

COLLEGE TOWNSHIP COUNCIL
MEETING TO BE HELD ON
OCTOBER 11, 1984
7:30 P.M.

A G E N D A

CALL TO ORDER

PUBLIC HEARINGS:

- PH-1 College Township IDA - Request for Loan from Kenneth H. & Diane A. Kulp to add building improvements to commercial facility at 1100 N. Atherton St., Ferguson Twp.
- PH-2 Request for Rezoning of Lot 3-RR owned by Charles and Catherine Rallis from U-R (University-Residential) to C-1 (General Commercial)

ADJOURN PUBLIC HEARING

CALL REGULAR MEETING TO ORDER

OPEN DISCUSSION (15 Min.)

APPROVAL OF MINUTES:

- Meeting held 9/13/84
Meeting held 9/27/84
Special Meeting held 10/1/84

UPDATE INFORMATION

FINANCIAL REPORT

CORRESPONDENCE

- C-1 Letter from Ruetgers-Nease re Application to DER
- C-2 Letter from CDT re Invitation to attend reception for minority students at Penn State Sheraton on 10/10/84 at 7:00 p.m.
- C-3 Letter from Corning re Application to DER
- C-4 Copy of Letter from Steven R. Keesey to John (Jack) Mitchell re water drainage problem in Spring Creek Est.
- C-5 Letter from Nancy Noll to Council re support of Centre County Home Health Service for 1985
- C-6 Memo from Dennis Elpern, CRPC, re Annual Bus Tour "The Industrial Base of the Centre Region".

PLANNING COMMISSION RECOMMENDATIONS (See pink slip for comments)

PLANS FOR APPROVAL

- P-1 Preliminary-Final 3-Lot Subdivision Plan for Charles Thornton

BUSINESS: Old

- OB-1 Pike Street Turnback

- OB-2 Deed for Project 70 Lands to Commonwealth of Pennsylvania

New

- NB-1 Appointments to Handicapped Non-Discrimination Committee, by adoption of Resolution No. 106

- NB-2 Set Hearing Date for Rezoning of Lands of Dan Stearns

- NB-3 Cooperative Police Study Report for feedback to COG

- NB-4 Financial Advisory Committee Report

- NB-5 Letter from Grady Meehan re Donation of tract of land approx. 1.3 acres to College Twp. from Peters Estate

COMMITTEE REPORTS

ANNOUNCEMENTS

ADJOURNMENT

*** MANAGER'S UPDATE ***

Meeting held September 13, 1984

1. Examine the problem of installing a stop sign on Mt. Nittany Road at Berry Street.

RESPONSE: My initial survey and traffic count does not indicate that a 3-way or 4-way stop intersection is warranted. However, it is possible that a portion of Mt. Nittany Road could be signed for a 25 MPH Speed Limit.

2. Look into the item concerning the hauler, Delta Disposal Service, which is taking trash from the Hills Dept. Store and not depositing it at the transfer station.

RESPONSE: This formal complaint was forwarded to Centre Regional Administration for discussion and recommendations regarding the complaint. The Public Service Committee is in the process of drafting some changes in the present Ordinance.

3. Ask PennDOT to study the speed limit situation in Penn Hills to see if it may be changed from 45 mph to 35 mph.

RESPONSE: A letter was addressed to Tom Ickes, of the PennDOT Clearfield Office, and in addition to the request on a reduction to a speed limit, they were also requested to determine if a turning lane is warranted on East College Avenue and Benner Pike between Houserville Road and Shiloh Road.

* MANAGER'S UPDATE *

Meeting held September 27, 1984

1. Present recommendations for members of the to be Handicapped Non-Discrimination Committee to Council at their next meeting.

RESPONSE: This item is addressed as a New Business Item on
tonight's agenda.

2. Contact the Darlingtones and Mr. Metzger and ask them to meet with you as the neutral mediator to help them work out a solution for all involved.

RESPONSE: A meeting was held October 8, 1984 with the Township
principals, Bonnie & Jesse Darlington and Lee Metzger representing
Fred Metzger, in addition to Bob Watkins and Tom Songer. There
were several options offered to both parties. A response from
the Darlingtones is anticipated prior to the proposal being mailed
to Fred Metzger who is in Florida.

COLLEGE TOWNSHIP FINANCIAL REPORT

Cash Position for the 9 months ended 9-30 19 84

BEGINNING:		<u>CURRENT MONTH</u>	<u>YEAR TO DATE</u>
Cash	<u>2,990</u>		
Investments	<u>192,562</u>		
Accounts Receivable	<u>-0-</u>		
LESS Accounts Payable	<u>3,462</u>		
Fund Equity		<u>192,090</u>	
Revenues		<u>45,530</u>	<u>673,300</u>
Total Available for Appropriation		<u>237,620</u>	
LESS Expenditures		<u>41,291</u>	<u>535,620</u>
ENDING:			
Cash	<u>3,230</u>		
Investments	<u>196,759</u>		
Accounts Receivable	<u>-0-</u>		
LESS Accounts Payable	<u>3,462</u>		
UNRESERVED RETAINED EARNINGS	<u>196</u>		
UNAPPROPRIATED FUND EQUITY		<u>196,329</u>	

COLLEGE TOWNSHIP FINANCIAL REPORT
BUDGET AND ACTUAL APPROPRIATIONS - ALL FUNDS for the 9 month(s) ended 9-30 1984
1983 1984

ACC'T.	CLASSIFICATION	1983		1984			BUDGET REMAIN. for '84	PROJECT. REMAIN. for '84	ACTUAL + to '84 BUDGET
		BUDGET 1983	ACTUAL Y-T-D	BUDGET 1984	ACTUAL MONTH	ACTUAL Y-T-D			
	ASSETS								
100	Beginning Cash	\$ 31,485	\$ 31,485	\$ 58,810	\$ N/A	\$ 58,817	\$ 196,497	\$ 196,329	\$ (168)
	REVENUES								
300	Taxes: Property	152,304	148,109	162,804	3,441	158,779	4,025	3,000	(1,025)
	Local Enabling	312,000	222,559	324,500	21,420	274,387	51,113	65,000	13,867
320	Licenses & Permits	190	2,913	5,500	80	6,315	(815)	1,400	2,215
330	Fines & Forfeits	41,000	27,564	44,000	2,233	32,050	11,950	16,700	4,750
340	Interest & Rents	25,900	18,743	30,300	4,576	30,288	12	8,600	8,588
350	Intergovern. Revenues	137,659	108,064	151,265	8,143	125,047	26,218	20,200	(6,018)
360	Charges for Services	28,788	23,052	38,150	4,716	31,196	6,954	8,700	1,746
380	Miscellaneous	7,022	6,163	1,800	921	16,238	(14,438)	5,100	19,538
	TOTAL REVENUES	\$704,863	\$ 557,167	\$758,319	\$ 45,530	\$ 673,300	\$ 85,019	\$ 128,700	\$ 43,681
	TOTAL AVAILABLE for APPROPRIATION	\$736,348	\$ 588,652	\$817,129	\$ N/A	\$ 732,117	\$ 281,516	\$ 325,029	\$ 43,513
	EXPENDITURES								
400	Gen. Gov't.: Administ.	\$109,880	\$ 82,706	\$119,380	\$ 6,833	\$ 82,792	\$ 36,588	\$ 37,900	\$ 1,312
	Tax. Coll.	41,355	31,624	44,340	2,989	32,127	12,213	13,211	998
	Sub-Total 400	151,235	114,330	163,720	9,822	114,919	48,801	51,111	2,310
410	Public Safety:								
	Police	178,003	129,849	195,845	15,548	143,180	52,665	52,900	235
	Fire	26,865	20,706	31,565	-0-	22,494	9,071	9,157	86
	Planning & Zoning	27,225	20,497	30,155	614	22,563	7,592	8,436	844
	Sub-Total 410	232,093	171,052	257,565	16,162	188,237	69,328	70,493	1,165
420	Health & Welfare:								
	Sanitation	1,000	414	1,000	10	1,265	(265)	490	755
430	Highways:								
	General Maintenance	45,000	33,144	61,311	4,717	38,923	22,388	25,300	2,912
	Snow Removal	24,770	7,401	26,635	-0-	21,641	4,994	7,000	2,006
	Traffic Signals	5,800	3,002	13,650	428	10,462	3,188	2,800	(388)
	Street Lights	8,760	6,390	8,900	716	6,376	2,524	2,200	(324)
	Highway Maintenance	50,300	39,525	50,540	5,269	40,159	10,381	10,700	319
	Construction Proj.	40,790	36,692	25,535	1,034	1,034	24,501	27,900	3,399
	Sub-Total 430	175,420	126,154	186,571	12,164	118,595	67,976	75,900	7,924
440	Transportation:								
	Transit System	18,168	13,788	12,725	-0-	9,507	3,218	3,447	229
450	Culture Recreation:								
	Parks & Recreation	41,625	36,640	43,283	-0-	38,505	4,778	5,000	222
	Libraries	24,889	18,791	28,913	-0-	21,685	7,228	7,228	-0-
	Senior Citizens	6,171	2,018	5,738	-0-	4,873	865	2,300	1,435
	Sub-Total 450	72,685	57,449	77,934	-0-	65,063	12,871	14,528	1,657
470	Debt Service:								
	Principal & Interest	17,262	14,049	16,646	1,011	13,614	3,032	3,033	1
480	Miscellaneous:								
	Employee Benefits	37,000	19,066	42,158	2,122	24,420	17,738	15,400	(2,338)
	TOTAL EXPENDITURES	\$704,863	\$ 516,302	\$758,319	\$ 41,291	\$ 535,620	\$ 222,699	\$ 234,402	\$ 11,703
	REMAINDER for APPROPRIATION	\$ 31,485	\$ 72,350	\$ 58,810	\$ N/A	\$ 196,497	\$ 58,817	\$ 90,627	\$ 31,810

COLLEGE TOWNSHIP COUNCIL

Regular Meeting

October 11, 1984

The regular meeting of the College Township Council was held on October 11, 1984 at 7:30 pm in the College Township Municipal Building.

Members present: Gale L Dargitz, Max E Hartswick, Herbert W Stewart, Dolores A Taricani - Chairman

Member absent: Fred E Smith

Others present: C Thomas Lechner - Manager
Beulah L Houser - Administrative Assistant
Robert L Hayden - Treasurer

Taricani called to order a public hearing for a request for rezoning for Lot 3-RR owned by Charles and Catherine Rallis from U-R (University/Residential) to C-1 (General Commercial).

Taricani swore in Thomas Songer, James Rallis, Eugenie Harlow, Jacqueline Melander and Gerald Dixon to testify.

Songer opened the discussion by presenting a layout of the area. He stated that the Planning Commission had recommended that Council approve the rezoning request. Songer informed Council that by rezoning the land commercial it would be more desirable for building purposes. He also stated that Rallis may want to market the land.

Taricani questioned Songer about the ownership of the surrounding area. Songer replied that he thought the land belonged to the Pennsylvania State University but he was not sure.

Council also questioned Songer on the access to Lot 3-RR. Songer stated that access would be granted to Lot 3-RR across Lot 3-A.

A resident, Mrs. Eugenie Harlow, asked Council whether the land surrounding Lot 3-RR would follow in suit and also be zoned commercial. Taricani explained that before any land is rezoned it must be presented to the Planning Commission and also to Council for approval.

James Rallis representing his uncle, Charles Rallis, asked if the Township is responsible for the access road to the present Rallis and Dixon properties or if the land owners are responsible. Council replied that it is a private access road and the landowners are responsible.

Jacqueline Melander, Centre County Historical Society, expressed her concern and the concern of the Historical Society of the rezoning.

Gerald Dixon, who owns a residence adjacent to the Rallis property, stated that he had no objections to rezoning the land commercial.

Taricani stated that a decision on rezoning would not be made until the professional planning staff looks at the rezoning request.

It was moved by Dargitz and seconded by Hartswick to adjourn the Public Hearing. Council members voted favorably.

Taricani called to order the regular meeting of the College Township Council at 8:00 pm.

Taricani stated that the minutes of the September 13 and 27 and October 1, 1984 meetings were up for approval or correction.

Taricani expressed concern that the October 1 minutes read, "Council accepted the proposal from the State College Chief of Police for 185 hours of police service per week for College Township at the rate of \$191,341.80." She mentioned that someone had questioned her as to whether a new contract was signed. Lechner clarified that the proposal for the level of service was accepted and a new contract was not in question at that time.

It was moved by Hartswick and seconded by Dargitz to approve the minutes of the September 13, 27 and October 1, 1984 meetings. Council members voted in favor of the motion.

It was moved by Dargitz to accept the financial report. Hartswick seconded the motion and Council members voted in favor of it.

The following correspondence was received by Council:

1. Letter from Ruetgers-Nease regarding application to DER.
2. Letter from the CDT regarding an invitation to attend a reception for minority students at the Penn State Sheraton on October 10, 1984 at 7:00 pm.
3. Letter from Corning regarding an application to DER.
4. Copy of a letter from Steven R Keesey to John Mitchell regarding the water drainage problem in Spring Creek Estates.
5. Letter from Nancy Noll to Council regarding support of Centre County Home Health Service for 1985.
6. Memo from Dennis Elpern, CRPC, regarding the Annual Bus Tour "The Industrial Base of the Centre Region".

PLANS FOR APPROVAL

Lechner presented to Council the Preliminary-Final 3-Lot Subdivision Plan of Charles Thornton. He informed Council that the Planning Commission did not approve the plan for the following reasons:

1. Lack of coverage for Flood Plain (Section 1.2.4.3).
2. Lack of topographical contours (Section 1.2.4.3).
3. Lack of indication of existing electrical lines and poles (Section 1.2.5.3).
4. Lack of indication of setbacks for Lot 1 (Section 1.2.5.7).

In addition, under Article IV, Section 2.2.2, additional rights-of-way should be dedicated to bring Trout and Houserville Roads to the standard 60 foot width.

Lechner stated that the plan is presented very poorly and does not recommend that Council approve the plan for the above reasons.

It was moved by Dargitz and seconded by Hartswick to reject the Preliminary-Final 3-Lot Subdivision Plan for Charles Thornton dated August 17, 1984. Council members voted in favor of the motion.

Taricani asked Lechner to notify the applicant of the decision.

The first item of Old Business was the Pike Street Turnback. Lechner informed Council that he had received correspondence from Thomas Ickes regarding the turnback of 0.6411 mile of Legislative Route 14050 (Pike Street) from Elmwood Street to East College Avenue in the village of Lemont. Ickes included with his letter three copies of a resolution and Form M-4226 stating that the improvements recommended by Dave Sweetland, who was asked by Lechner to review the situation, were included on Form M-4226.

Lechner stated that Sweetland did not recommend Council take over the road. In his review, Sweetland estimated that the yearly ~~cost for the township~~ ^{LIQUID FUEL FEE SURSEMENT} to maintain the road would be \$1,600. The Township is now receiving \$600/year from PennDOT to plow and salt the road. The Township would no longer receive the \$600 if the Township takes ownership of the road. This leaves a net of \$1,000.

Taricani indicated that the Township would like to acquire the road and would be willing to spend a few dollars if the turnback would benefit the residents. Dargitz expressed his thoughts that the Township is in a position to negotiate with PennDOT.

Council asked Lechner to contact PennDOT to inform them that the Township has serious reservations in taking over this road and suggest that they negotiate further.

At this time, Lechner informed Council of the track of land from the Maude E. Peters Estate that her grandson would like to donate to College Township in order to close the estate. The land joins the College Township Park on Slab Cabin Creek, off Elmwood Street. The track is a strip of land sandwiched between the State College By-pass right-of-way and land owned by Donald Ford. It parallels the Slab Cabin Creek valley for several hundred feet beside the limited access By-pass. Lechner indicated that the land is on a slope and because of its location in conjunction with the By-pass, would be very difficult for Mr. Meehan (the grandson) to sell. It was moved by Hartswick to accept the 1.3 acre plot of land as a gift to the Township with gratitude. The Manager is to inform Meehan of Council's action.

The next item of Old Business was the deed for Project 70 Lands to the Commonwealth of Pennsylvania. PennDOT has asked the Township to execute a deed transferring this area (approximately 1.6 acres). The Township Solicitor had drawn up a legal description of the land involved which was attached to his correspondence to Council. Dargitz moved that if PennDOT agrees that this is a fair description, then go ahead and have the deed drawn up.

The first item of New Business was the appointment of members to the Handicapped Non-Discrimination Committee by adoption of Resolution #106. The persons asked to serve on the Committee are:

Mrs. June Krumrine, Handicapped Non-Discrimination Committee Coordinator
Miss Karol Davenport, a taxpayer who is handicapped
Mrs. Ellen Dean, a taxpayer
Mr. Robert Hayd, Supervisory Employee of College Township
Mr. James Steff, Department Head

It was moved by Dargitz and seconded by Hartswick to accept Resolution #106 and appoint the above persons to the Handicapped Non-Discrimination Committee. Council members voted in favor of the motion.

The next item on the agenda was to set a hearing date for the rezoning of lands of Dan Stearns. Stearns was present and indicated that the original request to rezone these lands was presented by Uni-Tec on Calvin Zimmerman's behalf who had a purchase option of the parcel of land. Zimmerman has since dropped the option. Stearns indicated that the request now comes directly from he and Mrs. Stearns. Stearns was concerned that the progress was moving a little faster than he had anticipated.

Taricani said that because of Stearns' concern about the timing, Council would consider the request, forward it to the Planning Commission and schedule a Public Hearing for the November or December Council Meeting.

The next item was the request for feedback to COG on the Cooperative Police Study Report. Dargitz said that he and Lechner had attended the Borough Public Safety Committee Meeting where the Chief of Police indicated that short range goals would be more interagency coordination and planning among the chiefs and the investigating committees. Dargitz said his general impression was that the first steps of coordination were in process.

Taricani said that College Township is the most likely to be flexible since police services are already contracted from the State College Borough. Council's response to the feedback request is that they are willing to be flexible and look at the other areas.

The Financial Advisory Committee presented their report to Council. John Zeigler explained that the Committee met on numerous occasions to put the report together and that they are in total agreement with the report as it is written.

Taricani accepted the report and suggested that Council read it, list their questions and concerns and meet with the Committee again. It was agreed that Council would meet with the Committee on October 23 at 4:00 pm or 7:30 pm depending on what time the Township evaluations are scheduled. Lechner was asked to check the time the evaluations are scheduled and set a time to meet with the Financial Advisory Committee.

Lechner addressed the budget timetable which was set at the September 27 meeting. Lechner indicated that he would like to have the scheduled December 20 Public Hearing on the proposed budget at 4:00 pm instead of 7:30 pm which would combine the budget meeting and the regular meeting, since the later time conflicts with the Planning Commission meeting at 8:00 pm.

It was moved by Hartswick and seconded by Dargitz to adjourn the meeting at 8:47 pm. The motion was unanimously carried.

Respectfully submitted,

C Thomas Lechner
Manager

CTL:cak:key