

MINUTES OF THE ADJOURNED MEETING MARCH 24, 2020 OF THE MT. LEBANON COMMISSION

The Commission of Mt. Lebanon, Pennsylvania, held a virtually-run Adjourned Meeting at 8:00 P.M., on Tuesday, March 24, 2020, due to the coronavirus pandemic. Commission President Craig Grella called the meeting to order and led in the Pledge of Allegiance to the Flag. Manager McGill called the roll. Present were Commissioners Andrew Flynn, Leeann Foster, Mindy Ranney, Steve Silverman, and Craig Grella. Also present were Assistant Manager/Planner McMeans, Finance Director McCreery, I.T. Manager Schalles, Library Director Vittek, and Public Information Officer Pace-Lilley. Also present were Phil Weis of the solicitor's office and Dan Deiseroth of the engineer's office.

COMMISSION/MANAGER'S ANNOUNCEMENTS

Manager McGill summarized the information that was reviewed during the discussion session, including updates from Congressman Connor Lamb, State Representative Dan Miller, State Senator Pam Iovino, and Councilman Tom Duerr on COVID-19, discussed with State Representative Dan Miller volunteer efforts that we are trying to put together to help individuals with unmet needs, provided information on the status of current municipal services that are available and those that are closed at the present time, and heard about the municipality's coordinated response from Fire Chief Sohyda, Deputy Chief Chris Buttler, and Police Chief Aaron Lauth. We also received information from Public Information Officer Laura Lilley on the current plan in place, and what residents can do to help.

Manager McGill stated that prior to this meeting, the Commission met remotely in executive session to discuss appointments boards and authorities, and to receive legal advice from the solicitor on various legal issues. He stated that the next regular meeting is scheduled for Tuesday, April 14, 2020, at 8 p.m. in Commission Chambers of the Municipal Building, with the discussion session meeting starting approximately 6:30 p.m. in Room C. A decision will be made at that time as to the meetings being held remotely.

Ms. Ranney said during emergencies like the COVID-19 pandemic, we are reminded of the thoughtful nature of people in our community. We have repeatedly heard of residents stepping up to help others. We would like to personally thank you for offering your services and for your patience during the disruption of our routines and preferences.

Here are a few things you can do to help:

- Call 9-1-1 if you have an emergency. Call 412-343-3400 from 8:30 a.m. to 5 p.m. if you have general inquiries.
- Stay home whenever possible—and do not go out if you're ill.
- If venturing out, observe social distancing. Avoid groups. Allow six feet between you and other people.
- Keep your family entertained with our virtual library at www.mtlebanonlibrary.org.
- Do not allow children to have playdates or sleepovers, per the Pennsylvania Department of Health.
- If you feel sick enough to see a doctor or go to the hospital, call your PCP or 9-1-1 first. Do not report directly to the Emergency Room as they need to prepare for you.
- Check on frail, elderly or sick neighbors (by phone!) If you're dropping off groceries or other items, leave them on the doorstep.

- Support local businesses by ordering takeout or delivery. A list of open businesses is available on the Mt. Lebanon Partnership website at www.mtlebopartnership.org.
- Buy gift cards to your favorite businesses.
- Visit our library virtually, which is running at www.mtlebanonlibrary.org.

Stay updated with important, local information by checking in frequently to our webpage, www.mtlebanon.org/corona. We publish timely updates, cancellations and closures, prevention information and background on the disease itself. We also have a “resources” section with important links and phone numbers. We are pushing out information on our Facebook and Twitter channels for Mt. Lebanon Magazine, Mt. Lebanon Police Department and Mt. Lebanon Fire Department. We email a biweekly newsletter, called The Seven Ten. Subscribe at Lebomag.com.

Additionally, sign up for alerts by phone, text and in some cases, phone calls. For alerts about life-threatening situations, sign up for LeboEmergency. The easiest way to do that is to text “LEBO” to 9-9-4-1-1. To receive non-emergency notifications, such as building closures and meeting cancellations, sign up for LeboALERT. You can sign up for BOTH types of alerts on our homepage at www.mtlebanon.org.

Here are a few final points:

- All municipal parking is free on streets, in garages and in lots. Overnight on-street parking will be allowed until at least April 3, when police will re-evaluate.
- The Recreation Center, Golf Course, Tennis Center and all athletic fields, courts and playgrounds, including those on school property, are closed. Passive use of municipal parks is still permitted but please observe social distancing.
- The Municipal Building is closed, and we ask that you do not go to the Public Safety Center unless absolutely necessary. Use the rear vestibule by the parking lot.

Ms. Ranney stated that this is a time of uncertainty and fear, which is valid, yet our residents have stepped up, which is very impressive, and she thanked everyone, letting them know how much it is appreciated.

CITIZENS COMMENTS

Dr. Suzanne Shulman from 326 McCully Street stated that she has observed people in the parks and had concerns with people using the fields.

Richard Mitchell of 505 Milbeth Street spoke against deer management and the use of taxpayer dollars to support the program.

CONSIDERATION OF THE MINUTES FROM THE THE REGULAR MEETING HELD MARCH 10, 2020

Mr. Silverman moved and Ms. Ranney seconded to approve the minutes. The vote was called. The motion carried unanimously.

**CONSIDERATION OF ORDINANCE (BILL NO. 2-20)
FOR A ZONING ORDINANCE AMENDMENT**

Mr. Flynn said 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.

This ordinance was introduced February 11, 2020, and the public hearing was held March 10, 2020.

Mr. Flynn moved and Mr. Silverman seconded to enact Ordinance (Bill No. 2-20). The vote was called. The motion carried unanimously.

**CONSIDERATION TO EXECUTE AN
AGREEMENT WITH ASBURY HEIGHTS OF UPMC, INC.**

Ms. Ranney said the Municipality, School District and Allegheny County had an agreement with Asbury for a payment in lieu of taxes. This agreement expired in 2019. The parties have discussed the matter and are willing to enter into an agreement for years 2020-2024 on similar terms. The agreement calls for an annual payment to be shared by the three taxing bodies in proportion to their respective millages.

The total amount of the payment each year is as follows:

2020	\$653,000
2021	\$666,000
2022	\$679,000
2023	\$693,000
2024	\$707,000

Ms. Ranney moved and Mr. Flynn seconded to authorize the execution of this agreement with Asbury Heights of UPMC, Inc., subject to the approval of the Manager and the Solicitor of any minor revisions to the agreement. The vote was called. The motion carried unanimously.

**CONSIDERATION TO EXECUTE A
SETTLEMENT AGREEMENT WITH SCOTT TOWNSHIP**

Mr. Silverman said the Municipality and Scott Township in 1955 executed an Agreement regarding joint sewers. Some questions have arisen regarding cost-sharing and process for repairs to the Hope Hollow Sewer Line. The Agreement authorizes payment of \$90,699 to Scott

for the Municipality's share of two repairs to the Line. The Agreement also establishes a process to follow with respect to future repairs for which cost-sharing will apply.

Mr. Silverman moved and Ms. Ranney seconded to authorize the execution of this agreement with Scott Township subject to the approval of the Manager and the Solicitor of any minor revisions to the agreement. The vote was called. The motion carried unanimously.

APPOINTMENTS TO MUNICIPAL BOARDS

Ms. Foster said the Municipality maintains 17 boards and authorities involving 103 citizen volunteers. The Commission thanks all of these dedicated residents for their hours of service to the municipality. At this time, it is necessary to reappoint members who are eligible for another term and to appoint new members to fill vacancies caused by board member retirements or resignations.

Ms. Foster moved and Mr. Silverman seconded to reappoint:

Name	Address	Board	Term Expiring
Robert Thomson	Mt. Lebanon Blvd	Board of Appeals	03-31-25
Catherine Schilken	Haverhill Dr	Community Relations (Ward 4)	03-31-23
Stacey Reibach	Summer Place	Economic Development	03-31-24
Natalie Uschner-Arroyo	Pinewood Dr	Environmental Sustainability	03-31-23
Heather Wechter	Longuevue Dr	Environmental Sustainability	03-31-23
Joseph Bevins	Parker Dr	Historic Preservation	03-31-23
Corey Flynn	Lindendale Dr	Library	03-31-23
Evan Jones	Magnolia Pl	Library	03-31-23
Eve Reynolds	Martha Ave	Library	03-31-23
Paul DiGirolamo	Ralston Pl	Parking Facilities	03-31-23
Pamela Burrett	Inglewood Dr	Parks Advisory	03-31-23
Albert Presto	Cedar Blvd	Parks Advisory	03-31-23
Michael Evan	Parker Dr	Pension Investment	03-31-23
Michael Wertz	Parkway Dr	Sports Advisory (MLHA)	03-31-23
Teresa Cole	Moreland Dr	Traffic (Ward 2)	03-31-23
Jason Glock	Crystal Dr	Traffic (Ward 4)	03-31-23
Christine Green	Carnegie Dr	Traffic (Ward 5)	03-31-23
Karen Krieger	Holly Lane	Traffic (Ward 1)	03-31-23

And to appoint:

Name	Address	Board	Term Expiring
Manher Jariwala	Woodland Dr	Community Relations (At Large)	03-31-23
Marissa Escajeda	Austin Ave	Community Relations (At Large)	03-31-23
Margaret Izzo	Woodhaven Dr	Community Relations (Ward 2)	03-31-23
Amy Williamson	Hazel Dr	Equal Opportunity	03-31-25
Marilyn Oberst-Horner	Navato Pl	Historic Preservation	03-31-23
Brad McKibben	Helen Dr	Parking Facilities (Unexpired)	03-31-21
Bennett Aikin	Colonial Dr	Parks Advisory	03-31-23
David Hornicak	Lovingston Dr	Planning	03-31-24

Becki Campanaro	Carleton Dr	Sports Advisory (At Large/Unexpired)	03-31-22
Stacie Hill	Parkway Dr	Sports Advisory (Field Hockey)	03-31-23
Amanda Rost	Osage Rd	Sports Advisory (Flag Football)	03-31-23
Ian Smith	Dell Ave	Sports Advisory (Baseball)	03-31-23
Matthew Rother	Salem Dr	Zoning Hearing	03-31-23
Ryan McDonough	Cherokee Pl	Zoning Hearing (Alternate)	03-31-23
Sean-Paul Mauro	Edward Ave	Zoning Hearing (Alternate/Unexpired)	03-31-21

The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD OF THE
MT. LEBANON PUBLIC LIBRARY 2020 HVAC UPGRADES**

Ms. Ranney said bids were received on February 18, 2020 for the Mt. Lebanon Public Library 2020 HVAC Upgrades Project. This contract involves removal and replacement of existing HVAC systems and controls along with associated structural, roofing and electrical work.

The Municipal Engineer has verified the bids as follows:

Contractor	Base Bid	Alternate Bid 1
Tobey-Karg Service Agency	\$ 318,540.00	\$ 23,900.00
East West Manufacturing	\$ 338,800.00	\$ 26,000.00
Controlled Climate Systems, Inc.	\$ 403,000.00	\$ 26,000.00
Gunning, Inc.	\$ 415,000.00	\$ 25,000.00

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to Tobey-Karg Service Agency. The contractor has successfully completed similar work in the Municipality in a satisfactory manner.

The budgeted amount for the project is \$370,000 and is being funded by a previously awarded grant and the 2019 bond.

Ms. Ranney moved and Mr. Silverman seconded to award the Mt. Lebanon Public Library 2020 HVAC Upgrades Project to Tobey-Karg Service Agency in the amount of \$342,440 for the base bid and alternate bid 1. The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD FOR THE
SANITARY SEWER MANHOLE REHABILITATION PROGRAM**

Mr. Silverman said bids were received on April 3, 2019 for the Sanitary Sewer Manhole Rehabilitation Program. This project involves the rehabilitation of sanitary sewer manholes showing signs of deterioration throughout the Municipality. This is a required activity of the EPA Consent Order.

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:

Contractor Name	2019 Base Bid	First Renewal Period – 2020 Bid	Second Renewal Period – 2021 Bid
PIM Corporation	\$369,985.00	\$306,369.00	\$311,735.00
Robinson Pipe Cleaning	\$419,000.00	\$364,900.00	\$383,900.00

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Municipal Engineer, based upon a satisfactory check of references, recommends award of the contract to PIM Corporation. Based upon the work that was completed last year, the Municipal Engineer also recommends a change order to the contract for the addition of the following line items: 1) cleaning and inspection of pre-cast manholes, and 2) rehabilitation of sanitary manholes with cementitious lining, outside of right-of-way.

The budgeted amount for this contract is \$533,700, and the bid is within the assigned budget. The project is to be funded through the EPA 308 Sewer Work Capital Project Account.

Mr. Silverman moved and Ms. Foster seconded to award the First Renewal Period - 2020 Sanitary Sewer Manhole Rehabilitation Program Contract to PIM Corporation in the amount of \$306,369 for 2020 with the option for additional years at the Municipality's discretion per the terms of the contract documents. Also, to recommend approval of a change order to the contract for \$36,665 for additional line items. The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD OF THE
2020 SIDEWALK MAINTENANCE PROGRAM B**

Ms. Foster said bids were received on March 4, 2020 for the 2020 Sidewalk Maintenance Program B contract. The project includes the removal and replacement of concrete sidewalks damaged by tree roots throughout the Municipality.

The Municipal Engineer has verified the bids as follows:

G. Pasquale and Sons Construction Company	\$ 76,713.75
Arch Masonry and Restoration	\$ 77,655.00
MJR Construction Services, LLC.	\$118,380.00
Independent Enterprises, Inc.	\$137,300.00

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to G. Pasquale and Sons Construction Company. The contractor has completed similar projects for the Municipality in a satisfactory manner.

The budgeted amount for this contract is \$76,125; the Director of Public Works will monitor quantities to stay within the assigned budget. The project is to be funded through the transportation portion of the Operating Budget.

Ms. Foster moved and Mr. Silverman seconded to award the 2020 Sidewalk Maintenance Program B contract to G. Pasquale and Sons Construction Company in the amount of \$76,713.75. The vote was called. The motion carried unanimously.

**CONSIDERATION FOR THE AWARD OF THE 2020 MAIN
ROAD ASSESSMENT SIDEWALK MAINTENANCE PROGRAM**

Ms. Ranney said bids were received on March 11, 2020 for the 2020 Main Road Assessment Sidewalk Maintenance contract. The project includes the removal and replacement of concrete sidewalks throughout the Municipality.

The Municipal Engineer has verified the bids as follows:

G. Pasquale and Sons Construction Company	\$ 99,137.50
Arch Masonry and Restoration	\$118,375.00
Cilenti Construction Co., Inc.	\$132,225.00
Independent Enterprises, Inc.	\$183,500.00

The Municipal Engineer has reviewed the bids and determined the low bid to be accurate. The Engineer recommends the project be awarded to G. Pasquale and Sons Construction Company. The contractor has completed similar projects for the Municipality in a satisfactory manner.

The budgeted amount for this contract is \$105,000. The project is to be funded through the transportation portion of the Operating Budget.

Ms. Ranney moved and Mr. Flynn seconded to award the 2020 Main Road Assessment Sidewalk Maintenance contract to G. Pasquale and Sons Construction Company in the amount of \$99,137.50. The vote was called. The motion carried unanimously.

**CONSIDERATION OF THE EXPENDITURE
LIST FOR FEBRUARY TOTALING \$4,609,170.53**

Mr. Silverman moved and Ms. Foster seconded to approve the expenditure list for February totaling \$4,609,170.53. The vote was called. The motion carried unanimously.

DEPARTMENTAL REPORTS

Ms. Foster asked that the reports be received and filed.

ADJOURNMENT

Mr. Grella closed the meeting thanking everyone for their support and effort during this difficult time. The meeting adjourned at 8:40 p.m.