he recommends award of the contract to Niando Construction, Inc.

The amount of work issued under the contract will be paid for from the General Sanitary and Storm Sewer Accounts.

*Recommended Action:* Move to award the First Renewal Period - 2020 Sanitary and Storm Sewer Point Repair contract to Niando Construction, Inc. in the amount of \$826,047.04 with the option for additional years at the Municipality's discretion per the terms of the contract documents.

To comment on these agenda items or share your opinion on any municipal topic, e-mail [commission@mtlebanon.org](mailto:commission@mtlebanon.org)

**MR 11. Consideration for the renewal of the 2020 Storm and Sanitary Sewer Cleaning and Televising Contract. - passed**

Bids were received on February 19, 2019 for the annual storm and sanitary sewer cleaning and televising contract. This contract for 2019 encompasses cleaning and video inspection to fulfill the requirements of the operation and maintenance portion of the Consent Order, as well as to inspect sewers under roads to be repaved or reconstructed.

The contract includes a base year, 2019, with two optional renewal periods. This would allow the contract to extend, at Mt. Lebanon's discretion, to maintain continuity.

The Municipal Engineer has verified the bids as follows:

<b>Contractor</b>	<b>2019 Base Bid</b>	<b>First Renewal Period Markup - 2020</b>	<b>Second Renewal Period Markup- 2021</b>
Roto-Rooter Services Company	\$204,690.00	\$217,105.00	\$238,060.00
AAA Flexible Pipe	\$208,148.00	\$214,404.00	\$230,274.00
State Pipe Services, Inc.	\$335,485.00	\$349,960.00	\$362,733.00
Insight Pipe Contracting, LLC	\$358,655.00	\$386,680.00	\$413,302.00
Robinson Pipe Cleaning Co.	\$438,735.00	\$437,905.00	\$437,675.00
Jet Jack, Inc.	\$577,342.00	\$575,495.00	\$732,830.00

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer's estimate for the work for 2019 was \$295,000, and based upon past performance of the contractor, he recommends award of the contract to Roto-Rooter Services Company.

The amount of work issued under the contract will be paid for from the General Sanitary and Storm Sewer Accounts.

*Recommended Action:* Move to award the First Renewal Period - 2020 Storm and Sanitary Sewer Cleaning and Televising Contract to Roto-Rooter Services Company in the amount of \$217,105 with the option for additional years at the Municipality's discretion per the terms of the contract documents.

**LF 12. Consideration for the award of the Sanitary and Storm Sewer Lining Project. - passed**

Bids were received on January 29, 2020 for the Sanitary and Storm Sewer Lining Project. This contract is used to perform lining repairs to the sanitary and storm sewer system as outlined on the 2020 proposed repair list, as well as other repairs identified in the calendar year through investigative work. Lining is a cost-effective way to rehabilitate portions of the sanitary and storm sewer system without excavation.

The bid includes items which could be used in such work, and bids were submitted by four contractors and verified by the Municipal Engineer as follows:

To comment on these agenda items or share your opinion on any municipal topic, e-mail [commission@mtlebanon.org](mailto:commission@mtlebanon.org)

<b>Contractor Name</b>	<b>Base Bid</b>
Jet Jack, Inc.	\$ 921,525.00
Insight Pipe Contracting, LLC	\$1,226,710.00
Standard Pipe Services, LLC	\$1,303,000.00
Insituform Technologies, LLC	\$1,664,700.00

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to Jet Jack, Inc. The contractor has successfully completed similar work in other municipalities in a satisfactory manner.

The engineer's estimate for this work is approximately \$1,128,750.00 and the project will be paid for from the Sanitary and Storm Sewer funds.

*Recommended Action:* Move to award the 2020 Sanitary Sewer Lining Project to Jet Jack, Inc., in the amount of \$921,525.

**AF 13. Consideration for the Rejection of the Backwater Valve Maintenance Project. - passed**

One bid was received on January 29, 2020 for the backwater valve maintenance project. This contract is used to maintain the sanitary sewer backwater valves at various addresses in the Municipality.

The project includes a provision for renewal for a second, third, and fourth year at the Municipality's discretion.

The Municipal Engineer has verified the bid as follows:

<b>Contractor Name</b>	<b><u>2020</u> Base Bid</b>	<b><u>2021</u> First Renewal</b>	<b><u>2022</u> Second Renewal</b>	<b><u>2023</u> Third Renewal</b>
Jet Jack, Inc.	\$575,500.00	\$693,525.00	\$728,201.25	\$764,611.21

The engineer's estimate and budgeted base bid amount for this work is approximately \$25,000.

Because only one bid was received and exceeded the budgeted base bid amount, it is recommended that the contract be rebid.

*Recommended Action:* Move to reject the 2020 Backwater Maintenance Valve Project bid from Jet Jack, Inc.

**CG 14. Adjournment.**