

COLLEGE TOWNSHIP COUNCIL
SECOND REGULAR MONTHLY MEETING
THURSDAY, JUNE 23, 1983

The second regular meeting for the month of June (encompassing a Public Hearing for the consideration of two College Township IDA Projects) was called to order at 4:05 p.m. by Chairman Dargitz in the College Township Municipal Building.

Members present: Donald E. Bailey, Gale L. Dargitz - Chairman,
J. Carroll Dean, Herbert W. Stewart and Dolores
A. Taricani

Others present: C. Thomas Lechner - Manager

PUBLIC HEARING FOR THE CONSIDERATION OF TWO COLLEGE TOWNSHIP INDUSTRIAL
DEVELOPMENT AUTHORITY RECOMMENDED PROJECTS.

A Public Hearing for the consideration of two College Township IDA recommended projects was called to order at 4:07 p.m. All those wishing to testify were asked to sign in and be sworn in. There were no objections to the proceedings being recorded.

The first project, the \$7-½ Million Dollar financing request for the Meadows Clinic, a 92 bed free-standing psychiatric hospital to be built in Potter Township, was presented by Susan Juris, on behalf of the Applicant, Centre Valley Management, Inc.

Ms. Juris explained the need for such a hospital in this area, noting that both children and adults would be accepted for treatment. In her description of the Clinic's proposed organization, Ms. Juris also noted that as many local residents as possible would be hired.

Approval of this project, Ms. Juris stated, has already been granted by the College Township IDA and the Centre County Commissioners; recent State legislation now also requires the approval of the IDA's municipality. Dean added that the Council's approval is being sought on the financing portion of the project only.

Taricani said that she is in favor of the project; the hospital will be of benefit to the entire Region and will entail the hiring of people of all skill levels. She then moved that the Council approve the action of the College Township Industrial Development Authority in the matter of the Centre Valley Management Incorporation's proposed Meadows Clinic. Bailey seconded and the motion carried.

Attorney Al Jones next presented to Council the State of the Art, Inc.'s request for additional College Township IDA financing. A chip resistor manufacturing industry, State of the Art wishes to expand and streamline its business through the purchase of new equipment, mostly notably a laser trimmer.

The company now employs 50 people; should this additional \$300,000 funding request be approved, it is estimated that 16 new employees would be hired -- 14 skilled and two semi-skilled. Jones added that the College Township IDA has recommended approval of the financing for this project.

Bailey then moved and Dean seconded that Council approve the action of the College Township Industrial Development Authority on the application of State of the Art, Inc.'s request for \$300,000 in additional financing. The motion carried.

Donald E. Bailey, as the Council's designated representative for all College Township IDA actions, signed the two Certificates of Approval.

The Public Hearing was then adjourned at 4:20 and the regular meeting reconvened.

TROUBLED BRIDGE OVER SPRING CREEK WATERS

Eagle Scout Eric Niemann presented to Council his plans for the repair of the foot bridge in Spring Creek Park. Built in 1976 by Eric's brother, the bridge has since become "decrepit" and has been condemned by the Township's Parks and Recreation Department.

Eric is proposing to correct these deficiencies and stabilize the bridge through the addition of rock and cement buttresses. He will supply the labor but will need, and is thus requesting, approximately \$130 for cement and wood supplies.

Dean then moved, Stewart seconded, and all agreed that Council approve the expenditure of up to \$150 of Parks & Recreation Funds for Eric Niemann's project contingent upon the project's approval by the DER and the College Township Parks & Recreation Department.

SIGNATURES ON REVISED ORDINANCES

The member's signatures were secured on the previously adopted Amendments #59-D and 59-E, to the Zoning Ordinance which had to be retyped due to minor changes.

SIGNATURES ON CONTRACT FOR CORRUGATED PIPE

The members signatures were secured on the contract for corrugated pipe, awarded to Lane Metal Products of Bedford, PA, at the May 26, 1983 meeting.

VACANCY ON THE ENVIRONMENTAL ADVISORY COUNCIL

Dargitz advised the members that a letter had been received from the EAC regarding the vacancy in that agency due to Gordon Duncan's resignation. The letter states that at the EAC Meeting of May 5, 1983, it was the Council Members' unanimous decision to recommend to Council that Paul Rebarchak be appointed to fill the position.

In response to Dargitz's call for comment, Taricani replied that she believes it to be a matter of good policy to learn the background of each nominee in order to make an informed decision. The members all agreed; it was further agreed to re-examine the list of those residents who had previously volunteered for Township service and to postpone any decision until the next regular meeting.

ADVANCED TECHNOLOGY CENTER REQUESTS COLLEGE TOWNSHIP REPRESENTATIVE FOR INCUBATOR'S ADMINISTRATIVE BOARD

Dargitz advised that a letter had been received from Paul Houck, the Program Director for Entrepreneurial Development of the Advanced Technology Center. Created by Penn State as a part of the statewide Ben Franklin Partnership, this center is in the process of establishing a small business incubator in the former Matternville Elementary School.

Actual operative control of the building and the incubator will be directed by an administrative board composed of representatives from host Patton Township, participating IDAs, the County IDC, the School District, County Government, and the ATC. Houck had requested that College Township authorize the appointment of its representative, who should preferably be a member of the Township's IDA, as soon as possible.

After a brief discussion, the Council Members agreed that either Dan Stearns or Ben Niebel would be an appropriate choice -- the ultimate appointment to be dependent upon the candidate's availability and willingness to serve. Dargitz ~~seconded~~ ^{SUGGESTED}; Taricani ~~seconded~~ ^{CONCURRED}. (It was later learned that Dan Stearns had accepted the appointment.)
TARICANI MOVED; STEWART SECONDED.

THE APPEAL OF THE VICTORIAN MANOR

Victorian Manor Owner, Chris Exarchos, requested that a Special Council Meeting be held to hear his appeal of the Centre Regional Building and Housing Code Board of Appeals' negative decision on his building plans. (The plans had earlier been rejected by Centre Regional Code Administrator James Quigley.)

The Members were in agreement that Exarchos be given the opportunity to be heard; they likewise agreed to waive the customary payment of Council costs as, said Taricani, "the hardship was not caused by the Applicant", and Exarchos was making a conscious effort to responsibly resolve the differences.

The meeting was tentatively set for Tuesday, July 5, 1983 at 4:00 p.m. in the College Township Municipal Building and will be advertised accordingly.

VIGILANT VI ADVISES OF VILLAGE VANDALS

Lemont resident Elvira Meyer advised Council of various juvenile misdoings throughout the Village. She cited such instances as the vandalization of the granite bench she had donated to the Post Office in honor of her late husband; youngsters running rampant through the Post Office's flower beds; rock throwing; and the hanging of wire between telephone poles.

Mrs. Meyer is not interested in recouping the costs involved in cleaning the afore-mentioned bench; she is interested, however, in Council's help in curbing the misbehaviour of these adolescents.

Dargitz, although sympathetic, noted that these problems are not endemic to the Village of Lemont. Taricani said that the parents must be held responsible for the actions of their children.

Lechner said that he had already contacted the Police Department about this matter and had requested that the officers pay particular attention to the Lemont Area.

WORK SESSION ON MAIN HURDMAN REPORT

At this point, 5:10 P.M., the Regular Meeting was recessed in favor of an informal work session on the Main Hurdman Analysis of the Borough's Police Services Fee Structure.

Dargitz provided the background. In response to varied accusations that neither College nor Harris Townships have been paying their fair share of the costs for their contracted police services, the Borough hired the Main Hurdman Company to analyze the cost to the Borough for providing police protection.

The results of this report, Dargitz said, are not favorable towards the Township's position. To determine the costs of police services, Main Hurdman suggested two different methodologies -- the more expensive full-cost approach and the less inclusive incremental-cost approach. Dargitz noted that the use of either one would considerably increase the share of the costs for College Township.

Taricani said that it would be useless to analyze the report on a line-by-line basis; all agreed that it would be useless to dispute the report on the basis of numbers alone.

Therefore, the Township's options, Dean said, are two-fold:
1) to decide whether it can afford to buy its police services from the Borough and 2) if so, how much of the service is the Township able to buy?

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Dargitz offered another approach: the Borough should look at the real additional cost incurred by servicing other municipalities rather than dividing the cost into shares. Another alternative, he said, would be to go back to the original formula that has been in effect since 1975.

Dargitz then noted that a meeting between the Borough and College and Harris Townships has been set for July 6 at Noon in the State College Municipal Offices to begin the negotiations for altering the police contract. He said that the Township should determine its position and instructed Manager Lechner to work on alternative strategies.

ADJOURNMENT

The meeting adjourned at 5:31 p.m. Taricani moved; Bailey seconded.

Respectfully submitted,

C. Thomas Lechner
Secretary

CTL:ss:bh