



**TOWNSHIP OF NORTH FAYETTE
BOARD OF SUPERVISORS
COMBINED MEETING
MUNICIPAL BUILDING
JULY 11, 2023
7:00 P.M.**

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Board of Supervisors: James Morosetti, Chairman
Bob Doddato, Vice Chairman
Mark O'Donnell, Treasurer

Township Manager: James Mangan

Assistant Township Manager: Andrew Hartwell

Chief of Police: Donald Cokus

Solicitor: Michele Cromer

Township Secretary: Marlyn Jordan

4. PRESENTATIONS

4.I. Oath of Office presented to Officer Malesky and Officer Paterni

5. PUBLIC COMMENTS

Comments from the floor regarding Agenda items.

6. REPORTS

7. Department of Public Works

- Patrick Felton, Director, Public Works

8. Road Master's

9. Department of Budget & Finance

- Andrew Hartwell, AICP, Director, Budget & Finance

10. Department of Recreation

- Darlene Hildebrand, Director, Recreation

10.I. Recreation Report

Documents:

[RECREATION REPORT .PDF](#)

11. Department of Community Development

- Michael Wozniak, Assistant Director, Community Director

11.I. Call for a motion to accept the Department of Community Development Report

Documents:

[COMMUNITY DEVELOPMENT REPORT.PDF](#)

12. Department of Public Safety

- Police & EMS
 - Donald Cokus, Chief, Police Department
- Fire
 - Gary Hamilton, Chief, Fire Department

12.I. Call for a motion to accept the Police and EMS Reports

Documents:

[POLICE REPORT.PDF](#)
[POLICE CRASH REPORT.PDF](#)
[EMS REPORT.PDF](#)

12.II. Call for a motion to accept the Fire Report

Documents:

[FIRE REPORT.PDF](#)

13. Engineer's Report

13.I. Call for a motion to accept the Engineer's Report

14. Treasurer's Report

14.I. Call for a motion to accept the Treasurer's Report

15. Solicitor's Report

15.I. Call for a motion to accept the Solicitor's Report

16. Assistant Township Manager

- Andrew Hartwell

17. Township Manager

- James Mangan

18. SUPERVISOR COMMENTS

- Bob Doddato
- Jim Morosetti
- Mark O'Donnell

19. PAYROLL & INVOICES

19.I. Call for a motion to approve the payment of payroll and invoices as listed.

20. APPROVAL OF MEETING MINUTES

20.I. Call for a motion to approve the minutes from the June 27, 2023, Board of Supervisors Meeting.

Documents:

[06 JUNE 27, 2023.PDF](#)

21. OLD OR UNFINISHED BUSINESS

22. NEW BUSINESS

22.I. Call for a motion to adopt Resolution No. 48-23, a resolution authorizing the execution of an easement encroachment agreement for Allegheny County Parcel ID 798-P-317 (116 Village Circle).

Documents:

[RESOLUTION 48-23.PDF](#)

22.II. Call for a motion to adopt Resolution No. 49-23, a resolution granting preliminary and final plan approval to Erica Campbell for a simple subdivision application.

Documents:

[RESOLUTION 49-23.PDF](#)

22.III. Call for a motion to adopt Resolution No. 50-23, a resolution granting Conditional Use approval to TK Robinson, LLC to allow a drive-thru associated with the Chick-fil-A restaurant located on Tax Parcel No. 412-B-3.

Documents:

[RESOLUTION 50-23.PDF](#)

22.IV. Call for a motion to adopt Resolution No. 51-23, a resolution granting Conditional Use approval to Key Development Partners LLC to allow a Shopping Center on Tax Parcel

No. 412-B-2.

Documents:

[RESOLUTION 51-23.PDF](#)

- 22.V. Call for a motion to adopt Resolution No. 52-23, a resolution granting Conditional Use approval to Flaugherty Associates LP to allow Townhomes on Tax Parcel No. 496-C-10.

Documents:

[RESOLUTION 52-23.PDF](#)

- 22.VI. Call for a motion to adopt Resolution 53-23, a resolution granting preliminary and final land development plan approval with conditions for the Chick-fil-A Drive-Thru Improvements Land Development Application.

Documents:

[RESOLUTION 53-23.PDF](#)

- 22.VII. Call for a motion to adopt Resolution 54-23, a resolution authorizing the Chairman and the Township Manager to execute all documents and agreements between the Township and the Commonwealth Financing Authority to assist in obtaining a grant in the amount of \$3,000,000.00 under the Multimodal Transportation Fund to be used for the North Fayette Boulevard Improvements Project.

Documents:

[RESOLUTION 54-23.PDF](#)

- 22.VIII. Call for a motion to approve Bond Reduction No. 15, a request to reduce the performance bond for the NFBP Phase 1 – Common Improvements Project from \$483,076.88 to \$348,827.82.
- 22.IX. Call for a motion to enact Ordinance No. 510, an ordinance amending Chapter 21 of the Township Code to establish Part 6, to regulate Street Trees within the Township.
- 22.X. Call for a motion to enact Ordinance No. 511, an ordinance amending Chapter 14, Part 4, of the Township Code to prohibit the parking of vehicles along certain public streets within the Township.
- 22.XI. Call for a motion to adopt Ordinance No. 512, an ordinance amending the official zoning map to change the zoning classification of tax parcel ID No. 413-L-1 from “B-2 General Business” to “I-2 Heavy Industrial”.

Documents:

[ORDINANCE 512.PDF](#)

- 22.XII. Call for a motion to authorize the publication of a legal notice providing public notice that at its meeting on August 8, 2023, at 7:00 P.M., the Board of Supervisors will meet to consider and may enact Ordinance No. 514, an ordinance amending Chapter 1, Part 8 of the Township Code regarding Departmental Organization.
- 22.XIII. Call for a motion to authorize the publication of a legal notice providing public notice that at its meeting on August 8, 2023, at 7:00 P.M., the Board of Supervisors will meet to consider and may enact Ordinance No. 515, an ordinance amending Chapter 6, Part 4

of the Township Code to repeal and replace regulations regarding fireworks.

23. PUBLIC COMMENTS

24. ADJOURNMENT

Upcoming Meetings:

Planning Commission	Thursday, August 3, 2023 7:00 P.M.
Information & General Affairs	Tuesday, August 8, 2023, 7:00 P.M.
Parks and Recreation	Monday, July 17, 2023, 7:00 P.M.
Zoning Hearing Board	Thursday, July 27, 2023 7:00 P.M.
Board of Supervisors	Tuesday, August 22, 2023 7:00 P.M.