

**TOWNSHIP OF HOPEWELL**  
**BOARD OF COMMISSIONERS**  
 Beaver County, Pennsylvania  
 September 26<sup>th</sup>, 2016  
**BUSINESS MEETING MINUTES**

7:09 P.M.      **Call to Order**  
 Workshop Meeting Called to Order by President Richard Bufalini. President Bufalini indicated that the meeting is being recorded.

7:09 p.m.      **Pledge of Allegiance**

7:09 P.M.      **Roll Call**  
 President Richard Bufalini – In Attendance  
 Vice President Joe Kusnir – In Attendance  
 Commissioner David Ciccone – Absence  
 Commissioner Nick DiPietro – In Attendance  
 Commissioner Gary Tranelli – Absent

**Others Present**  
 Marie Stratakis Hartman, P.E., Engineer/Assistant Manager  
 Michael B. Jones (McMillen, Urick, Tocci & Jones), Township Solicitor

7:10 P.M.      **Public Comments**  
 No Public Comments regarding the proposed Business Agenda.

7:10 P.M.      **Business Agenda**  
 President Bufalini announced that the Tax Collector and Treasurer's Reports are available for public inspection at the Municipal Building.

Commissioner Kusnir: Motion to approve the Business Meeting Minutes of August 22<sup>nd</sup>, 2016.

Commissioner DiPietro: Second the Motion.

**Roll Call Vote:**  
 Commissioner Tranelli                  Absent  
 Commissioner Ciccone                  Absent  
 Commissioner DiPietro                  Yes  
 Commissioner Kusnir                    Yes  
 Commissioner Bufalini                  Yes  
 Motion Carried

Commissioner DiPietro: Motion to approve the list of bills dated September 22<sup>nd</sup>, 2016, as presented: General Fund - \$50,419.33; Sewer Fund - \$12,184.60; and State Fund - \$12,006.82.

Commissioner Kusnir: Second the Motion.

**Roll Call Vote:**  
 Commissioner Tranelli                  Absent  
 Commissioner Ciccone                  Absent  
 Commissioner DiPietro                  Yes  
 Commissioner Kusnir                    Yes  
 Commissioner Bufalini                  Yes  
 Motion Carried

Commissioner Kusnir: Motion to approve Resolution 2016-18 Honoring Henry Bufalini as the 2016 recipient of the Robert Steigerwald Volunteer of the Year Award for his many contributions to Hopewell Community Park, as well as those he has made throughout the years to the Hopewell community and residents.

Commissioner DiPietro: Second the Motion.

Roll Call Vote:

Commissioner Tranelli	Absent
Commissioner Ciccone	Absent
Commissioner DiPietro	Yes
Commissioner Kusnir	Yes
Commissioner Bufalini	Yes

Motion Carried

Commissioner DiPietro: Motion to approve Resolution 2016-19, a Resolution of the Township of Hopewell, Beaver County, Pennsylvania, adopting the Beaver County Hazard Mitigation Plan (HMP) for Hopewell Township in 2016.

Commissioner Bufalini: Second the Motion.

Roll Call Vote:

Commissioner Tranelli	Absent
Commissioner Ciccone	Absent
Commissioner DiPietro	Yes
Commissioner Kusnir	Yes
Commissioner Bufalini	Yes

Motion Carried

Commissioner Kusnir: Motion to approve Resolution 2016-20, a Resolution of the Township of Hopewell, Beaver County, Pennsylvania, amending Resolution 2016-12 granting approval of the Clairmont Manor Phase 1 Revised Subdivision Plan in accordance with Hopewell Township's Subdivision and Land Development Ordinance No. 91-2.

Commissioner Bufalini: Second the Motion.

Roll Call Vote:

Commissioner Tranelli	Absent
Commissioner Ciccone	Absent
Commissioner DiPietro	Yes
Commissioner Kusnir	Yes
Commissioner Bufalini	Yes

Motion Carried

Commissioner Kusnir: Motion to approve Resolution 2016-21, a Resolution of the Township of Hopewell, Beaver County, Pennsylvania, to enter into and execute a Development Improvement Agreement with Maronda Homes, Inc. for the Public and Private Facilities associated with the Clairmont Manor Subdivision and Land Development Plan Phase 2.

Commissioner DiPietro: Second the Motion.

Roll Call Vote:

Commissioner Tranelli	Absent
Commissioner Ciccone	Absent
Commissioner DiPietro	Yes
Commissioner Kusnir	Yes
Commissioner Bufalini	Yes

Motion Carried

At this time, Mr. Henry Bufalini was presented with Resolution 2016-18 and recognized by the Board of Commissioners. Mr. Henry Bufalini was honored and thankful to receive this prestigious award.

7:17 P.M.

Commissioner's Reports

No Commissioner's Reports.

7:17 P.M.

Department Reports

The various Department Reports were given and are on file at the Hopewell Township Municipal Building.

7:23 P.M.

Old Business

No Old Business.

7:23 P.M.

New Business

No New Business.

7:23 P.M.

Public Forum

Ms. Claudette Zatezalo, 2786 Johnson Street

Ms. Zatezalo presented the Board of Commissioners with a petition signed by eighteen (18) property owners that reside on or near Johnson Street/First Alley and Cedar Avenue. Their main complaint is lack of proper drainage and the condition of Johnson Street. First Alley. Ms. Zatezalo indicated that repairs were to be made by Hopewell Township years ago, but one of the property owners (who has since moved), would not execute an easement to permit the stormwater collection system to be installed. This issue was referred to the Engineer for further investigation.

Mr. James Williams, 5218 Glenwall Drive

Mr. Williams complained about the condition of Glenwall Drive and questioned when Glenwall Drive would be paved. The Engineer explained that all roads are inspected and ranked. Hopewell Township typically allocates \$500,000 for paving and road improvements and paving each year. All road improvements, storm drain installation and repair, underdrain installation, base repair, and restoration are performed by the Hopewell Township Road Department. Placement of asphalt is subcontracted to an outside firm. Hopewell Township improves as many roadways as possible with the budget provided each year. The roadways in the worst condition are improved first.

Mr. Williams questioned Chief Uhrmacher as to how many vehicles the Police Department has and how many officers comprise the Police Department. Chief Uhrmacher responded that Hopewell Township has eight (8) marked police vehicles, two (2) unmarked police vehicles, one (1) DARE vehicle, one (1) DUI vehicle, and sixteen (16) police officers.

7:33 P.M.

Cindy Murphy, B. F. Jones Memorial Library, Aliquippa, P.A.

Cindy distributed Library calendars and informed of the upcoming "After Hours at the Library" event to be held on Saturday, October 15<sup>th</sup>, 2016 from 7:00 PM to 10:00 PM. This event will include Wine, Hors d'Oeuvres, Martini Bar, Coffee, Desserts, Live Entertainment, 50/50 Raffle, Auctions for Baskets, Gifts and Treasures.

7:34 P.M.        **Announcements**  
Our annual Fall Fest and Pancake Breakfast will take place at Hopewell Community Park on Saturday, October 15<sup>th</sup>, 2016 from 8:00 AM to 3:00 PM.  
  
An early reminder that Hopewell Township's Trick-or-Treat Halloween will take place from 6:00 PM until 8:00 PM on Monday, October 31<sup>st</sup>, 2016.  
  
Please check our website at [www.hopewelltp.com](http://www.hopewelltp.com), our Facebook page, and Twitter, for updates on Township news and events.

7:35 P.M.        **Executive Session In**  
The purpose of the Executive Session is to discuss personnel.

8:16 P.M.        **Executive Session Out**

8:16 P.M.        **Adjournment**  
Commissioner Kusnir:                      Motion to Adjourn.  
Commissioner DiPietro:                    Second the Motion.  
  
**Voice Vote:**  
All in Favor  
Motion Carried

**RESOLUTION 2016-20**  
**A RESOLUTION OF THE TOWNSHIP OF HOPEWELL, BEAVER COUNTY, PENNSYLVANIA**  
**AMENDING RESOLUTION 2016-12 GRANTING APPROVAL OF THE CLAIRMONT MANOR**  
**PHASE ONE REVISED SUBDIVISION PLAN IN ACCORDANCE WITH HOPEWELL TOWNSHIP**  
**SUBDIVISION & LAND DEVELOPMENT ORDINANCE NO. 91-2**

**WHEREAS**, on January 29, 2016 an application was submitted to Hopewell Township by Maronda Homes, Inc. to re-subdivide three (3) existing lots (109, 110 and 111) into six (6) lots (109R, 110R, 111R, 401, 402 and 403) located on Robin Street, an existing private road in Hopewell Township, with no proposed land development activities, and

**WHEREAS**, the Beaver County Planning Commission rendered its comments to the Revised Plan in a letter dated February 17, 2016, and

**WHEREAS**, on March 14, 2016 and April 19, 2016, Marie Stratakis Hartman, P.E, Hopewell Township Engineer, issued comment letters addressing the aforementioned Revised Plan citing technical modifications required in order to comport with Hopewell Township Ordinances, and

**WHEREAS**, on April 22, 2016, the Hopewell Township Planning Commission recommended approval of the Clairmont Manor Phase One Revised Subdivision Plan application contingent upon compliance with the comments in Hopewell Township Engineer's letters dated March 14, 2016 and April 19, 2016 and comments received from the Beaver County Planning Commission dated February 17, 2016, and

**NOW, THEREFORE, BE IT RESOLVED** that the Hopewell Township Board of Commissioners hereby approves the Clairmont Manor Phase One Revised Subdivision conditioned upon the applicant fully complying with the comments contained in the Hopewell Township Engineering review letters dated March 14, 2016 and April 19, 2016 (including certain improvements to be performed on Robin Street per correspondence from Gateway Engineers, Inc. dated May 4, 2016) as well as the written recommendations of both the Beaver County and Hopewell Township Planning Commissions prior to recording the Plan with the Beaver County Recorder of Deeds. An express condition of this approval is the preparation and execution of a Quitclaim Deed for Robin Street, a private road, conveying Robin Street to its adjacent property owners. This Quitclaim Deed must be recorded at the Beaver County Recorder of Deeds Office. This will satisfy the former (now removed) condition for a Maintenance Agreement.

**RESOLVED AND ENACTED** this 26 Day of September 2016

Attest:

  
Norm Kraus, Jr., Township Manager

Hopewell Township Board of Commissioners

By:   
Richard Bufalini, President