

**AGENDA**  
**NORTH STRABANE TOWNSHIP BOARD OF SUPERVISORS**  
**JULY 24, 2018**  
**7:00 P.M.**

1. **Call Meeting to Order.**
2. **Pledge of Allegiance.**
3. **Roll Call.**
4. **Public Comments.**
5. **Approval of Minutes of June 19, 2018 Special Meeting – Appeal Hearing (Suspension of peddlers permit).**
6. **Approval of Minutes of June 19, 2018 Non-Legislative Meeting.**
7. **Approval of Minutes of June 26, 2018 Special Meeting – Public Hearing (Zoning Ordinance and Map).**
8. **Approval of Minutes of June 26, 2018 Legislative Meeting.**
9. **Approval of Minutes of July 17, 2018 Special Meeting – Public Hearing (Car Sales and Service).**
10. **Approval of Minutes July 17, 2018 Special Meeting – Public Hearing (Liquor license transfer).**
11. **Approval of Minutes July 17, 2018 Non-Legislative Meeting.**
12. **Solicitor’s Report.**
13. **Engineer’s Report.**
14. **Manager’s Report.**
15. **UNFINISHED BUSINESS:**
  - A. **Any unfinished business.**
16. **NEW BUSINESS:**

- A. Approve/reject Dalessandro Consolidation – Preliminary and Final for a consolidation of lots 3 and 4 totaling 2.224 acres located at 857 Linden Road in an A-2 district.**
- B. Approve/reject The Enclave at Concord Green – Preliminary and Final Amended Plan No. 2, a re-subdivision of Lot 2 to create Lots 2A, 2B, 2C, and 2D located on Lilly Lane, and Lot 6A, 6B, and 6C located on Azalea Court in an R-3 district.**
- C. Approve/reject authorizing the Manager to have a traffic safety study performed on Township Lane.**
- D. Approve/reject accepting the resignation of Steven Bilko from the Zoning Hearing Board.**
- E. Approve/reject accepting the resignation of Debbie Gasper from the Parks and Recreation Board.**
- F. Approve/reject granting a waiver of permit fees for the construction of the new building for the Washington Area Humane Society. The Humane Society will be responsible for posting financial securities.**
  - a. Building Permit Fee: \$22,500 (Approximate)**
  - b. Demolition Permit: \$100**
  - c. Zoning Permit: \$2,250 (Approximate)**
  - d. Grading Permit: Fee to be determined upon application**
- G. Approve/reject awarding Township Banking Deposits to Community Bank.**
- H. Approve/reject adopting the North Strabane Township Full Time Employee Handbook.**
- I. Approve/reject adopting Ordinance No. 376, an amendment to the North Strabane Zoning Ordinance and Zoning Map.**
- J. Approve/reject a request from the Washington County Flood Summit Group for a letter of support to the Army Corp of Engineers site walk of Chartiers Creek.**
- K. Approve/reject accepting the Fiscal Year 2017 Audit Report.**
- L. Approve/reject declaring the following items as surplus property**

to be disposed of via the web auction site Municibid:

- a. 2008 Ford F-550 Dump Truck
- b. 2006 Ford F-350 XLT Utility Truck
- c. 2007 Ford Explorer
- d. 1999 Lexmark Typewriter

- M. Approve/reject a proposal from Peacock Keller to initiate assessment appeals of all properties sold within the Township in the past two years with a sale price greater than \$200,000. This would result in approximate additional revenue of \$7,000 annually.
- N. Approve/reject a request from Sunoco Pipeline for a waiver from the Township noise ordinance and work restriction times to allow for 24 hour-operations at the Linden Creek site starting July 27<sup>th</sup> and ending July 30<sup>th</sup>.
- O. Approve/reject considering proposed Ordinance No. 377 as a pending Ordinance. Said Ordinance would amend the Grading and Excavation Ordinance, limiting the maximum permissible slope to 4:1 (3:1 with a soil stability analysis and geotechnical plan), removing utilities from said slopes, and removing storm water outfalls onto slopes.
- P. Approve/reject scheduling a final adoption hearing for Ordinance No. 377 for Tuesday August 21<sup>st</sup> at 6:00 P.M.
- Q. Approve/reject considering proposed Ordinance No. 378 as a pending ordinance. Said ordinance would amend the Subdivision and Land Development Ordinance by requiring two permanent vehicular access points to any residential development of fifty (50) units or more.
- R. Approve/reject the conditional use application of Andrew Manganas requesting a comparable use not specifically listed, for used car sales and service at the existing business located at 333 Morganza Road in an I-1 Zoning District.
- S. Approve/reject an application by Thomas Iannetta for an intra-state liquor license transfer to the BP Gas Station located at 100 McClelland Road in a C-1 Zoning District.
- T. Any other business

- 17. Correspondence.**
- 18. Approval of July 2018 Bill List.**
- 19. Public Comments.**
- 20. Remarks from Supervisors.**
- 21. Adjourn.**