

The regular meeting of Council was called to order by President Steffey at 7:00 p.m. in the Municipal Centers, 925 Old Clairton Road. Following the Pledge of Allegiance, Councilwoman Bucy, Vice President Budd (via Zoom), Councilman Lynch, Councilman Montgomery, Councilman Reynolds, Councilwoman Ruscitto, President Steffey, and Mayor McCaffrey answered to roll call. Finance Director Haberstock, Solicitor McPeak Cromer, Chief Dziezgowski, Engineer and Acting Borough Manager Glistler, and Public Works Director Volpe were also present. Consulting Engineer Minsterman, and Borough Manager Stinner were absent.

#### REPORT FROM BOROUGH BOARDS AND COMMISSIONS

None

#### BOROUGH RESIDENT/TAXPAYER COMMENTS ON AGENDA ITEMS

None

#### AGENDA ITEMS

Mr. Montgomery moved to approve the monthly bills, seconded by Mr. Lynch, and carried unanimously.

Mrs. Bucy moved to approve the monthly payroll. Seconded by Mr. Montgomery, and carried unanimously.

Mrs. Bucy moved to approve minutes of agenda meeting October 4, 2023, seconded by Mr. Montgomery, and carried unanimously.

Mrs. Bucy moved to approve minutes of regular meeting October 9, 2023, seconded by Mr. Montgomery, and carried unanimously.

Mayor McCaffrey administered the Oath of Office to the existing members of the Borough of Jefferson Hills Civil Service Commission.

Mayor McCaffrey read "I, state your name,"

Stacie Jesionowski stated I, Stacie Jesionowski.

William Plunkett stated I, William Plunkett.

William Potts stated I, William Potts.

Ms. Jesionowski, Mr. Plunkett, and Mr. Potts continued in unison "do solemnly swear that I will support, obey, and defend the Constitution of the United States, and the Constitution of this Commonwealth, and that I will discharge the duties of my office with fidelity as Civil Service

Commissioner . That I have not paid or contributed, or promised to pay or contribute, either directly or indirectly, any money or other valuable thing to procure my appointment, except for necessary and proper expenses, expressly authorized by law; knowingly receive, directly or indirectly, any money or other valuable thing for the performance or non-performance of any act or duty pertaining to my office, other than compensation allowed by law.”

Mr. Lynch moved to table the motion to promote \_\_\_\_\_ from Park Laborer to Road Laborer per the collective bargaining agreement with Local #1058, seconded by Mr. Montgomery, and carried unanimously.

Mr. Montgomery moved to advertise one (1) seat on the Borough of Jefferson Hills Civil Service Commission for a term expiring December 31, 2026, seconded by Mr. Lynch, and carried unanimously.

Mrs. Bucy moved to adopt Resolution 31-2023 appointing Brian Haberstock as delegate to the Allegheny County Southwest Tax Collection District Committee, seconded by Mr. Montgomery, and carried unanimously.

Mr. Lynch moved to advertise an Ordinance authorizing Gaitens, Tucceri, and Nicholas to prepare all necessary “Declaration of Taking” documentation for Parcel ID 1134-J-116 for the PICCO Pump Station Project, seconded by Mrs. Bucy, and carried unanimously.

Mr. Montgomery moved to approve an Encroachment Agreement between the Borough of Jefferson Hills and Riverlift Industries, Inc. for the installation of a proposed force main into the Borough’s sanitary sewer system in the Madison Avenue Right of Way, seconded by Mr. Lynch, and carried unanimously.

Mrs. Ruscitto moved to award the Janitorial Services bid to Three Guys Cleaning, LLC in the amount of \$95,580.00 (\$31,860.00 per year or \$2,655.00 per month for 3 days per week) for the Municipal Center, Gill Hall Community Center, and Public Works Facility for the period of December 2023 through November 2026, seconded by Mr. Montgomery, and carried unanimously.

Mrs. Ruscitto moved to table the motion to approve the Natural Gas Agreement between the Borough of Jefferson Hills and Snyder Brothers, Inc. to purchase natural gas at \$5.39 per Dekatherm for the period of June 2024 through May of 2027, seconded by Mr. Montgomery, and carried unanimously.

President Steffey called for a motion to adopt Resolution 32-2023 increasing the Garbage/Recycling and Rubbish collection and disposal fess effective January 1, 2024, at a rate of \$80.00 per quarter (\$320.00 annually). No motion being made, motion dies.

Mr. Montgomery moved to adopt Resolution 32-2023 increasing the Garbage/Recycling and Rubbish collection and disposal fess effective January 1, 2024, at a rate of \$86.45 per quarter (\$345.80 annually), seconded by Mrs. Bucy. The vote was not unanimous, and a roll call vote was taken per Borough Code, which requires that the minutes show the actual votes by name, below are the votes of each Council Member.

Mrs. Bucy	YES
Mrs. Budd	YES
Mr. Lynch	YES

Mr. Montgomery	YES
Mr. Reynolds	NO
Mrs. Ruscitto	YES
Mrs. Steffey	YES

Six members voted yes, and one member voted no, motion carried.

Mrs. Bucy stated we previously talked about this at the agenda meeting that due to the fact that postage, bank fees, et cetera, were not put in the last five-year contract, that this is to compensate for that. Now, according to my calculations, we are going to get \$113,719 .29. I want to verify that is going to go into the general fund.

Mr. Haberstock responded yes, the general fund.

Mrs. Bucy moved to table the motion to approve the preliminary 2024 Borough of Jefferson Hills Budget, seconded by Mr. Montgomery, and carried unanimously.

Mrs. Bucy stated Mr. Haberstock has been very diligently working to try to get our deficit budget down. Some more information was delivered to us over the weekend. Therefore, the preliminary budget that was proposed to us will change.

President Steffey stated the finance committee is meeting tomorrow afternoon. There was not enough time between the voting meeting and the agenda meeting to decide on things.

Mr. Reynolds asked do you want to give the residents an idea how big of a deficit we are looking at right now?

Mr. Haberstock responded that currently it is right around 1.5 to 1.6 million. Expenditures exceed revenues.

President Steffey called for a motion to authorize advertising an Ordinance Modifying Section 1-101 of the Borough Code of Ordinance to Modify the Time of Borough Council Meetings.

Mr. Montgomery asked what does that mean?

President Steffey responded there will be a few changes to our Wednesday meetings for next year.

Solicitor McPeak Cromer stated that was at the request of GTN. We will prepare the ordinance at no charge to the Borough because neither Solicitor Rosini nor I are able to come the second Wednesdays. We revised the ordinance to indicate the first Wednesday of each month.

Mr. Montgomery asked is that because of the calendar?

Solicitor McPeak Cromer responded yes. There were some other changes based on holidays.

Mr. Lynch moved to authorize advertising an Ordinance Modifying Section 1-101 of the Borough Code of Ordinance to Modify the Time of Borough Council Meetings, seconded by Mr. Montgomery, and carried unanimously.

Mrs. Bucy moved to reimburse Michelle Dunn of Fund for Feral Cats for feral cat population control in the amount of \$2,197.80, seconded by Mr. Montgomery, and carried unanimously.

President Steffey called for a motion to authorize sending Unit #231 - 2011 Ford Fusion SE (VIN #3FAHP0HG0BR144835) to the Perryopolis Auto Auction in November.

Mr. Reynolds asked is there any way you could hold them off until next year to liquidate them? In the auction business, the months of November and December are predictably your lowest market of the year. If you wait till February, some income tax dollars get back into the auction. The dealers simply pay more money for cars. It will be much more of a windfall for them, unless they have to be off the numbers right now.

Mr. Haberstock responded that is good.

Chief Dziezgowski responded that is good, yes.

Mrs. Bucy moved to table the motion to authorize sending Unit #231 - 2011 Ford Fusion SE (VIN #3FAHP0HG0BR144835) to the Perryopolis Auto Auction in November, seconded by Mr. Montgomery, and carried unanimously.

Mr. Montgomery moved to table the motion to authorize sending Unit #264 - 2016 Ford Taurus (VIN #1FAHP2MT3GG117626) to the Perryopolis Auto Auction in November, seconded by Mrs. Bucy, and carried unanimously.

Mr. Lynch moved to approve the Jefferson Hills Police Department to enter a contract with Cyclops Technologies, Inc., a Florida corporation doing business as PlateSmart Technologies (“Company”) for a 3-year subscription period (January 1, 2024, through December 31, 2026) for 6 cameras to cover all intersection cameras utilized by the department for traffic surveillance at a rate of \$193.00 per camera for a total of \$3,474.00, seconded by Mrs. Bucy, and carried unanimously.

Mr. Lynch moved to purchase five (5) portable mobile radios at the price of \$785.12 each (\$3,925.60 total) from Luttamus Communications for the Borough of Jefferson Hills Clerk area, Building Code Official, Code Enforcement Officer, Borough Engineer, and Borough Manager, seconded by Mr. Montgomery. The vote was not unanimous, and a roll call vote was taken per Borough Code, which requires that the minutes show the actual votes by name, below are the votes of each Council Member.

Mrs. Bucy	YES
Mrs. Budd	YES
Mr. Lynch	YES
Mr. Montgomery	YES
Mr. Reynolds	NO
Mrs. Ruscitto	YES
Mrs. Steffey	YES

Six members voted yes, and one member voted no, motion carried.

President Steffey called for a motion to add signage to Beedle Park, Gill Hall Park, and Andrew Reilly Memorial Park indicating free Wi-Fi is available.

Mr. Lynch asked is this going to be additional to the cost of the signs that we already had in progress?

President Steffey responded they are. These are on the smaller side. These are like the ones that you see on the fences of the baseball field and things of that nature.

Mrs. Bucy asked do we have a cost for these signs?

President Steffey responded no. There were mock-ups, like we made for the batting cages. We did those in-house.

Mr. Glister stated the batting cages were done in-house, but this would be something on a much smaller scale. We can get a cost and we can always table this if Council wishes.

Mr. Reynolds stated I do not understand why something this insignificant is on here. I will make the motion just to make it go away. We are talking about signs that are big as this paper. We are holding up this meeting. It is insignificant. We are talking about putting a couple signs up that says, hey, you can get free Wi-Fi. We get signs like that made for the fields all the time. We did not vote to say, we brought signs. I do not know why we are doing it here, and why it is becoming such a big issue.

Mr. Glister stated it was not so much for the actual signs, it was more that we wanted the public to be aware that we are going to offer them Wi-Fi.

Mr. Lynch asked was the cost significant enough to where Council had to approve?

President Steffey responded not really.

Mr. Volpe stated we have signs we made on computer paper at the GBU hanging in the frame. I would advise not putting signs up in the wintertime at the park. They are just going to get weathered. I do not know how many signs we are going to have to put up. Are we going to put them in every field, and every pavilion? If you get an outdoor sign, they are \$10.00. Inside the GBU, they were free, we printed them on the computer paper.

Mr. Reynolds stated we are wasting all of our money on these other signs that we are putting in place, just put another sign across the bottom of it, free Wi-Fi available. Those signs are there as you enter the park. We did not bat an eye of charging residents' extra money for their garbage, but we are sitting here trying to figure out a couple signs.

Mrs. Bucy stated I think we need to restate the motion.

President Steffey called for a motion to add signage to Beedle Park, Gill Hall Park, and Andrew Reilly Memorial Park, indicating free Wi-Fi is available.

Mrs. Bucy moved to add signage to Beedle Park, Gill Hall Park, and Andrew Reilly Memorial Park indicating free Wi-Fi is available, seconded by Mr. Reynolds, and carried unanimously.

Mrs. Bucy moved to authorize the Community Relations Coordinator to get quotes for signs at Route 51 locations, the Borough Building, and the Public Works Building for Phase 2 of the Borough Signage Project, seconded by Mr. Montgomery, and carried unanimously.

Mr. Montgomery moved to approve the Work Authorization dated November 3, 2023, from Gateway Engineers, Inc. for work previously completed on the Lobbs Run Stream Restoration project in the amount of \$4,300.00, seconded by Mrs. Bucy, and carried unanimously.

Mrs. Bucy moved to approve Work Authorization dated November 3, 2023, from Gateway Engineers, Inc. to continue assisting with the environmental permitting for the proposed Frank Street connection in the amount not to exceed \$9,000.00, seconded by Mr. Montgomery, and carried unanimously.

Mr. Montgomery moved to adopt Resolution 30-2023 granting preliminary approval to the 2<sup>nd</sup> Revision to the Deer Hollow Plan Phase 1, located at the intersection of Arnoni Drive and Arch Street, Lot and Block 769-R-322, 769-C-321, and 769-C-320, and zoned R-2 designated as S-4-2023.

Mrs. Bucy asked was this approved by the Planning Commission?

Mr. Montgomery responded yes.

Mrs. Bucy seconded the motion. The vote was not unanimous, and a roll call vote was taken per Borough Code, which requires that the minutes show the actual votes by name, below are the votes of each Council Member.

Mrs. Bucy	YES
Mrs. Budd	YES
Mr. Lynch	YES
Mr. Montgomery	YES
Mr. Reynolds	NO
Mrs. Ruscitto	YES
Mrs. Steffey	YES

Six members voted yes, and one member voted no, motion carried.

#### BOROUGH RESIDENT/TAXPAYER COMMENTS ON NON-AGENDA ITEMS

Mr. Ed Manfredi, 204 Andrew Drive, stated I have lived in the Borough for 36 years. For the past six weeks, I spent over 110 hours visiting over a thousand homes and talking to hundreds of residents, Democrats, Republicans, and Independents. We certainly have a variety of neighborhoods in our Borough. Most residents are very happy living here, but they have many concerns that they expressed to me. I made them a promise that win or lose the Council election, I would be their voice to Council. I would like to share with you some of their concerns. Taxes. How their dollars will be spent. Will their taxes be spent to benefit a small number of residents or for all residents? Do we still have a Borough Manager? If so, where has he been? Many streets in the Borough are over 25 years old and need to be replaced. What are we

doing about developing commercial property? What can be done about the noticeable air pollution in some areas? Are there plans to build a recreation or community center for all residents? In some areas of the Borough, they are concerned with traffic. Some are concerned with drivers who drive too fast. Some would like to see police more frequently in their neighborhoods. With all the new housing developments, many express a need for additional fire stations. I am willing to meet with the Council President, the Borough Manager or acting manager, the police chief, and the fire chief to discuss the above items in further detail. Most of the above items can be solved using common sense and respecting all residents. Thank you for giving me the opportunity to address you this evening.

Mr. Reynolds asked Mrs. Bucy to explain when you are operating in a deficit, the four things that need to happen in regard to the tax dollars?

Mrs. Bucy responded when you are on a finance committee and you have a deficit, there are options. One of the options is to cut services. Whether that be roads, departments, et cetera. Another example would be to raise taxes to generate more income. A third would be to have a combination of both of those things. We do currently have \$10 million in reserve, but we have an ordinance on the books that says that we cannot go below 60% of that \$10 million. When we raise taxes or we take money out of our reserves, the ultimate goal is to have more income. That is the process that the finance committee goes through. Do we select a variety of these possible solutions and try to work from there? There are only so many ways to get from point A to point B with taxes.

Mr. Reynolds stated whenever you are operating in a deficit, there is nothing good that is going to happen. You are either going to have to pay more money in taxes, which most people already are not happy with what they pay in taxes in Jefferson Hills, or you are going to get services cut. Would you be happier with roads not being paved or public works or recreation getting cut and so forth? Nothing good is going to happen. If you take your money and you spend your reserves, that is only a band-aid fix. You are spending your money in the bank. Now, if there is something that happens, the money will not be there in reserve. That is a negative too. I just wanted to make sure you understood, to be 100% transparent.

Solicitor McPeak Cromer stated you brought up several good issues. I believe, President Steffey, forgive me if I am speaking for you, would happily agree to your suggestion to meet with the interim manager, Council President, and Police Chief. Obviously, you have a variety of issues you would like to discuss. It would be very difficult to off the cuff try to answer all of those this evening. Let's put some thought into it. President Steffey, Mr. Glistler, and the Chief would be happy to answer your questions and discuss it further.

Mr. Manfredi stated I appreciate that. One thing I will add. These are concerns that the people gave me. I think there is one question that can be answered tonight and that is, do we have a Borough Manager?

Solicitor McPeak Cromer responded we do, and all I could tell you is that he is on medical leave. That is actually all we can share with you.

Mr. Haberstock stated can I just clarify one thing that Councilwoman Bucy said to Mr. Manfredi and to all residents. The 60% unreserved balance was a resolution passed by Council. That means that if we have a budget of, for example, \$10 million, we have to have set aside 60% of that number or \$6 million in savings. I just want to make sure that was clear.

## REPORTS

Fire Chief

The JHFR written report is on file in the administrative office.

EMS

Not Present

Engineer

Mr. Glister had nothing further to add to the engineering report on file in the administrative office.

Consulting Engineer

The consulting engineer report is on file in the administrative office.

Finance Officer/Treasurer

Mr. Haberstock had nothing further to add to the finance report on file in the administrative office.

Public Works Director

Mr. Volpe had nothing further to add to the to the public works report on file in the administrative office.

Police Chief

The JHPD COPS report is on file in the administrative office.

Chief Dziezgowski stated the JHPD and JHFR are conducting their annual toy drive, which will continue through December 8th. Toys and donations will be distributed on or about December 15th to those in need. If you wish to donate or are in need, please contact JHPD Clerk, Tara Revis at 412-655-2222 extension 2499 during normal business hours or via email at [trevis@jeffersonhills.net](mailto:trevis@jeffersonhills.net). In conjunction with the toy drive, JHFR will be hosting a Breakfast with Santa on Sunday, December 3rd, 2023, from 9:30 a.m. to 12:30 p.m. All who attend are asked to bring a new unwrapped toy as a donation. Happy Thanksgiving to everyone out there.

Mayor

Mayor McCaffrey stated Saturday, December 2nd from 2:00 p.m. to 7:00 p.m. will be our Holiday in the Hills event. We will have Santa, Mrs. Claus, vendors, and crafts for the children. Also, we will be accepting toy donations that day for our toy drive. They just need to be new and unwrapped.

Acting Manager

Mr. Glister had nothing further to add to the manager's report on file in the administrative office.



Solicitor

Solicitor McPeak Cromer had nothing further to add to the written report to Council.

## GENERAL BUSINESS

Mr. Montgomery stated this is just a proposal from the District Attorney, Stephen Zappala. He is promoting demolishing Century III. He said it will take \$11 million which he will come up with the funds. He needs an owner of the property since once he is done with litigation, Moonbeam will be out of the picture. He proposed that Pleasant Hills, West Mifflin, and Jefferson Hills be a joint authority to sell off the property. It is something that he proposed, and I thought I would bring it up for thought.

Mrs. Bucy said Happy Thanksgiving to everybody. We will continue to work very hard on trying to balance the budget.

Mrs. Ruscitto stated working on some outreach programs with our senior citizens, trying to help create some more events for them, Brandy Moyer, Caitlin MoyerDinardo, and I met with Pastor Peter Doerfler. They have set up a trivia day for seniors on Saturday, November 18th. It will be here in the community room from one to three o'clock in the afternoon. Seniors are invited for an afternoon of senior focused trivia, and for some coffee and refreshments at the Jefferson Hills Community Center. Bring your friends and have some fun. I would like to see as many people as we could get up there. I would like everybody to spread the word if they could. Have a happy and blessed Thanksgiving to everybody here in the Borough.

Mr. Lynch stated Veterans Day might be over, but there are still a lot of activities left this week for veterans to partake in. At the Steel Center Tech Center there is going to be a veteran's dinner tomorrow from 4:30 p.m. to 6:30 p.m. Veterans are obviously getting in for free. If you are a non-veteran, you wish to go, it will be \$5.00. There will be people on standby for that if you need some technology assistance or you can get a free meal or get a free haircut. You can get yourself a portrait taken or if you do have a dog, they can go there for a free bath and some nail trims. Obviously, you have got to make sure they have their vaccination records. This Friday at the Community Center from 8:00 a.m. in the morning till 4:00 p.m. will be the PACT Act. I want to thank Allegheny County Veterans' Division for handling all this. If you are a veteran, and you are new to the civilian world, come on by, get some information about VA benefits. We will make sure you get the help that you need.

Mr. Reynolds stated I would like to see the three communities start a joint venture. That could be the recreation center to end all recreation centers. Baseball fields, soccer fields, football fields, you name it. That could be the recreation that everybody around here is looking for.

Mrs. Ruscitto stated it could be in collaboration with CCAC. CCAC is local to that area and very close. There is no place for young people to go play junior college athletics, such as football. The closest place they have to go is Lackawanna College which is near Erie, Pennsylvania. A lot of those students cannot afford to even take a bus there. In collaboration with the county, it would be a great asset to have some dorms and recreation facilities no doubt.

Mr. Reynolds stated Happy Thanksgiving.

President Steffey stated Happy Thanksgiving to everybody. Please be safe.

#### ADJOURNMENT

President Steffey adjourned the meeting at 7:40 p.m. on a motion by Mrs. Ruscitto, seconded by Mr. Lynch, and carried unanimously.

Michael Glister, PE  
Acting Secretary/Borough Manager

An executive session of Council was held prior to the meeting in regard to personnel and potential litigation.