

The North Strabane Township Board of Supervisors held its Legislative Meeting, Tuesday, January 26, 2010, at 7:00 P.M., at the Township Municipal Building, Route 519 South, Canonsburg, PA 15317.

ATTENDING THE MEETING

J. Gregory Sulc, Chairman  
Stephen Motzer, Vice-Chairman  
William Brooks, Supervisor  
Robert Balogh, Supervisor  
Jeff Stanley, Supervisor

ALSO ATTENDING THE MEETING

Frank R. Siffrinn, Manger  
Jim Jefferies, Solicitor  
Joe Sites, Engineer  
Deanna M. Kelly, Stenographer

Mr. Sulc called the meeting to order followed by the Pledge of Allegiance and Roll Call.

**PUBLIC COMMENTS** Denise Smith, 110 Horseshoe Circle, Canonsburg PA 15317

I came back to the meeting to address the Board concerning the lights on the billboard off Route 19. I just wanted to check the status on this issue. Mr. Sulc responded we did speak with Olympus Media. Once the weather improves, they will adjust the lights. They will also come to the neighborhood and measure the light and address it at that point.

**APPROVAL OF MINUTES**

December 15, 2009  
Special Meeting

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to approve the minutes of the December 15, 2009 Special Meeting – Conditional Use Hearing (Planned Shopping Center).

ROLL CALL OF VOTES: 4 YES 1 Abstain – Mr. Stanley ( Not a member of the Board at that time)

December 15, 2009 Non-Legislative Meeting

A motion was made by Mr. Brooks, seconded by Mr. Motzer, to approve the minutes of the December 15, 2009 Non-Legislative Meeting.

ROLL CALL OF VOTES: 3 YES 2 ABSTAIN (Mr. Balogh – Absent) (Mr. Stanley – Not a member)

December 22, 2009  
Legislative Meeting

A motion was made by Mr. Brooks, seconded by Mr. Motzer, to approve the minutes of the December 22, 2009 Legislative Meeting.

ROLL CALL OF VOTES: 4 YES 1 ABSTAIN ( Mr. Stanley – Not a member)

January 4, 2010  
Reorganization Meeting

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to approve the minutes of the January 4, 2010 Reorganization Meeting.

ROLL CALL OF VOTES: 5 YES 0 NO

January 19, 2010 Non-Legislative Meeting

Tabled – Not Available

**SOLICITOR'S REPORT**

Mr. Jeffries had no report at this time.

**ENGINEER'S REPORT**

Engineer Joe Sites gave the following report:

Mr. Sites discussed items 14E and 14F regarding Park Place at the Meadows. I was informed today from the engineer that they have not received their

planning module letter from DEP. It would be my recommendation to table these items, due to the fact subdivisions cannot be approved without a planning module. A site plan cannot be approved without an approved subdivision plan.

**MANAGER'S  
REPORT**

Manager Frank Siffrinn gave the following report:

Mr. Siffrinn briefed the Board on the most recent activity of the Washington County Tax Collection Committee. The three executive officers held a meeting with the By-Laws Committee to finalize the by-laws for that organization. We completed that process and the by-laws are in the hands of special counsel for review. Over the next several weeks we will also be advertising proposals for permanent legal counsel for the committee. The next task will be to start recruiting for a third party agency for the actual collection of the wage tax effective January 1, 2012. We hope to be in the position by then even though the law states you have up until 2013.

**NEW BUSINESS**

Waterdam Farms –  
Eleventh Subdivision  
Plan

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to approve Waterdam Farms, Phase 3, Eleventh Amended Preliminary – Final Subdivision Plan reflecting the as-built conditions of Lot 323, units A & B, located on Stonegate Drive in an R-3 district.

ROLL CALL OF VOTES: 5 YES 0 NO

Waterdam Farms –  
Twelfth Subdivision  
Plan

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to approve Waterdam Farms, Phase 3, Twelfth Amended Preliminary – Final Subdivision Plan reflecting the as-built conditions of Lot 312, units A & B, located at the corner of Stonegate Drive and Huntclub Drive in an R-3 district.

ROLL CALL OF VOTES: 5 YES 0 NO

Growmark Plan

A motion was made by Mr. Brooks, seconded by Mr. Motzer, to approve the Growmark Preliminary and Final Site Plan for a proposed accessory storage building to be located on Route 519 in an I-1 district.

ROLL CALL OF VOTES: 5 YES 0 NO

Angelo's Landscape  
Supply Plan

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to approve Angelo's Landscape Supply Preliminary and Final Site Plan for a proposed 20,800 square foot storage/office building to be located on Johnson Road in an A-1 district.

ROLL CALL OF VOTES: 5 YES 0 NO

Park Place at the  
Meadows Subdivision  
Plan

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to table Park Place at the Meadows Preliminary and Final Revised Subdivision Plan located on Route 19 in a C-2 district.

ROLL CALL OF VOTES: 5 YES 0 NO

Park Place at the  
Meadows Site Plan

A motion was made by Mr. Motzer, seconded by Mr. Brooks, to table Park Place at the Meadows Preliminary and Final Site Plan for a planned shopping center located of Route 19 and Burkett Lane in a C-2 district.

ROLL CALL OF VOTES: 5 YES 0 NO

Collective Bargaining  
Agreement

A motion was made by Mr. Brooks, seconded by Mr. Motzer, to approve the Collective Bargaining Agreement between North Strabane Township and the North Strabane Township Police Wage and Policy Unit effective January 1, 2010 through December 31, 2011. Mr. Sulc commented on Mr. Siffrinn's

dedication and hard work on this project.

ROLL CALL OF VOTES: 5 YES 0 NO

2010 Road Pavement A motion was made by Mr. Brooks, seconded by Mr. Motzer, to approve the advertisement of bid specifications for the 2010 road pavement maintenance program as per the January 7, 2010 correspondence from the Township engineer.

ROLL CALL OF VOTES: 5 YES 0 NO

**APPOINTMENTS** A motion was made by Mr. Motzer, seconded by Mr. Brooks, to appoint Kimberly Bonifield to fill the unexpired term on the Parks and Recreation Board (term to expire 12/31/13).

**CORRESPONDENCE** None.

**JANUARY 2010 BILL LIST** A motion was made by Mr. Brooks, seconded by Mr. Motzer, to approve the January 2010 Bill List.

ROLL CALL OF VOTES: 5 YES 0 NO

**PUBLIC COMMENTS** None.

**REMARKS FROM SUPERVISORS** Mr. Sulc informed the Board that Verizon would like to make a presentation to the Board regarding a proposal for cell phones. I would also like to give our currently supplier Sprint the same opportunity.

**ADJOURNMENT** A motion was made by Mr. Brooks, seconded by Mr. Balogh, to adjourn the meeting at 7:24 P.M.

ROLL CALL OF VOTES: 5 YES 0 NO

---

J. Gregory Sulc, Chairman

---

Frank R. Siffrinn, Manger-Secretary