

BOROUGH OF WILMERDING
MINUTES FROM DECEMBER 1, 2020 REGULAR MEETING OF THE BOROUGH

Meeting was called to order by President Stephen Shurgot at 7:00 p.m.

The Pledge of Allegiance was led by the President.

S. SHURGOT: this past week we lost a former borough official and police officer, ex-councilman Robert Goykovich and Paul Caliarì both passed, please take a moment of silence for both those individuals.

ROLL CALL: LINDA KIRK, present; KELLY BELIN, present; JOE HARTZELL, present; KELLY MAXWELL, present; PAULA SHURGOT, present; JOHN THOMAS, present; STEPHEN SHURGOT, present; MAYOR GREGORY JAKUB was also present.

J. HARTZELL/K. MAXWELL TO ACCEPT THE MINUTES OF THE NOVEMBER 10, 2020 MEETING AS PRESENTED. MEMBERS VOTED APPROVAL, 7-0.

PETITIONS & MEMORIALS:

NONE

CORRESPONDENCE

NONE

COMMITTEE REPORTS:

PUBLIC SAFETY – L. KIRK: There is no fire report, but EMS had 48 calls. The average emergency response time was 7.4minutes and the average non-emergency was 12.8 minutes.

INSPECTOR MCCLELLAN: We had 225 events for the month including 4 abandoned vehicles, 5 assaults, 4 criminal mischief, 3 disputes, 5 domestic disputes, 2 fraud, 7 local ordinances, 5 motor vehicle crashes, 2 PFA's, 1 runaway, 6 thefts, 33 traffic stops, and 3 warrants. We made 18 arrests that included 1 aggravated assault, 1 burglary, 1 criminal trespass, 1 possession of drug paraphernalia, 5 citations for disorderly conduct which was a juvenile fight, 1 false ID to law enforcement, 1 harassment, 1 strangulation, 1 propelling a missile into an occupied vehicle (just a rock thrown at a car), 1receiving stolen property, 3 retail thefts, and 1simple assault.

G. JAKUB: I have seen Mr. Kelly walking on the street with a suitcase on wheels.

P. SHURGOT: behind the garage on Airbrake there tires are starting to accumulate, do you know if they are ready to be picked up?

A. HUSSEY: I will check with Dave.

L. KIRK: did Pete's duplex sell?

A. HUSSEY: I am not sure of sale, but I did receive info for the inspection.

PUBLIC WORKS – P. SHURGOT: they have finished up with leaves and are preparing for snow. The dump truck will go in for service on December 3rd for the hydraulic leak, we already talked about the boiler, and that is pretty much it.

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ENGINEERS REPORT – D. GILLILAND: please refer to the report.

COG REPORT – J. HARTZELL: Churchill passed an amendment to the zoning ordinance to put a warehouse into the old Westinghouse building and will produce about 1500 jobs. It probably won't be completed until 2022-2023 and they believe Amazon will be the company. They are selling the old vacor, they applied to get a 501C3 and they are working on the Comcast contract with Cohen Law. We did something years ago, Greg do you remember anything with this.

G. EVASHAVIK: I do, and I will look and see if I can find any information on that.

J. HARTZELL: they have decided they will not hold their annual dinner due to COVID. Do we know who our tax delegates are?

J. THOMAS: me and Steve but if anyone else is interested let me know because we have been trying to change it.

BOROUGH PROPERTY – K. MAXWELL: We discussed the boiler repairs and the park decorations so that was all I had.

J. THOMAS: what about the WCC

S. SHURGOT: they went to the bank to try and get a loan for the repairs to the heat, I had Greg Evashavik review the lease and it says they are not responsible for capital repairs.

G. EVASHAVIK: the lease agreement has multiple section relevant to this situation. It states the tenant agrees to maintain all the equipment, the tenant is not obligate to make capital improvements, and that the tenant is responsible for maintenance of the property including all HVAC and heating system. An argument can be made both ways.

S. SHURGOT: the unit on the roof keeps going out and they need to keep going on the roof to reset it. The repair cost is \$9000.00, and the replacement cost is \$20,000.00.

G. EVASHAVIK: in the lease it states that maintenance is the responsibility of the WCC, but it states that maintenance does not include capital improvements or major repairs caused by deferred maintenance by the landlord prior to the term of the lease. This draws another question, was the maintenance of the system not done properly prior to the signing of this lease. If so, that would make it shift more to the Boroughs responsibility.

G. JAKUB: this is 1 unit that heats the top floor where the equipment is.

S. SHURGOT: the lack of maintenance was caused by the former tenant and we all inherited the problem.

K. MAXWELL: can we compromise on this and split the cost?

P. SHURGOT: how much do they currently owe us? If we split the cost when can we expect repayment?

C. LANG: the report was included in your packet.

G. EVASHAVIK: It would depend on what needs done, maintenance is the responsibility of WCC, but the contract says maintenance does not include capital improvement or major repairs caused by deferred maintenance prior to the terms of this lease. I can make a good argument either way on this.

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K. BELIN: but we at the Borough have to be careful, that is a lot of money to give out. They should have to come up with some sort of deposit.

K. MAXWELL: instead of fighting each other I think we can come to a resolution. The WCC has tried to keep the band aid on for a while, they are servicing 50% of the customers they once had, so they are trying to keep the center opened. I think we can compromise and have both split the cost of replacement.

G. EVASHAVIK: if the Borough is involved and it is over \$21,000, we will have to advertise if it is under that amount, we will just have to take the lowest quote.

S. SHURGOT: I feel that once we get the quotes in a split sound like a good suggestion as neither of us are truly responsible for the lack of maintenance performed with the YMCA. I feel that a complete replacement of the unit would be smarter than just a repair of the parts. We can wait to get the quotes and then do an email vote.

UTILITIES – J. HARTZELL: nothing

P. SHURGOT: did you think about doing the light around the park and business district light in the LED lights?

J. HARTZELL: I thought the park lights were in the grant.

SOLICITOR - G. EVASHAVIK: nothing more

FINANCE – J. THOMAS:

J. THOMAS / K. MAXWELL TO PAY ALL BILLS FOR THE MONTH OF DECEMBER. MEMBERS VOTED APPROVAL, 7-0.

J. HARTZELL: are there any more bills expected?

C. LANG: there is a bill for 306-2 in the amount of \$26.00 for fluids. Joe, aside from the ones listed on the side I do not expect anything lese aside from a salt bill but that is not paid out of the general fund.

K. MAXWELL: are we prepared with salt for the upcoming snow?

C. LANG: yes, we just received our last shipment on our 2019-2020 Shacog contract and the bin is filled.

J. THOMAS / L. KIRK TO ADOPT THE 2021 BUDGET WITH REVENUES AND EXPENDITURES EQUALING \$989,514.00. THE MILAGE WILL REMAIN THE SAME AT 11 MIL. MEMBERS VOTED APPROVAL, 7-0.

J. THOMAS/K. MAXWELL TO OFFER THE 2021 GARBAGE DISCOUNT TO ACCOUNTS IN GOOD STANDING. THE DISCOUNT WOULD BE ELIGIBLE UNTIL FEBRUARY 28, 2021. MEMBERS VOTED APPROVAL, 7-0.

J. THOMAS/P. SHURGOT TO PAYBACK THE PLGIT SEWER FUND IN THE AMOUNT OF \$50,000.00 FOR OPERATING EXPENSES THAT WE USED IN THE BEGINNING OF THE YEAR. MEMBERS VOTED APPROVAL, 7-0.

J. THOMAS / L. KIRK TO TRANSFER \$8000.00 FROM GENERAL FUND TO THE PLGIT FIRE DEPARTMENT FUND WHICH IS CONTROLLED BY THE BOROUGH. MEMBERS VOTED APPROVAL, 7-0.

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J. THOMAS/J. HARTZELL TO ENVOKE OUR 5TH YEAR OPTION WITH BIG'S SANITATION IN THE AMOUNT OF \$111,982.00. MEMBERS VOTED APPROVAL, 6-1.

J. THOMAS/P. SHURGOT TO RETAIN KEYSTONE TO PRINT THE REAL ESTATE TAXES FOR 2021 IN THE AMOUNT OF APPROXIMATELY \$800.00. MEMBERS VOTED APPROVAL, 7-0.

J. THOMAS: LST & EIT both down a little but noting bad and real estate payment are over the estimated budget.

S. SHURGOT: so, do we still have people who haven't paid for rental licenses and if so, why have they not been taken to the magistrate?

A. HUSSEY: yes, there are a few but Mrs. Eichler doesn't want me to flood the court with those, she asked that I wait until after the pandemic restriction on evictions because the landlords are crying that they are not getting any rent.

S. SHURGOT: that doesn't sit well with me because now we are going to be sending out the 2021 licenses, there has to be some resolution and now she is violating our borough ordinances. I am not looking to evict anyone; I want the owners to live up to their expectations.

P. SHURGOT: this money comes from the owners to give them the right to rent property in town, this has nothing to do with the renters.

S. SHURGOT: if they would have paid this on time it was due before the pandemic began.

A. HUSSEY: I understand that and I'm just trying to keep a good relationship with the courts.

P. SHURGOT: when does the 2021 information get sent out?

C. LANG: they will be mailed the beginning of January with a due date of March 31, 2021. It does state in the application that if it is not paid by March 31 a late fee of \$10.00 is added on and if not paid by May 1, 2021 they will be taken to the magistrate.

G. EVASHAVIK: the bottom line is the magistrate will decide the citations that are filed so if she doesn't want to enforce our ordinances because she is sympathetic then we may be wasting our money with the filing fees. She doesn't have the right to stop us from filing though.

K. MAXWELL: do we have an updated number of how many didn't pay?

A. HUSSEY: there is approximately 23 that have not paid.

G. EVASHAVIK: I think you should revisit the magistrate and explain that we are getting into the new year.

A. HUSSEY: I will stop up there tomorrow.

J. HARTZELL: back when she was running, she told us she would with the Borough to go after these landlords, now it seems that she is not doing that.

S. SHURGOT: my whole point is just that we are going to be sending out the new fees and we do not want to get 2 years behind.

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RECREATION & PLANNING – K. BELIN: well, we cannot do anything for Christmas, but I would like to have Santa on the fire truck, I think it's to late to put out the mailbox. Do we have a Santa that we use?

K. MAXWELL: the firemen usually set someone up.

P. SHURGOT: also, the police are having a toy collection

INSPECTOR MCCLELLAN: Joe is in quarantine, so Bobbi and my wife are helping out with that.

K. BELIN: there was no planning meeting.

OLD BUSINESS:

J. HARTZELL: are they still giving out the lunches at the Borough building?

C. LANG: yes, they do them 3 days a week from 11 a.m. to 12 p.m.

J. HARTZELL: at the last meeting we said to close the Borough building down, that no one is supposed to be there.

C. LANG: they are in the rec room which is fully sanitized before and after. If we take that away, then the children in our town who rely on that would not be able to receive the food because there is no place else that they are able to go.

J. HARTZELL: so, we say one thing and do another.

S. SHURGOT: I kind of disagree with that because this is not for a group of people meeting, this is for the nourishment of children.

P. SHURGOT/K. BELIN TO ALLOW THE EAST ALLEGHENY FOOD DISTRIBUTION TO CONTINUE USING THE RECREATION ROOM 3 DAYS A WEEK FOR 1 HOUR EACH DAY. MEMBERS VOTED APPROVAL, 6-1

C. LANG: yes, East McKeesport does not own those poles they belong to the construction company.

NEW BUSINESS:

P. SHURGOT: I would like to cancel the workshop on December 15.

S. SHURGOT: did we make a motion regarding the bonuses?

J. THOMAS: no but there was a question with Michael, he is doing a wonderful job and I think he should receive something.

J.THOMAS/P.SHURGOT TO GIVE EACH EMPLOYEE, INCLUDING MICHAEL ANTHONY, A BONUS TO FOLLOW THE 2019 BONUS SCHEDULE, MEMBERS VOTED APPROVAL, 7-0.

J. THOMAS/P. SHURGOT TO RECEIVE AN INCREASE AFTER HIS 90 DAY PROBATION GOING FROM \$15.00 TO \$15.25/HR. MEMBERS VOTED APPROVAL, 7-0.

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MAYOR'S REMARKS – G. JAKUB: the gentleman that took over the Park house has been in contact with me. He is asking all members of council to do a list of and upgrades or suggestions for improving the park house. He would like to eventually open up the commercial spaces and has lots of good ideas.

K. MAXWELL motion to adjourn 8:22 p.m.