

**BOROUGH OF FRANKLIN PARK
BOROUGH COUNCIL PRE/POST MEETING MINUTES
WEDNESDAY, AUGUST 17, 2022**

A pre/post meeting of the Borough Council of the Borough of Franklin Park was held on Wednesday, August 17, 2022 at 7:00 p.m. at the Municipal Building, 2344 West Ingomar Road, Pittsburgh, Pennsylvania 15237. The meeting was also held virtually via remote audio and video conferencing.

Council President John Parks called the meeting to order.

COUNCIL MEMBERS:

Jiang Li present
Brian S. Malkin present
Lucas R. Myslinski, Vice President present via Zoom
Uday Palled present
John P. Parks, President present
Thomas C. Schwartzmier, Second Vice President present
Junior Councilperson Jackie DiGiacomo present
Mayor Dennis E. O'Keefe present

BOROUGH ENGINEER:

Kevin Brett, Lennon, Smith, Souleret Engineering, Inc. present

SOLICITOR:

Robert Max Junker, Babst Calland present

STAFF:

Zach Brower, Recreation Program Director present
Gary Bucuren, Superintendent of Public Works present
Cindy Crain, Finance Director/Borough Treasurer absent
Rege Ebner, Borough Manager present
Walt Healy, Police Chief present
Cathy Krummert, Borough Secretary present
Tim Phillips, Building Inspector/Zoning Officer present

PRE-MEETING

AUDIENCE: 7 (2 in person and 5 virtually)

OLD BUSINESS - None

AGENDA REVIEW - The following August 17, 2022 regular meeting agenda items were discussed:

- **Graff Property Purchase** – We will advertise a special meeting on September 7th to take some actions related to this property purchase. We are looking at financing options for the property purchase, and because the Borough will be incurring debt, the Local Government Unit Debt Act comes into play. It requires extra advertising and the adoption of an ordinance. Mrs. Crain looked into financing options and provided proposals from First National Bank (FNB) for Council to consider. Mr. Junker will announce at the regular meeting that the purpose of the special meeting is associated with the property purchase. There will be an ordinance for the debt, a resolution to authorize the purchase as required by Borough Code and an ordinance for condemnation to save on the realty transfer tax. The purchase would then be negotiated in lieu of condemnation. Everything will be firmed up prior to the September 7th special meeting. Council briefly discussed the proposals received from FNB and the process outlined by Mr. Junker.

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- Resolution for Fund Balance and Reserve Policy – Mrs. Crain had presented a recommended policy at the work session. Mr. Junker reviewed and edited the draft, and he prepared a resolution for adoption. The policy directs that Council should consider the fund balance and policy every year when preparing budgets to determine if adjustments need to be made to the policy. The policy follows GFOA guidelines and sets a minimum unrestricted fund balance amount of 17%, which is equal to approximately two months of General Fund operating expenditures or revenues.
- Primrose School of Wexford – Mr. Wingrove and Mr. Phillips met with the owner last week and some of the plantings must be replaced. The owner hopes to close out the bond next month.

MANAGER'S REPORT DISCUSSION ITEMS

- Cardboard dumpsters – The neighbors on the side of the municipal building near the cardboard dumpsters complained that Waste Management had emptied the dumpsters at 5:45 a.m. one morning. We currently have six cardboard dumpsters that are emptied twice per week in order to manage the amount of cardboard that is recycled. Waste Management indicated that they could replace the six dumpsters with two roll-off dumpsters that could be collected as often as necessary. LSSE is designing a wall to be located behind the dumpsters with plantings around it to provide a buffer for the neighbors. Council discussed the proposed roll-off dumpsters and alternate locations for the dumpsters. Mr. Ebner will move forward with the replacement of the current dumpsters with roll-off dumpsters.
- Pickleballs placed at the Old Orchard court – Mr. Brower has reported that one dozen of the quiet balls is disappearing every two weeks, and he believes that they are being taken or thrown away. Some of the homeowners around the park have requested to sit down and talk about ongoing issues with noise and the use of the regular balls. A meeting will be scheduled.
- Disbursement of MBS Rate Mitigation Account Funds – Part of the benefit of purchasing benefits through Municipal Benefit Services (MBS) is that we receive dividends through a Rate Mitigation Account (RMA). The Borough's RMA has built up to \$86,800 of unrestricted funds that we are permitted to use to offset premiums or for employee wellness. Over the last three years the benefit rates have increased by 1% or less each year. MBS is expecting an 8-12% increase in premiums next year. Staff is recommending that anytime a rate increase is higher than 3% in a given year, that we offset the difference between a 3% increase and the actual increase on the Borough's portion of the premiums by using RMA funds. In addition, staff recommends awarding gift cards to employees who participate in the annual wellness screenings hosted by the Borough and MBS. Council discussed the recommendations, and a suggestion was also made regarding wellness credits for employees who meet certain wellness requirements.

REPORTS FROM COUNCIL MEMBERS & MAYOR

- Mr. Schwartzmier reported that he had attended some Bicentennial planning meetings.
- Mr. Malkin suggested that Council purchase Bicentennial signs to be placed around the Borough.
- Mr. Parks inquired about the status of the work to be completed on Ingomar Heights Road by West View Water Authority (WVWA). Mr. Bucuren will reach out to WVWA regarding the status. Mr. Parks also inquired about the status of the abandoned property on King John Drive that is in very poor condition. Mr. Phillips reported that the notices have been mailed and the property has been posted.

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- Mr. Myslinski noted that the construction equipment has been removed from Nicholson Road and he asked about the status. Mr. Ebner has not received any update on the project and speculated that the work for that phase may have been completed. Mr. Myslinski commented that the Planning Commission meeting was cancelled last night because the application for Cardinal Ridge had been withdrawn. Mr. Phillips noted that the applicant wants to address the Borough Engineer's comments and provide revised plans to be reviewed at the September Planning Commission meeting.

EXECUTIVE SESSION – An executive session was held to discuss the Bliss potential litigation, the Summer Fields potential litigation, the Willow Ridge potential litigation and the Estates at Franklin Fields potential litigation.

The regular meeting was held from 8:00 p.m. to 8:32 p.m.

POST-MEETING

As there was no further business, no post meeting was held.

Respectfully submitted,



Cathy L. Krummert
Borough Secretary