

FERGUSON TOWNSHIP BOARD OF SUPERVISORS

Regular Meeting Agenda

Monday, March 16, 2020

7:00 PM

I. CALL TO ORDER

II. CITIZENS INPUT

III. APPROVAL OF MINUTES

1. March 2, 2020, Board of Supervisors Regular Meeting

IV. SPECIAL REPORTS

- a. State College Borough Water Authority
- b. University Area Joint Authority
- c. Ferguson Township Tree Commission

V. UNFINISHED BUSINESS

1. Public Hearing – Ordinance Establishing a Pine Grove Mills Small Area Plan Advisory Committee
2. Public Hearing – Resolution Amending the Ferguson Township Special Events Policy

VI. NEW BUSINESS

1. Consent Agenda
2. Public Hearing – Resolution Approving Cost-Sharing for Consulting Services for Solar Power Purchasing Agreement
3. Authorization of Submittal of PA DEP Recycling Grant Application
4. Proclamation – 2020 Bike Month
5. The Cottages at State College Final PRD Plan Amendment
6. Pine Grove Mills Mobility Study – Contract Award
7. SR 45 / SR 26 / Nixon Road Signal Warrant Study – Contract Award
8. DRAFT Ordinance Amendment – Chapter 19, Signs
9. Appointments to the Centre Region Building and Housing Board of Appeals
10. Board Member Request – O. W. Houts Property
11. Award of Contract 2020-C6, Curb and Ramp Upgrades
12. Award of Contract 2020-C8, Line Striping
13. Award of Contract 2020-C9, Microsurfacing

VII. REPORTS

1. COG Committee Reports
2. Other Regional Reports
3. Staff Reports

VIII. COMMUNICATIONS TO THE BOARD

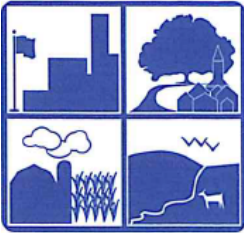
IX. CALENDAR ITEMS – MARCH/APRIL

1. Coffee and Conversation: Saturday, April 11th, Dunkin Donuts, N. Atherton, 8:00AM-9:3:00AM.

X. ADJOURNMENT



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TOWNSHIP OF FERGUSON

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Board of Supervisors Regular Meeting Agenda Monday, March 16, 2020 7:00 P.M.

- I. **CALL TO ORDER**
 - II. **CITIZEN'S INPUT**
 - III. **APPROVAL OF MINUTES**
 1. March 2, 2020, Board of Supervisors Regular Meeting Minutes
 - IV. **SPECIAL REPORTS** 30 minutes
 1. State College Borough Water Authority – Ford Stryker
 2. University Area Joint Authority – Jon Dietz
 3. Ferguson Township Tree Commission – Scott Pflumm
 - V. **UNFINISHED BUSINESS**
 1. **A PUBLIC HEARING ON AN ORDINANCE OF THE TOWNSHIP OF FERGUSON, CENTRE COUNTY, PENNSYLVANIA, AMENDING CHAPTER 1 OF THE CODE OF ORDINANCES, ADMINISTRATION AND GOVERNMENT, PART IV, BOARDS AND COMMISSIONS BY ADDING THE FOLLOWING: PART F.2, PINE GROVE MILLS SMALL AREA PLAN ADVISORY COMMITTEE; SECTION 450, CREATION AND MEMBERSHIP; SECTION 451, ORGANIZATION, RECORDS, AND MEETINGS; AND SECTION 452, RESPONSIBILITIES; AND RENUMBERING EXISTING SECTIONS.** 5 minutes

Narrative
Provided with the agenda is a copy of the ordinance advertised for public hearing establishing a Pine Grove Mills Small Area Plan Advisory Committee. If adopted, the Committee will be a standing committee established in the Administrative Code. The ordinance amendment has been updated to reflect a five-member committee as discussed by the Board at the February 18th Regular Meeting. If enacted, staff will open an application period to accept applications from interested individuals to serve on the Committee, and interviews and appointments will be scheduled at a future date.

Recommended motion: That the Board of Supervisors adopt the ordinance amending Chapter One, Administration and Government; Part IV, Boards and Commissions by adding Part F.2 Pine Grove Mills Small Area Plan Advisory Committee.
- Staff Recommendation**
That the Board of Supervisors **adopt** the ordinance.
2. **A PUBLIC HEARING ON A RESOLUTION OF THE TOWNSHIP OF FERGUSON, CENTRE COUNTY, PENNSYLVANIA REPEALING RESOLUTION 2013-26 AND ADOPTING A NEW SPECIAL EVENTS POLICY.** 10 minutes

Narrative

Provided with the agenda is a copy of the resolution as advertised for public hearing adopting a new Special Events Policy. The Board of Supervisors discussed the draft revision of the policy at its regular meeting on March 2. The revised Special Events Policy gives the Board the authority to allow alcohol and food sales / consumption at special events.

Recommended motion: That the Board of Supervisors adopt the resolution repealing Resolution 2013-26 and adopting a new Special Events Policy.

Staff Recommendation

That the Board of Supervisors **adopt** the resolution.

VI. NEW BUSINESS

1. CONSENT AGENDA

5 minutes

- a. 2018-ADMIN / 2019-C32c (General) pay application 3: \$10,350.00
- b. Special Events Permit – 2020 Cranksgiving

2. A PUBLIC HEARING ON A RESOLUTION OF THE TOWNSHIP OF FERGUSON, CENTRE COUNTY, PENNSYLVANIA APPROVING A COST-SHARING AGREEMENT WITH THE STATE COLLEGE AREA SCHOOL DISTRICT AND OTHER PARTNERS FOR CONSULTING SERVICES FOR A SOLAR POWER PURCHASING AGREEMENT.

10 minutes

Narrative

Provided with the agenda is a copy of the resolution advertised for public hearing approving a multi-jurisdictional cost-sharing agreement with the State College Area School District (SCASD) and other partners for the engagement of a consultant to establish a regional Solar Power Purchasing Agreement. A steering committee was convened including Eric Endresen, Director of Finance, representing Ferguson Township. The agreement names SCASD as the lead entity in charge of engaging the energy consultant. Payments for the consulting services will be based proportionately on 2018 energy consumption data. Assuming all partners approve the agreement as written, a Request for Proposals will be issued, and a subcommittee of the larger working group will evaluate responses and recommend an award.

Recommended motion: That the Board of Supervisors adopt the resolution approving a cost-sharing agreement with the State College Area School District and other partners for consulting services for a solar power purchasing agreement.

Staff Recommendation

That the Board of Supervisors **adopt** the resolution.

3. AUTHORIZATION OF GRANT APPLICATION TO THE PENNSYLVANIA DEPARTMENT OF ENVIRONMENTAL PROTECTION FOR A RECYCLING GRANT PROGRAM.

10 minutes

Narrative

A new Act 101, Section 902 municipal recycling grant round is open and applications will be accepted until the deadline of March 20, 2020. Staff attended a mandatory pre-application submission meeting with Centre County Refuse and Recycling Authority and PA DEP representatives. Staff is requesting permission to submit a grant for a combination one-man leaf collector/brush box dump truck. The single axle cab and chassis has a hydraulic hook system that allows the brush box to be used during the spring and summer, then unhooked and the leaf collector hooked on for heavy leaf collection in the fall. The

cost of the one-man leaf collector/brush box dump truck is estimated to be \$303,111. The grant request is 90% and the local share will be \$30,311. Separate from the grant, but for consideration for a future budget, the hook truck can also be upfitted with a hydraulic driven anti-ice spray unit with 1,500-gallon poly salt brine tank on a hook lift skid and used during the winter season for anti-icing operations (approx. \$36,000).

Recommended motion: That the Board of Supervisors authorize the submission of an Act 101, Section 902 municipal recycling grant application for a one-man leaf collector and brush box dump truck in the amount of \$303,111.

Staff Recommendation

That the Board of Supervisors **authorize** the grant application.

4. A PROCLAMATION DESIGNATING THE MONTH OF MAY TO BE “2020 BIKE MONTH” IN FERGUSON TOWNSHIP; THE WEEK OF MAY 11TH TO BE “BIKE TO WORK WEEK” IN FERGUSON TOWNSHIP; AND MAY 15TH TO BE “BIKE TO WORK DAY” IN FERGUSON TOWNSHIP 10 minutes

Narrative

Provided with the agenda is a copy of a proclamation designating the month of May to be “2020 Bike Month” in Ferguson Township; the week of May 11th to be “Bike to Work Week” in Ferguson Township; and May 15th to be “Bike to Work Day” in Ferguson Township. The Township began adopting this proclamation in 2013, and typically works in concert with CentreBikes and the Centre Regional Planning Agency to promote and publicize bicycle-friendly activities throughout the month.

Recommended motion: That the Board of Supervisors proclaim the month of May to be 2020 Bike Month in Ferguson Township; the week of May 11th to be “Bike to Work Week” in Ferguson Township; and May 15th to be “Bike to Work Day” in Ferguson Township.

Staff Recommendation

That the Board of Supervisors **adopt** the proclamation.

5. THE COTTAGES AT STATE COLLEGE FINAL PLANNED RESIDENTIAL DEVELOPMENT PLAN AMENDMENT 20 minutes

Narrative

State College Apartments, LLC has submitted a request for amendment of their approved Final PRD Plan to include modifications to their clubhouse, amenity areas, outdoor mail center, grade revisions, retaining wall modifications, parking, landscaping plans, modification to T10 buildings, sanitary sewer pump revisions, enlarged pump station access, and relocation of two (2) street lights along Blue Course Drive. Lighting and grading modifications have been reviewed by the Township Engineer and the Stormwater and Lighting Engineer. Per Chapter 27, Zoning, Section 407, Planned Residential Development, 8. Post Final, the procedure to amend a Final PRD Plan after it has been approved is to request approval from the Board of Supervisors. Staff is recommending approval of the amended Final PRD Plan. A representative from Penn Terra Engineering will be present to review the revised plan. Provided with the agenda is a memorandum from Kristina Aneckstein, Community Planner, summarizing the comments of the Township Engineer, Stormwater and Lighting Engineer, and the Tree Commission. Below is a link to the full plan set illustrating the requested amendments.

[The Cottages at State College Final Planned Residential Development Amendments](#)

Recommended motion: That the Board of Supervisors approve the amendment to The Cottages at State College Final Planned Residential Development Plan subject to the resolution of comments made by the Township's Stormwater Engineer in the letter dated March 12, 2020.

Staff Recommendation

That the Board of Supervisors **conditionally approve** The Cottages at State College Final PRD amendment.

6. AWARD OF PROFESSIONAL SERVICES CONTRACT TO CONDUCT THE PINE GROVE MILLS MOBILITY STUDY 20 minutes

Narrative

As a follow up to the Pine Grove Mills Small Area Plan, a proposal was received from McCormick Taylor (MT) to perform a mobility study mirroring the mobility study recently performed by MT for the Northland Area. The study recognizes that the Pine Grove community street space has evolved and will evaluate this space with the goal of allowing users of all modes of travel to move about safely and more freely. The study includes elements of communication and coordination, assessment of current conditions as identified in the small area plan, data collection, transportation safety assessment, pedestrian and bicycle safety audits, mobility assessment vetted through a project working group, concept illustrations, prioritized project list, township and public engagement, and a summary document. Two open house style public meetings are planned as well as one formal presentation to the Board. Provided with the agenda is a copy of the proposal for professional engineering services.

Recommended motion: That the Board of Supervisors award the professional services contract to McCormick Taylor to conduct the Pine Grove Mills Mobility Study in the amount of \$50,010.00.

Staff Recommendation

That the Board of Supervisors **award** the professional services contract to McCormick Taylor to conduct the Pine Grove Mills Mobility Study.

7. AWARD OF PROFESSIONAL SERVICES CONTRACT TO CONDUCT THE SR45 / SR 26 / NIXON ROAD SIGNAL WARRANT STUDY 10 minutes

Narrative

The 2020 Budget includes a task to perform a traffic signal warrant study at the intersection of Pine Grove Road (SR 45), Water Street (SR 26), and Nixon Road. Staff has obtained a proposal from McCormick Taylor and is recommending that this study be performed in conjunction with the Pine Grove Mills Mobility Study. This will provide information regarding the intersection to help inform the mobility study and provides for the opportunity for the results of the signal warrant study to be shared during the public involvement process. Provided with the agenda is a copy of the proposal for professional engineering services.

Recommended motion: That the Board of Supervisors award the professional services contract to McCormick Taylor to conduct the Pine Grove Road (SR45), Water Street (SR26), and Nixon Road Signal Warrant Study in the amount of \$16,575.00.

Staff Recommendation

That the Board of Supervisors **award** the professional services contract to McCormick Taylor to conduct the Signal Warrant Study.

8. REVIEW OF CHAPTER 19, SIGNS DRAFT ORDINANCE AMENDMENT 20 minutes

Narrative

The Planning & Zoning Department has drafted an ordinance amendment to update Chapter 19, Signs and Billboards. The intent of this chapter is to encourage the effective use of signs as a means of communication in the Township, to maintain and enhance the aesthetic environment and the Township's ability to attract sources of economic development and growth; to improve pedestrian and traffic safety, to minimize the possible adverse effects of signs on nearby private property, to enable the fair and consistent enforcement of these restrictions, and protect the public health, safety, and general welfare. The last update to this Ordinance was an amendment enacted in 2017. Staff is prepared to provide an overview to the updated ordinance and answer any questions the Board may have. Provided with the agenda is a copy of the draft ordinance amendment.

Recommended motion: That the Board of Supervisors refer the draft ordinance to the Ferguson Township Planning Commission for review and a recommendation.

Staff Recommendation

That the Board of Supervisors **refer** the draft ordinance to the Planning Commission.

9. APPOINTMENTS TO THE CENTRE REGION BUILDING AND HOUSING BOARD OF APPEALS 5 minutes

Narrative

At the COG General Forum meeting on February 24th, a motion was unanimously adopted forwarding one nomination to the Centre Region municipalities for re-appointment to the Centre Region Building and Housing Board of Appeals to a three-year term commencing February 25, 2020. Provided with the agenda is a copy of the follow-up memorandum from Jim Steff, COG Executive Director, summarizing the action of the General Forum. The following nomination has been referred for re-appointment:

- Property Maintenance Board: Ryan Solnosky, Ph.D., P.E.

Recommended motion: That the Board of Supervisors appoint the applicant to the Centre Region Building and Housing Board of Appeals for a three-year term as recommended by the COG General Forum.

Staff Recommendation

That the Board of Supervisors **appoint** the applicant to the Code Board of Appeals as recommended.

10. BOARD MEMBER REQUEST – O.W. HOUTS PROPERTY 10 minutes

Narrative

Ms. Dininni has requested an item be added to the Regular Meeting agenda for discussion to consider directing staff to send correspondence to State College Borough Council regarding the use of the former O. W. Houts property as construction laydown yard, including a request to implement any impact-reducing and safety-increasing measures immediately. Provided with the agenda is a copy of the request from Ms. Dininni along with the zoning permit application and site drawing for the current use of the site.

Recommended motion: That the Board of Supervisors authorize a letter to State College Borough Council requesting the implementation of impact-reducing and safety-increasing measures for any use of the O. W. Houts property as a construction laydown yard.

11. AWARD OF CONTRACT 2020-C6, CURB AND RAMP UPGRADES

5 minutes

Narrative

Provided with the agenda is a copy of a memorandum from the Assistant Township Engineer dated March 11, 2020, summarizing the bids received for Contract 2020-C6, Curb and Ramp Upgrades. Three bids were received, and staff is recommending award to the low bidder, Glenn O. Hawbaker, in an amount of \$64,937.00. The engineer's estimate for the project was \$69,528.00. The low bid is within budget.

Recommended motion: That the Board of Supervisors award Contract 2020-C6 to Glenn O. Hawbaker in an amount of \$64,937.00, as recommended in the Assistant Township Engineer's memorandum dated March 11, 2020.

Staff Recommendation

That the Board of Supervisors **award** Contract 2020-C6 to Glenn O. Hawbaker.

12. AWARD OF CONTRACT 2020-C8, LINE STRIPING

5 minutes

Narrative

Annually, the Township bids a pavement marking contract. Twelve other municipalities participated in this contract. This year, Ferguson Township's share is above the approved budget, as there was a significant increase in unit prices compared to past years. Staff is evaluating selected areas that do not require markings and/or pose limited risk to the safety of the community if left unpainted to be omitted this year to help offset the additional cost. Summarized results are provided in a memorandum by Ryan Scanlan dated March 4, 2020.

Recommended motion: That the Board of Supervisors award Contract 2020-C8 to Alpha Space Control in an amount of \$280,242.79, as recommended in the Assistant Township Engineer's memorandum dated March 4, 2020.

Staff Recommendation

That the Board of Supervisors **award** Contract 2020-C8 to Alpha Space Control.

13. AWARD OF CONTRACT 2020-C9, MICROSURFACING

5 minutes

Narrative

Annually, the Township bids a contract for microsurfacing, a pavement preservation technique. Three other municipalities participated in the contract this year. Ferguson Township's share is within the approved budget. The bid was advertised, solicited to nine contractors, and Ferguson received one bid. The pricing is in line with previous year's contracts. Summarized results are provided in a memorandum by Ryan Scanlan dated March 11, 2020.

Recommended motion: That the Board of Supervisors award Contract 2020-C9 to Alpha Paving Systems, Inc., in an amount of \$533,196.62, as recommended in the Assistant Township Engineer's memorandum dated March 11, 2020.

Staff Recommendation

That the Board of Supervisors **award** Contract 2020-C9 to Alpha Paving Systems, Inc.

VII. STAFF AND COMMITTEE REPORTS

- 1. **COG COMMITTEE REPORTS** 25 minutes
 - a. Ad Hoc Facilities Committee
 - b. Human Resource Committee
 - c. Finance Committee
 - d. Public Services & Environmental Committee
 - e. Public Safety Committee

- 2. **OTHER COMMITTEE REPORTS** 5 minutes
 - a. Solar PPA Working Group

- 3. **STAFF REPORTS** 20 minutes
 - a. Manager's Report
 - b. Public Works Director
 - c. Planning & Zoning Director
 - d. Chief of Police

VIII. COMMUNICATIONS TO THE BOARD

IX. CALENDAR ITEMS – MARCH/APRIL

- a. Coffee and Conversation: Saturday, April 11th, Dunkin Donuts, N. Atherton, 8:00AM-9:30AM.

X. ADJOURNMENT