

**MINUTES  
FORD CITY BOROUGH COUNCIL  
SPECIAL MEETING  
LOCATION - FORD CITY BOROUGH OFFICE  
SEPTEMBER 21, 2004**

**CALL TO ORDER** Council President Kozuch called the meeting to order at 5:04 p.m. and advised everyone the meeting is being audio taped.

**ROLL CALL** Terry Tokarek, Homer Pendleton, Steve Kozuch, and John Rudosky. Dan Cousins arrived at 5:10 p.m. Tim Malec was absent.

**ATTENDANCE** William Calhoun - S & T Bank, Susan Thompson, Fred Dzugan - Codes Officer, Donna Kornasiewicz - G.F.C.C.D.C., Eugene Banks - Planning Commission, and Solicitor Frank Wolfe.

**EXECUTIVE SESSION**

**MEETING ADVERTISEMENT**

Councilman Cousins asked if this meeting was advertised? The Secretary answered yes it was.

**UNIFORM CONSTRUCTION CODE**

Councilman Rudosky explained the Borough must opt in or opt out and the Commonwealth still has questions regarding this ordinance.

Rudosky made a motion to adopt the Uniform Construction Code Ordinance as presented and prepared by the Commonwealth of Pennsylvania and adopt as required by law. Seconded by Cousins. Motion Carried. 5-0 Unanimous

**PROPERTY MAINTENANCE CODE**

Dzugan explained he made copies of the Property Maintenance Code for all councilmen. Dzugan explained this code deals with existing structures only and cleans up any antiquated ordinances.

A discussion took place concerning the changing Uniform Construction Code and the Property Maintenance Code.

Solicitor Wolfe stated the way the Ordinance was written and the Ordinance that was passed is the Uniform Construction Code as the State Legislature amends it. Any amendments that the State Legislature makes to the Ordinance are automatically included in this Ordinance.

Rudosky stated he would like more time to review the Property Maintenance Code.

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Dzugan explained there are forms residents must complete regarding any work done under the rules of the Property Maintenance Code. Dzugan stated he will develop the forms Ford City Borough must use and have Solicitor Wolfe review them before delivering the final form to council.

Dzugan explained a new set of 2003 IRC/IBC International Residential Code /International Building Code books must be ordered for the office and the cost is around \$400.00.

Pendleton made a motion to authorize the Secretary to order the books. Seconded by Rudosky. Motion Carried. 5-0 Unanimous

Dzugan explained the letter from Rep. Coleman dated 6-25-2004. It explains the responsibilities of the communities that opt in and adopt the Uniform Construction Code or chose to opt out and not adopt the Uniform Construction Code.

#### BOARD OF APPEALS

Dzugan explained that since the Borough adopted the Uniform Construction Code Ordinance they must now create a Board of Appeals. Solicitor Wolfe explained that a Board of Appeals should have been adopted a number of years ago.

A discussion took place concerning the requirements of the Appeals Board.

Council President Kozuch directed the Secretary to contact Donna Rupert and ask who is on their board and are they compensated.

Dzugan stated if a citizen has a problem there must be a mechanism in place to resolve the issue. The Board of Appeals will protect the Borough and the builder.

Cousins made a motion to advertise for qualified persons interested in serving on an Appeals Board for the Uniform Construction Code to submit a resume to be reviewed by the Borough Solicitor and qualifications recommended by Fred Dzugan - Codes Officer. Seconded by Rudosky. Motion Carried. 5-0 Unanimous

Cousins explained the Appeals Board may never be called upon, but is necessary.

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#### PLAYGROUND REQUEST

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Pendleton made a motion to grant permission to Tim Malec for use of Joe Malec Playground on Friday, July 2, 2004 for a family picnic. Seconded by

Rudosky. Motion Carried. 4-1 Cousins votes no because everyone else must pay to use the Gazebo.

**AUGUST REGULAR MEETING**

Pendleton made a motion to change the meeting day for August 2004 from Monday, August 2, 2004 to Monday, August 9, 2004 and advertise the meeting to take place at the Ford City Public Library and advertise a Special Meeting to be held on Monday, August 2, 2004 for a bid opening for the Caracal tenant build out and the meeting to be held in the Borough Office. Seconded by Cousins. 5-0 Unanimous

**JOHN B. FORD STATUE**

Rudosky made a motion to ratify sending the John B. Ford Statue to Crooked Creek Gallery in Indiana, PA for repair at a total cost of \$5,000.00. Seconded by Tokarek. Motion Carried. 5-0 Unanimous

**EXPENSE REIMBURSEMENT**

Pendleton made a motion to reimburse John Rudosky the amount of \$147.50 for meals and mileage expenses incurred while attending the Unfair Labor Practice Hearing on Wednesday, June 23, 2004 in Pittsburgh. Seconded by Tokarek. Motion Carried. 4-0 Carried. Rudosky abstains.

**EXECUTIVE SESSION**

Rudosky made a motion to enter Executive Session to discuss personnel. Seconded by Pendleton. Motion Carried. 5-0 Unanimous

Executive Session entered at 5:40 p.m.

**REGULAR SESSION** Cousins made a motion to re-entered Regular Session. Seconded by Rudosky.

Regular Session re-entered at 5:50 p.m.

**PASHEK PROPOSAL**

Rudosky made a motion to authorize Pashek & Associates, for a price not to exceed the amount of \$1500, to review the Ford Street Designs prepared by Nichols & Slagle Engineering, Inc. and authorize Donna Kornasiewicz - G.F.C.D.C. to contact David Nichols - Nichols & Slagle Engineering, Inc. and ask him to prepare cost estimates for replacement of the sidewalks, lighting, and trees on Ford Street and to use the information to apply for a any and all grants available. Seconded by Cousins. Motion Carried. 5-0 Unanimous

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**ROAD CLOSING REQUEST**

Rudosky made a motion to grant permission to Sam Slee, 313 Ferdale Street, to close Ferdale, between Cherry and Plum, for a community party on Sunday, July 4, 2004 from noon until midnight and inform the Fire Chief and the Police Department of the Street Closing. Seconded by Pendleton. Motion

Carried. 5-0 Unanimous

ADJOURNMENT

Pendleton made a motion to adjourn. Seconded by Rudosky.  
Motion Carried. 5-0 Unanimous

Meeting adjourned at 5:55 p.m.

Lisa Bittner  
Borough Secretary

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