

**BOROUGH OF WHITE OAK**  
**Minutes of May 16, 2022 7:30 PM**  
**Council Meeting**

**CALL TO ORDER:** Council President Charles Davis called the meeting to order at 7:30 PM.

**PLEDGE OF ALLEGIANCE:** Charles Davis

**ROLL CALL:** Charles Davis requested the roll call. In attendance was:

**Elected Officials:**

Charles Davis, President  
Mayor Ina Marton  
Joelle Harbert  
Julie Opferman  
George Pambacas  
Jason Russell  
Louis Bender

**Borough Staff and Professional Services:**

Patricia McGrail, Borough Solicitor  
Kenneth Hillman, Borough Engineer  
John Palyo, Borough Manager  
MaryAnn Winemiller, Admin. Asst.

**MINUTES:** George Pambacas made a motion to accept the minutes for the April 18, 2022 Council Meeting. Julie Opferman seconded the motion. The motion was unanimously approved.

**EXECUTIVE SESSION:** Ms. Patricia L. McGrail  
Prior to the meeting on May 16, 2022 an Executive Session was held to discuss a personnel matter.

**PUBLIC COMMENTS REGULAR MEETING:** Under the Pennsylvania Sunshine Act, 65 Pa.C.S. § 710.1. Public participation: The Borough of White Oak will provide an opportunity for residents and taxpayers of the Borough to make public comments. Comments are limited to three (3) minutes.

**PUBLIC COMMENTS:** None

**PRESIDENT'S REPORT:** Charles Davis  
None

**MAYOR'S REPORT:** Mayor Ina Marton provided the Police Activity Report for April 2022.

Arrests: (10 adults / 0 juvenile)	10
Accidents Involving Damage to Attended Vehicles (Hit & Run)	1
Assault	1
Disorderly Conduct	2
Drug Offenses	2
DUI	1
Firearms Not to Be Carried W/O A License	1
Theft	2
Summary of Traffic Violations	79
Total Incidents	617

**COUNCIL COMMITTEE REPORTS:**

**FINANCE:** Jason Russell

Jason Russell made a motion to accept the Treasurer's Report for April 2022. George Pambacas seconded the motion. The motion was unanimously approved.

Jason Russell made a motion approving the Check Register for the month of April, which includes Electronic Fund Transfers and General Fund Checks in the following ranges (208373 to 208487) totaling \$619,053.69. George Pambacas seconded the motion. The motion was unanimously approved.

Jason Russell made a motion authorizing the following Interfund Transfers for the month of April. Julie Opferman seconded the motion. The motion was unanimously approved.

From	To	Amount
Liquid Fuels	General Fund	8,795.40
Solid Waste	General Fund	41,320.28
Capital Projects	General Fund	190,981.60
Post Retirement	General Fund	1,971.44
Total Transfers		\$243,068.72

**HEALTH, ENVIRONMENT AND CABLE:** Joelle Harbert

Joelle Harbert made a motion to authorize payment to Dave Collura, for Wildlife Control Services, in the amount of \$900.00 for the month of April through May15, 2022. Jason Russell seconded the motion. The motion was unanimously approved.

Joelle Harbert made a Motion to satisfy the following liens listed below as paid in full. Julie Opferman seconded the motion. The motion was unanimously approved.

Lot & Block	Lien Number
462-M-199	GD-17-010687
460-P-272	GD-16-004566
551-A-163	GD-16-002690
552-P-149	GD-11-21575 GD-16-002320

**Announcements:**

- The Rabies Clinic in partnership with the White Oak Animal Safe Haven is scheduled for Saturday, June 4<sup>th</sup> from 11:00 AM to 2:00 PM at the Municipal Building Parking Lot. Resident rate is \$5.00, proof of residency is required. Non-Resident rate is \$10.00.

**PARKS AND RECREATION:** Julie Opferman

**Announcements:**

- White Oak Borough 75<sup>th</sup> Anniversary Committee planning meeting is scheduled for Wednesday, May 18<sup>th</sup> at 7:00 PM at the Municipal Building. Anyone who is interested in helping with the celebration are welcome and encouraged to attend.
- White Oak Borough Community Yard Sale, Saturday, June 11<sup>th</sup>, 8:00 AM to 3:00 PM. Contact Michelle at the Borough office to be added to the list.

Julie Opferman made a motion to approve the White Oak Borough Community Center Rental Contract and establish the rates as presented within the agreement. George Pambacas seconded the motion. The motion was unanimously approved.

Julie Opferman made a motion to accept a proposal from Grandview Nursery in an amount of \$12,562.32 for the Municipal Building Landscaping Project and authorize the Borough Manager to execute the proposal. Joelle Harbert seconded the motion. The motion was unanimously approved.

**PLANNING AND ZONING:** Joelle Harbert

Presented the monthly permit/violation report for April 2022, the report is available for review during normal business hours at the borough building.

Joelle Harbert made a motion to approve the Planning Commission's favorable recommendation for Case #PC-22-08, for the lot consolidation for the White Oak Self Storage submitted by Lee Carmen Industries, LLC located at 2040 Lincoln Way, White Oak, PA 15131 (Parcels 552-C-100, 552-C-125, 552-B-150, 552-G-121). George Pambacas seconded the motion. The motion was unanimously approved.

A Public Hearing was held at 7:15 PM prior to the Council meeting. Council reviewed a waiver request submitted by Hartley King for the development of a Sonic Drive-In Restaurant located at 1160 Long Run Road, White Oak, PA 15131 (Lot & Block 552-E-259 and Lot & Block 552-J-100). A waiver was requested from Subdivision and Land Development Ordinance Article 1391.04(k) regarding sidewalks. The developer states, "No sidewalks are proposed with this development as no pedestrian traffic from State Route 48 is expected."

Louis Bender made a motion to approve a waiver request submitted by Hartley King for the development of a Sonic Drive-In Restaurant located at 1160 Long Run Road, White Oak, PA 15131 (Lot & Block 552-E-259 and Lot & Block 552-J-100). Jason Russell seconded the motion. The motion was unanimously approved.

**PUBLIC SAFETY REPORT:** Louis Bender

Louis Bender made a motion to sell "AS IS" and in "AS IS" condition a 2014 Ford Taurus Police Interceptor Sedan; VIN: 1FAHP2MK1EG111683; Odometer Reading: 83,813 (Approx.); and a 2016 Ford Explorer Police Interceptor SUV; VIN: 1FM5K8AR3GGB12901; Odometer Reading: 104,613 (Approx.) or the cost of \$ 20,000.00 as per a proposal submitted by the City of McKeesport and authorize the President and Borough Manager to executed the appropriate Bill of Sale for the vehicles. Joelle Harbert seconded the motion. The motion was unanimously approved.

Louis Bender announced that he was assured by Mayor Ina Marton that there will be a designated court car for the Police Department.

**PUBLIC WORKS:** George Pambacas

George Pambacas presented the monthly report for April 2022, the report is available for review during normal business hours at the borough building.

George Pambacas made a motion to reject a bid from Tim Indyk to purchase “AS IS” and in “AS IS” condition certain excess out of service equipment as advertised publicly as listed below:

- 1997 International Dump Truck; VIN: 1HTSDAAR8VH475617; Model 4900 DT 466; GVW: 40,000; Odometer Reading: 43,544 (Approx.); Hours: 5904; With an 11-foot Gledhill fixed integral plow and an Elkin Hi-Tech, Inc. tailgate salt spreader last inspected 08/2021
- 2000 International Dump Truck; VIN:1HTGMAAR5YH256754; Model 2654; GVW: 40,600; Odometer Reading: 31,999 (Approx.); Hours: 4,983; With an 11-foot Gledhill fixed integral plow and an Elkin Hi-Tech, Inc. tailgate salt spreader last inspected 06/2020
- 1990 Econoline Trailer; VIN: 42EDPE4A2L1000466; GVW 24,000; Last inspected in 2010

Joelle Harbert seconded the motion. The motion was unanimously approved.

George Pambacas made a motion to scrap the 1997 and 2000 International Truck and the 1990 Trailer. Joelle Harbert seconded the motion. The motion was unanimously approved

**PERSONNEL:** Charles Davis  
No Report

**TAX COLLECTORS’ REPORTS:** Charles Davis

Joelle Harbert made a motion to accept the Tax Collectors’ Reports and pay the commissions and fees due for April 2022. Julie Opferman seconded the motion. The motion was unanimously approved.

**ENGINEER’S REPORT:** Mr. Ken Hillman

Ken Hillman reviewed the Borough’s Pollution Reduction Plan as a part of the Borough MS4 requirements.

George Pambacas made a motion to accept the Engineer’s Report and pay the fees due to Senate Engineering Company for Invoices 61081 through 61092, dated April 22, 2022 totaling \$41,615.25. Julie Opferman seconded the motion. The motion was unanimously approved.

Joelle Harbert made a motion to approve Pay Request #8 Final in an amount of \$13,159.12 submitted by BZ Construction, under Contract #1 - General as part of the Borough Facilities, General, Roof, HVAC & Electrical Replacement Project as reviewed and approved by the Engineer and authorize the Borough Manager to sign the above listed request on behalf of the Borough. Julie Opferman seconded the motion. The motion was unanimously approved.

Joelle Harbert made a motion to approve Pay Request #7 in an amount of \$161,461.35 and Pay Request #8 Final in an amount of \$47,122.35 submitted by Tennis Roofing, under Contract #2 – Roofing as part of the Borough Facilities, General, Roof, HVAC & Electrical Replacement Project as reviewed and approved by the Engineer and authorize the Borough Manager to sign the above listed request on behalf of the Borough. Julie Opferman seconded the motion. The motion was unanimously approved.

Joelle Harbert made a motion to approve Summary Change Order in an amount of \$36,122.50 for the increase of roof decking and the Deck Rust Inhibitor for the maintenance building garage submitted by Tennis Roofing, under Contract #2 - Roofing as part of the Borough Facilities, General, Roof, HVAC & Electrical Replacement Project as reviewed and approved by the Engineer and authorize the Borough Manager to sign the above listed request on behalf of the Borough. Julie Opferman seconded the motion. The motion was unanimously approved.

Julie Opferman made a motion to approve Pay Request #3 in an amount of \$163,399.50 submitted by Pugliano Construction Co, Inc. for the 2022 Storm Sewer & Inlet Project as reviewed and approved by the Engineer and authorize the Borough Manager to sign the above listed request on behalf of the Borough. George Pambacas seconded the motion. The motion was unanimously approved.

**SOLICITOR'S REPORT:** Ms. Patricia L. McGrail

Joelle Harbert made a motion to accept the Solicitor's Report and pay the fees due to McGrail & Associates, LLC for Invoices 37926 through 37934, dated May 13, 2022 totaling \$5,443.50. Julie Opferman seconded the motion. The motion was unanimously approved.

**RESOLUTIONS AND ORDINANCES:** Ms. Patricia L. McGrail

**RESOLUTION #2022-13**

Jason Russell made a motion authorizing the filing of a Grant Application under the PA Greenways, Trails and Recreation Program in an amount of \$ 249,920.00 from the Commonwealth Financing Authority to be used for their Heritage Hills Park Court Rehabilitations Project. (This is an 85%/15% matching grant with a \$43,987.50 local share.) George Pambacas seconded the motion. The motion was unanimously approved.

**RESOLUTION #2022-14**

Jason Russell made a motion authorizing the filing of a Grant Application under the PA Watershed Restoration Protection Program in the amount of \$299,600.00 from the Commonwealth Financing Authority to be used for the 2020 Long Run Streambank Stabilization Phase I Project. (This is an 85%/15% matching grant with a \$44,940.00 local share.) Julie Opferman seconded the motion. The motion was unanimously approved.

**RESOLUTION #2022-15**

Joelle Harbert made a motion authorizing the filing of a Grant Application under the Keystone Communities Program in the amount of \$30,000.00 from the Pennsylvania Department of Community and Economic Development to be used for the White Oak Public Works Garage Fire Alarm System Project. Julie Opferman seconded the motion. The motion was unanimously approved.

**NEW BUSINESS:** None

**OLD BUSINESS:**

**ANNOUNCEMENTS:**

(Meetings will be held at the Borough Building and are open to the Public)

- June 13, 2022, 6:45 PM – Council Workshop Meeting
- June 20, 2022, 6:45 PM – Council Workshop Meeting
  - 7:30 PM – Council Meeting
- Planning Commission Meeting is June 2, 2022, 7:30 PM
- Zoning Hearing Board Meeting is June 6, 2022, 7:00 PM

**ADJOURNMENT:** Julie Opferman made a motion to adjourn the meeting at 7:52 P.M. George Pambacas seconded the motion. The motion was unanimously approved.

Respectfully submitted,

*John Palyo*

---

John Palyo  
Borough Manager, Secretary & Treasurer

---

Date Approved by Council