

LEET TOWNSHIP BOARD OF COMMISSIONERS

October 13, 2025

Minutes of the Board of Commissioners' Regular Meeting

President Martin C. McDaniel called the Regular Meeting of the Leet Township Board of Commissioners to order at 7:00 p.m. at the Leet Township Municipal Building, 194 Ambridge Ave., Fair Oaks, PA 15003. Formal roll call: The Commissioners present were Donna Adipietro, Martin Zimmer, Martin C. McDaniel, Dan Peluso, and Rody Nash. The meeting began with the Pledge of Allegiance.

Also present:

Betsy Rengers, Manager

Chief Brian Jameson

Steve Chesney, Solicitor, via phone

John Valinsky, LSSE Engineer

Dave Kovacs, Resident

Deb Cheddar, representing Katie Melodini

Tom Lench, Resident

Joe Ferrang, Planning Commission Chair

PUBLIC PARTICIPATION

Deb Cheddar, representing her daughter, resident Katie Melodini, requested an update from the Board on the Wernicki shed issue. Mr. Chesney informed her that, at this time, it is an ongoing matter. Mr. Wernicki has submitted a plan to bring the building into compliance, and it is currently under professional engineering review. LSSE will send a letter to the Board upon completion of the review.

APPROVAL OF MEETING MINUTES

Approval of the September 8, 2025, Board of Commissioners Regular Meeting Minutes

MOTION: Mrs. Adipietro made a motion to approve the minutes of the September 8, 2025, Board of Commissioners Regular Meeting as submitted, seconded by Mr. Peluso. A formal roll-call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

Approval of the September 22, 2025, Workshop Meeting Minutes

MOTION: Mr. Zimmer made a motion to approve the minutes of the September 22, 2025, Board of Commissioners Workshop Meeting as submitted, seconded by Mr. Peluso. A formal roll-call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

FINANCE REPORT

Ms. Rengers reported that the Township received \$93,000.00 in state aid intended for the pension plans and \$10,879.00 from the Auditor General allocated to the Fair Oaks Fireman's Relief Association. The monthly bill payments are unusually high because of pension payments totaling \$140,949.00 and Fireman's Relief Association payments of \$10,879.00.

Mr. McDaniel questioned the number of charges on the credit card bill. Ms. Rengers explained that the Township uses the credit card to pay for software subscriptions and office supplies.

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MOTION: Mr. Zimmel made a motion to pay the bills and invoices as presented in the amount of \$319,949.16. Mrs. Adipietro seconded the motion. A formal roll call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

Circulation of Department Reports

The Department Reports were circulating in the meeting room. Later in the meeting, a vote will be held to accept the reports.

UNFINISHED BUSINESS

Municipal Complex Park Improvements Partial Payment #6 (Final)

The Commissioners decided to defer Partial Payment #6 (Final) for Municipal Complex Park Improvements until the remaining punch list items are finished. Mr. Valinsky stated that contractor El Grande, LLC, has completed some tasks, including seeding around the courts, but a few items remain pending.

Local Share Grant Resolution 2025-15 (Olde Sewickley Highland Detention Basin Repair)

Mr. McDaniel noted that the resolution designates Patrick Connors of the Quaker Valley Council of Governments to handle the grant application for detention basin repairs in Olde Sewickley Highlands. If awarded, this grant has no match.

MOTION: Mr. Peluso moved to approve Local Share Grant Resolution 2025-15 to submit a Local Share Account grant application to fund repairs for two Olde Sewickley Highland Detention Basins. Patrick Connors of the Quaker Valley Council of Governments will administer the application. Mr. Zimmel seconded the motion. A formal roll call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

Local Share Grant Resolution 2025-16 (Plum Street Access)

Mr. McDaniel explained that Local Share Grant Resolution 2025-16 is to apply for a grant to install an alternative entrance at Plum Street Park, with the goal of easing traffic problems on Plum Street. The Board had already installed a speed bump, new traffic signs, painted "slow" on the road, and set up live-streaming cameras at the park to help reduce resident complaints. Chief Jameson advised against installing a gate at the entrance, as it could delay their response time if they needed to access the park during an emergency. The Board decided to table the resolution until a revised grant application was developed.

Local Share Grant Resolution 2025-17 (Watson Street Emergency Access)

Mr. Valinsky explained that this grant would fund a secondary gravel driveway for Leet Acres, providing access for ingress and egress during an emergency if the main entrance was blocked. The project would require the approval of private property owners to allow the driveway to pass through their land or the possible taking of the land by eminent domain. The Board discussed the numerous issues with the project and decided to table it for the time being to explore possible alternatives.

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NEW BUSINESS

Resolution 2025-18 (PennDOT Winter Service Agreement)

Mr. McDaniel explained that the Township has a five-year agreement with PennDOT for snow plowing and salting on Main Street and Ambridge Avenue in Fair Oaks. The agreement is up for renewal. Mr. Chesney reviewed the agreement and recommended its approval in its current form.

MOTION: Mr. Nash made a motion to approve Resolution 2025-18 to enter into a five-year winter services agreement with PennDOT to salt and plow Main Street and Ambridge Avenue. Mrs. Adipietro seconded the motion. A formal roll call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

Comment Period for MS4 Permit

Mr. Valinsky mentioned that the Township recently applied for the MS4 (Municipal Separate Storm Sewer Systems) Permit. The DEP has initiated a 30-day comment period for residents to provide their feedback. A notice regarding the comment period has been posted on the Township's main bulletin board and will stay visible for 30 days.

Halloween Trick or Treat Night

Chief Jameson suggested moving Trick-or-Treat night to Thursday, October 30th, because Halloween falls on a Friday night and sometimes conflicts with high school football games. Additionally, there are more behavioral problems from trick-or-treaters on Friday nights. Mr. McDaniel explained that the Sewickley Herald had already reported it would fall on October 31st, and we should stay consistent with the Quaker Valley area.

MOTION: Mr. Peluso made a motion to hold Trick-or-Treat night on Friday, October 31st. Mr. Nash seconded the motion, with all in favor of it. The motion carried.

2025 Volunteer Fire Relief Association Payment

The Township received \$10,879.00 from the Auditor General to pass through to the Fair Oaks Fireman's Relief Association.

MOTION: Mr. Zimmer made a motion to pass through the Auditor General's \$10,879.00 fire relief payment to the Fair Oaks Fire Relief Association. Mr. Peluso seconded the motion. A formal roll call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

2025 MMO Uniformed and Non-Uniformed Pension Payments

The Township received \$93,319.36 in state aid, which was allocated to the Police and Non-Uniformed Pension Plans to fulfill the annual municipal financial commitments to each.

MOTION: Mrs. Adipietro made a motion to pay the 2025 Minimum Municipal Obligation to the Police Pension Plan for \$124,745.00 and the non-uniformed obligation of \$16,204.00. Mr. Zimmer seconded the motion. A formal roll call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

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2024 Liquid Fuels Audit

Ms. Rengers reported that there were no findings on the 2024 Liquid Fuels Audit. The Board commended Ms. Rengers for keeping accurate records.

2026 Coraopolis Jail Services

Chief Jameson was informed that the cost for Coraopolis Jail Services will increase from \$4000.00 in 2025 to \$5,000.00 in 2026. He has contacted the Ambridge Police Department to see if they are interested in providing jail services to the Township, potentially at a lower cost. He is waiting to hear back from them to determine their interest, and he will report his findings to the Board.

Hazard Mitigation Forms

Emergency Management Coordinator Dave Volk was unable to attend the meeting tonight due to personal reasons. He will attend the November meeting to discuss the hazard mitigation plans.

5-year Paving Plan

Mr. Valinsky collaborated with Foreman Andy Wanto to assess the condition of the roads and develop a paving rating system. They found that the upper area of Fair Oaks had the oldest paving, and the roads need to be resurfaced. There was a discussion about the condition of Watson Street. The road had been paved in patches, but some potholes were appearing in the area that had not been recently paved.

Purchase of Trees for the Entrances of Olde Sewickley Highlands and Quaker Heights Park.

Mr. McDaniel stated that the island at Olde Sewickley Highlands was partially replanted with trees a few years ago after diseased pin oaks were removed. He consulted arborist Bob Crusan, who recommended planting trees in the fall as the best time for this. The township has a budget of \$5,000 allocated for planting trees on the Olde Sewickley Highlands Island and for replacing the trees formerly removed from Quaker Heights Park.

MOTION: Mr. Zimmer made a motion to authorize up to \$5,000.00 for the purchase of trees for the island of Olde Sewickley Highlands and Quaker Heights Park. Mr. Peluso seconded the motion. A formal roll call vote was conducted, and the following votes were recorded: Mrs. Adipietro, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mr. Peluso, yes; and Mr. Nash, yes. The motion carried.

DEPARTMENT REPORTS/CORRESPONDENCE

Chief Jameson reported that Officers Janicki and Armstrong had finished vehicle inspection training at the Police Academy. Janicki also completed training on high-risk vehicle stops. The live-stream cameras at Plum Street Park are working well, and Chief Jameson made a drug arrest there. The Auditor General recently audited the department and had no findings. Officer Galzarano will attend the POSIT (Police Supervisory In-Service Training).

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Speed enforcement has been increased on Camp Meeting Road due to data collected from the digital speed sign located in front of the Watson Institute. Recently, the Chief received complaints from residents in Quaker Heights about drivers failing to stop at stop signs and speeding in the neighborhood. The department has responded to the complaints by deploying additional patrols in the area. Chief Jameson is monitoring the school buses to ensure that vehicles are obeying bus laws. He also addressed resident Tom Lench's concerns, as expressed in the letter he recently sent. There are LPR (license plate readers) cameras in the area, but traffic violations cannot be enforced using the camera systems.

Mr. Valinsky has the contracts prepared for the Plum Street Sidewalk Project and the Quaker Heights Stormwater Project.

Ms. Rengers reported that Columbia Gas returned to the corner of Willow and Frank Street to address residents' complaints about the recent paving work. Columbia Gas told the residents they could not fix the issues. Mr. McDaniel asked Mr. Valinsky to meet with the residents and representatives from Columbia Gas at the location to discuss the complaints and find a resolution.

Mr. Peluso asked for clarification on Brian Brown's Property Maintenance invoice. Ms. Rengers explained that the invoice was for hauling away dirt from the Ambridge Ave drainage pit, which had been cleaned out. He also questioned the invoices for the Public Works truck inspections. The Township currently has two pickup trucks, and he felt the older one should be sold. Public Works Committee Chairman Nash will follow up with Foreman Wanto regarding the sale of the truck.

MOTION: Mr. Peluso made a motion to approve the department reports. Mr. Nash seconded the motion, with all in favor of it.

CORRESPONDENCE

Jordan Tax Service

The Board received a letter from Jordan Tax Service stating that they would charge a fee of \$3.60 per tax bill for the years 2026-2029. Mr. McDaniel explained that the Township saved significantly by appointing Jordan as the Deputy Tax Collector to handle daily tasks, with Charlie Frederick serving as the official Tax Collector, as required by law. The Township will contact Jordan to determine if a renewal agreement is necessary.

2026 Liquid Fuels Distribution

The Department of Transportation sent a letter stating that the 2026 Liquid Fuels distribution is projected to be \$43,916.65. The allocation amount is based on the Township's road miles and population.

Sewickley Valley Historical Society Meeting

The Sewickley Valley Historical Society has invited Township representatives to attend its meeting on activities slated to celebrate the 250th anniversary of the signing of the Declaration of Independence. Mrs. Adipietro and Ms. Rengers will attend the meeting.

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Letter from Tom Lench

Resident Tom Lench sent a letter to the Commissioners. The issues in the letter have been addressed throughout tonight's meeting.

Hard to Recycle Event

The Quaker Valley Council of Governments is sponsoring a hard-to-recycle event on Saturday, October 18th, at Northgate High School.

Leet Township Municipal Authority

The sewer authority recently increased rates because of higher sewer treatment costs from Ambridge. The authority has obtained a grant to repair sewer lines on Beech and Plum Streets.

Police and Non-Uniformed Pension Actuarial Reports

The Commissioners received a copy of the Police and Non-Uniformed Pension Actuarial Reports. The reports state that the plans are funded at 77%. Board members may meet with Pension Representatives to answer any questions they may have.

Quaker Valley School District Plan

Mr. McDaniel recently discussed the status of the high school plan with Special Counsel Harlan Stone. The DEP and the Army Corps of Engineers are dissatisfied with the stormwater retention pond designs. Additionally, the district has decided to revise the retaining wall designs. PennDOT is also participating in the project due to a federal grant to upgrade Camp Meeting Road. Mr. Stone informed the school's legal team that they need to return to the Township to seek approvals once the redesign is complete. There were also questions about the historical home located on the property.

PUBLIC PARTICIPATION

Resident and Planning Commission Chair Joe Ferrang noted that he was aware the high school site plan, once updated, needs to be reviewed by the Planning Commission. He also mentioned that the PA Public Utility Commission criticized Duquesne Light for its inadequate storm response, which caused downed power lines on Watson Street.

EXECUTIVE SESSION

MOTION: Mr. Zimmer made a motion to go into Executive Session to discuss potential litigation and contracts at 8:40 pm. Mr. Nash seconded the motion, with all in favor of it.

MOTION: Mr. Nash made a motion to go back into regular session at 8:56 pm after discussing potential litigation. Mr. Zimmer seconded the motion, with all in favor of it.

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ADJOURNMENT

MOTION: Mr. Nash moved to adjourn the meeting at 8:56 p.m., seconded by Mr. Peluso, with all in favor of the motion. The motion carried.

/s/Betsy Rengers

BETSY RENGERS, MANAGER

TOWNSHIP OF LEET

/s/Martin C. McDaniel

MARTIN C. MCDANIEL, PRESIDENT

Date: November 10, 2025