

LEET TOWNSHIP BOARD OF COMMISSIONERS
January 12, 2026
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 Zimmel, Martin C. McDaniel, Jessica Cindrich, and Paul Magee. The meeting began with the Pledge of Allegiance.

Also present:

Betsy Rengers, Manager

Chief Brian Jameson

John Valinsky, LSSE Engineer

Beth Martin, Resident

Veronica Martin, Resident

Peggy Adams, Resident

Tom Lench, Resident

Joe Ferrang, Planning Commission Chairman

PUBLIC PARTICIPATION

Resident Peggy Adams informed the Board that two streetlights in Cherry Alley have been out since April. Ms. Rengers and Chief Jameson had submitted several complaints to Duquesne Light requesting repairs of the lights. On January 11, 2026, Chief Jameson contacted a Duquesne Light representative, who explained that tree limbs and vegetation were blocking the repairs and that Duquesne Light would not dispatch its vegetation crew; it was the Township's responsibility to clear the area. Foreman Andy Wanto was notified and discussed the specific steps needed to fix the lights with the representative. Mr. Wanto later confirmed with the representative after the work was completed that it was finished. The lights should be repaired soon.

Resident Beth Martin expressed concern about people hunting on Township-owned property behind her house on Pilgrim Drive. Mr. McDaniel explained that the issue is on tonight's agenda, but the Board could choose to discuss it now. The issue was previously referred to the Public Safety Committee, but it has not been addressed because one committee member's term has expired, and a new member is joining. Mr. Magee described the areas they wanted considered; those areas are currently "safety zones." Mr. Zimmel supported posting the safety zones. Mr. McDaniel believed the Township could post the safety zone area, which is 150 yards from the house, without adopting an ordinance. The issue was discussed, and the Board will vote on the posting of the safety zone areas later in the meeting. Mr. Magee will investigate the purchase of the signs. If hunters are observed in the area after it is posted, residents should call the police immediately.

APPROVAL OF MEETING MINUTES

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

Mr. Magee had one correction to the meeting minutes: on Page 1, the 2nd paragraph should read: "into the safety zone."

MOTION: Mr. Zimmel made a motion to approve the minutes of the December 8, 2025, Board of Commissioners Regular Meeting as amended, seconded by Mrs. Adipietro. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr.

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Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Approval of the January 5, 2026, Board of Commissioners Reorganization Meeting Minutes

Mr. Magee pointed out a correction to the meeting minutes: under "Also present," the name Bryan Magee should be spelled with a y.

MOTION: Mrs. Cindrich made a motion to approve the minutes of the January 5, 2026, Board of Commissioners Re-organization Meeting as amended, seconded by Mr. Magee. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

FINANCE REPORT

Mr. McDaniel observed that the check detail report extended into January. He asked Ms. Rengers whether the Budget-to-Actual report reflected the January payments. Ms. Rengers responded that only the check detail report included some January invoices, because they are eligible for payment approval. The Budget-to-Actual Report was limited to 2025. The auditor may adjust the report to reflect invoices from 2025 paid in January 2026, as the audit is conducted.

Mr. McDaniel stated that the Township keeps a real estate tax refund savings account to reimburse the General Fund when residents receive tax refunds. A vote will be held later in the meeting to approve the reimbursement for the tax refund payments approved tonight.

MOTION: Mr. Zimmel made a motion to pay the bills and invoices as presented in the amount of \$185,540.71. Mrs. Cindrich seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, 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

No Hunting Area on Township-Owned Property

Mr. McDaniel stated that the Board plans to consult its legal counsel to determine if an ordinance is necessary to prohibit hunting on Township-owned property. If an ordinance is needed, a public hearing will be advertised as required before adopting it. Meanwhile, the safety zone areas will be posted with signs.

MOTION: Mr. Magee made a motion to post the Township-owned property behind Quaker Heights with safety zone signs while seeking legal counsel to determine if a no-hunting ordinance is necessary. Mrs. Adipietro seconded the motion. A formal roll-call vote was

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conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Committee Appointments

Mr. McDaniel presented the Board with a list of committee assignments as follows:

Leet Township Commissioners - Committee and other Memberships & Appointments 2026-2027

The first commissioner listed serves as the Committee Chair

Board of Commissioners

Marty McDaniel, President

Marty Zimmel, Vice-President

Finance Committee

Marty McDaniel & Paul Magee

Property Committee

Donna Adipietro & Jessica Cindrich

Public Safety Committee

Marty Zimmel & Jessica Cindrich

Public Works Committee

Paul Magee & Marty Zimmel

Ad Hoc Committee- Fire Department Consolidation

Donna Adipietro & Marty Zimmel

Quaker Valley Council of Governments

Donna Adipietro (Delegate) & Jessica Cindrich {Alternate}

Commissioner representative on Planning Commission

Donna Adipietro

Commissioner representative on Civil Service Commission

Marty Zimmel

Emergency Management

Donna Adipietro, Deputy Emergency Management Coordinator

Assignment of Bank Signatories

Mr. McDaniel explained that the members of the Finance Committee, along with the President (Mr. McDaniel), Vice President (Mr. Zimmel), and Manager (Ms. Rengers), are signatories on the bank accounts. Paul Magee will be added as a signer because he is a member of the finance committee.

MOTION: Mr. Zimmel made a motion to add Paul Magee as a signatory on the bank accounts. Mrs. Cindrich seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

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Update on Solicitor Appointment

Mr. McDaniel explained that Mr. Chesney was not appointed as Township Solicitor at the reorganization meeting because he left Amato and Associates Law Firm as of January 1, 2026. Since then, Mr. Chesney met with Mr. McDaniel and Mrs. Cindrich to discuss the position. Mr. McDaniel suggested that the topic be discussed in Executive Session at the end of the meeting, after the agenda is amended to include it.

Resolution 2025-25 (Intergovernmental Cooperation Agreement with Allegheny County and QVSD for Camp Meeting Road Realignment)

Mr. McDaniel stated that the Board previously discussed a proposed intergovernmental cooperation agreement and a maintenance agreement between Allegheny County, the Quaker Valley School District, and the Township regarding Camp Meeting Road. The county will realign the road to enhance safety, creating two rights-of-way that they will vacate. One is at the main entrance to the proposed high school, and the other is in the lower section, approximately 200 feet. The County wants the Township to assume maintenance of the rights-of-way. Since the realignment benefits the school, the Township thinks the school district should maintain the rights-of-way. Special Counsel Harlan Stone will attend the January 26, 2026, workshop meeting to review the proposed agreements with the Board. The Board will vote on the agreements at the February 9th regular meeting.

NEW BUSINESS

Reimbursement of the General Fund

MOTION: Mr. Zimmer made a motion to approve transferring \$9,130.57 from the PLGIT Tax Refund account to reimburse the General Fund for recent real estate tax refunds. Mr. Magee seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Police Ford SUV Order

Chief Jameson presented the Board with a CoStars quote for a new Ford SUV to replace the 2020 Dodge Durango. The Dodge has 65,485 miles and a HEMI engine, which is known for catastrophic failures. The Dodge has been in the shop several times this year. He also received quotes and a graphic for outfitting the vehicle, which should cost around \$14,000.00.

MOTION: Mr. Zimmer made a motion to order a Ford SUV from Laurel Ford for the CoStars price of \$44,765.00. Mrs. Adipietro seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Turnley Robertson LLC Auditors Agreement

Mr. McDaniel suggested amending the Turnley Robertson Agreement on page 5, before it is accepted, to include a requirement that the audit be submitted to the Department of Community and Economic Development by its March 31st deadline. The auditors' fee did not increase from the prior year.

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MOTION: Mr. Magee moved to approve the Turnley Robertson Agreement, with an amendment to page 5 to require that the audit be submitted by the DCED deadline of March 31st. Mrs. Adipietro seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Resolution 2026-19 (Jordan Tax Service Agreement)

Jordan Tax Service raised its rates by \$0.10 per property tax card from \$3.50 to \$3.60 each.

MOTION: Mrs. Adipietro made a motion to approve Resolution 2026-19 to deputize Jordan Tax Services as the Leet Township and Quaker Valley School District Deputy Tax Collector. Mrs. Cindrich seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Columbia Gas Bond Release

Columbia Gas recently sent a letter requesting that the Township release the bond for the Mound, Orchard, and Main Street project. Mr. Valinsky confirmed that there are no outstanding issues with the project and that the bond could be released.

MOTION: Mr. Magee moved to approve the release of Bond #107302426 for \$60,000.00 for the Columbia Gas project on Mound, Orchard, and Main Street. Mr. Zimmel seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Allegheny League of Municipalities Annual Conference

The ALOM Conference will be held at Seven Springs Resort in April. Mrs. Adipietro said she will attend the conference and decided to cover the cost herself rather than have the Township pay for it. The conference is open to the Commissioners, and all were invited to attend.

MOTION: Mrs. Cindrich made a motion to approve for Ms. Rengers to attend the 2026 ALOM conference at Seven Springs Resort for one day at an estimated cost of \$275.00. Mr. Magee seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

Police Evaluation Policy

Chief Jameson stated that two officers hired in 2025 should have performance evaluations, but the department lacks a written policy and standards for such evaluations. He presented an evaluation policy to the Board, and with one amendment to the proposed wording, which is to change Section 2 B: Optional Performance Factors, (i) Public Contact will be moved to 2A: Mandatory Performance Factors. Sections 2B(iv) and 2B(v) apply to supervisors and to employees who are supervisors. The evaluation is bi-annual for new employees and annual for existing employees.

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MOTION: Mr. Zimmel made a motion to approve the Police Evaluation Policy, as amended. Mr. Magee seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

LSSE Engineering Services and Rates for 2026

John Valinsky explained to the Board that the 2026 rates are the same as in 2025, except for a few newly created senior project manager positions within the company. Mr. McDaniel commented that the Board has been very satisfied with LSSE's work.

MOTION: Mrs. Adipietro made a motion to approve the 2026 rates for LSSE Civil Engineers and Surveyors. Mr. Zimmel seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmel, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

DEPARTMENT REPORTS

Mrs. Adipietro reported that Executive Director Patrick Connors left the Quaker Valley Council of Governments to become the Executive Director of the South Hills Council of Governments. Jason Dailey's municipal management firm has been appointed as the interim Executive Director of the Quaker Valley COG. The QVCOG will hold its annual recycling event, with the date to be determined. Mr. McDaniel will send Patrick Connors a thank-you note on behalf of the Commissioners.

Chief Jameson reported that the Township had a tragic event before the holidays with a fatal car accident on Camp Meeting Road, more than likely caused by excessive speed.

Mr. Valinsky reported that the MS4 (Municipal Separate Storm Sewer System) Permit is valid until 2030. The Township will continue with the annual reporting process.

The Greenways Trails grant for Mound Street was not awarded to the Township. The announcement regarding the outstanding Water and Sewer Grant application for Watson Street has not yet been made.

Mr. Valinsky reported that the Township has a gaming grant to redo the Public Works Building. He spoke with Garland, Inc. about the roof replacement. They are a CoStars vendor, and Mr. Valinsky will seek state approval to work with them in lieu of bidding the project out. There is a Local Share Account Grant for stormwater detention basin repairs in Olde Sewickley Highlands. The award announcement can take up to a year, so it hasn't been made yet. The Quaker Heights Stormwater Project is currently being scheduled, and Mr. Valinsky will meet with the residents whose properties will be involved before the project starts.

MOTION: Mrs. Adipietro made a motion to accept the department reports, seconded by Mr. Zimmel. All were in favor of the motion.

PUBLIC PARTICIPATION

Mr. Lench asked about the vacant property between Quaker Heights, Leet Acres, and Fair Oaks that is owned by the Township, and whether there are any plans for it. Mr. McDaniel stated that the property is steep and not buildable, so there are currently no plans for it.

Mr. Lench asked about the status of the school property. Mr. McDaniel stated that the school district needs a highway occupancy permit, and it cannot be issued until the Township agrees to the right-of-way agreements. There was a brief discussion about the status of the plan. Mr. Lench was invited to attend the Workshop Meeting, where the roadway and the plan to vacate the rights-of-way will be discussed further.

Mr. Ferrang mentioned a bent metal light pole on Colonial Drive that Duquesne Light roped off and took no further action on. Mr. McDaniel stated that several years ago, Duquesne Light eliminated the "street lighting department," and maintenance has suffered. The Township was involved in an LED conversion program years ago, but it was discontinued. Mr. Ferrang said that as the sodium vapor lights burn out, they will replace the heads with LED lights.

There was a brief discussion about tree trimming by Duquesne Light.

MOTION: Mr. Magee made a motion to amend the agenda to go into Executive Session at 8:21 pm to discuss personnel issues. Mrs. Cindrich seconded the motion, with all in favor of it.

MOTION: Mrs. Adipietro made a motion to go back into Regular Session at 8:40 pm after having an Executive Session on personnel issues, seconded by Mr. Zimmer. All were in favor of the motion.

MOTION: Mrs. Cindrich made a motion to appoint Steve Chesney as Leet Township Solicitor, contingent upon receiving proof of his malpractice insurance and a written assurance that Anna Jewart, Esq, will serve as backup for Steve, if ever needed. Mrs. Adipietro seconded the motion. A formal roll-call vote was conducted, and the following votes were recorded: Mr. Magee, yes; Mr. Zimmer, yes; Mr. McDaniel, yes; Mrs. Adipietro, yes; and Mrs. Cindrich, yes. The motion carried.

ADJOURNMENT

MOTION: Mr. Magee moved to adjourn the meeting at 8:41 p.m., seconded by Mr. Zimmer, with all in favor of the motion. The motion carried.

TOWNSHIP OF LEET

/s/Betsy Rengers

/s/Martin C. McDaniel

BETSY RENGERS, MANAGER

MARTIN C. MCDANIEL, PRESIDENT

Date: February 9, 2026