

**MINUTES**  
**FORD CITY BOROUGH COUNCIL**  
**LOCATION – FORD CITY BOROUGH BUILDING**  
**SPECIAL MEETING**  
**AUGUST 15, 2008**

**CALL TO ORDER** Council President John Lux called the meeting to order at 4:12 p.m. and advised the audience that the meeting will be audio taped. Is anyone audio or video taping this meeting? There was no response.

**ROLL CALL** Terry Tokarek, Ray Klukan, John Lux, Ron Dillard, and Tom Shaffer were present. Mayor Mantini was absent. Tim Malec was absent because of work.

**ATTENDANCE** Solicitor Wolfe, Homer Pendleton, Greg Dinko, Tom Ondrusek, and Renee Zacour were also present.

**CITIZEN COMMENTS - ON AGENDA ITEMS ONLY AT THIS TIME**

Renee Zacour stated that items in lease with Caracal North Carolina are not in best interest of the borough and recommended Borough Council not sign the lease because it needs further review.

**CARACAL NORTH CAROLINA**

Solicitor Wolfe explained page 20 paragraph J section 33 was added and read by Mr. Wolfe. Wolfe stated it will require a signature and then sent via e-mail and it will be considered as original.

Wolfe explained this is a standard boiler plate two (2) year lease, parking space for 45 vehicles, and three (3) one (1) year options with \$10,000 increase. The lease could terminate after 90 days.

A discussion took place concerning new tenants.

Solicitor Wolfe explained the rent from Caracal North Carolina and OEM Shades should be enough to pay the bills.

**CARACAL NORTH CAROLINA**

Shaffer made a motion to lease Space "B" of the Shop 2 Building to Caracal, Inc., a North Carolina Corporation, upon the terms and conditions contained in the lease agreement attached hereto and further to authorize the Council President to execute the lease on behalf of Ford City Borough. Seconded by Dillard. Motion Carried. 4-1 Tokarek voted no.

**CATCH BASINS**  
minutes

8-15-2008

Special Meeting

approved 10-6-2008  
**SEMINAR**

Klukan made a motion to authorize John Porterfield and Charlie Characin to repair the catch basins, designated by the Street Department, at a rate of \$18.00 per hour per person and only these two persons will be working. Seconded by Shaffer. Motion Carried. 5-0 Unanimous

Shaffer made a motion to authorize Patrick Cujas to enroll in the "Manage for Success" training course at a cost of \$99.00. Seconded by Klukan. Motion Carried. 5-0 Unanimous

PROPERTY - 1414 3<sup>RD</sup> AVENUE

Councilman Dillard suggested council explore the feasibility of 1414 3<sup>rd</sup> Avenue for storage/ office space. Dillard stated this is just an informational item. Terry Tokarek stated a previous council gave up a building three (3) times the size.

PATCHING - WATER HOLES

Dillard made a motion to accept the proposal of Holbein to repair six (6) areas of roadway as specified in the amount of \$9,984.00 and authorize the Council President to sign the contract.  
Seconded by Shaffer. Motion Carried. 5-0 Unanimous

FORT RUN TREE REMOVAL

Shaffer made a motion to authorize Holbein to remove the tree in the creek at Fort Run Creek for a cost of \$1877.00 and authorize the Council President to sign the contract. Seconded by Klukan. Motion Carried. 5-0 Unanimous

LAP - SEMINAR

Dillard made a motion to authorize Councilman Dillard and two representatives from the Borough to attend two roadway surface seminars, one on 9-18-2008 and one on 9-23-2008 and all attendees must car pool and be reimbursed for mileage at the IRS 2008 rate.  
Seconded by Shaffer. Motion Carried. 5-0 Unanimous

VEHICLE BIDS OPENED 8-4-2008

Shaffer explained Borough Property cannot just be sold to scrap yard. If the value is over \$1000 the property must be advertised for sale.

Shaffer made a motion to accept the high bidders for the following:

Select Dismantling	1960 Mack Fire Engine	\$1500.00
Chuck Heileman	Shed	\$651.00
Rogers Auto Sales	One (1) 1968 Kaiser	\$1280.00
	– bad turbo	
	One (1) 1968 Kaiser	\$1510.00

Seconded by Klukan. Motion Carried. 5-0 Unanimous

FORD STREET

minutes  
8-15-2008  
Special Meeting  
approved 10-6-2008

Shaffer explained a meeting was held on Thursday, August 14 with representatives from Borough Council, NSEI, Penndot, and ACT Engineering. Everyone agreed to delete the 4" under drain from the project. If the drain was installed there would be a great possibility the brick would shift if the drain cracked.

Shaffer made a motion based on the recommendation of the Borough Engineer to remove the installation of the 4" Underdrain Pipe from the Ford Street Project, a deduct of \$9,100.80 will be submitted to Penndot by

Tony Baiano Construction. Seconded by Dillard.  
Motion Carried. 5-0 Unanimous

Shaffer explained Ford Street from 4<sup>th</sup> Avenue and 3<sup>rd</sup> Avenue will be closed 3 to 5 weeks. The Ford Street & 4<sup>th</sup> Avenue intersection will be closed too. During the closure of the intersection 9<sup>th</sup> Street will become open to two (2) way traffic. The alley by Klingensmith's will be one way from 4<sup>th</sup> Avenue to 3<sup>rd</sup> Avenue.

#### BILL PAY

Shaffer made a motion to pay Big Bear Pizza the amount of \$72.00 for the pizza's for the "End of the Year Playground Party".  
Seconded by Klukan. Motion Carried. 5-0 Unanimous

#### CITIZEN COMMENTS - OPEN COMMENTS AT THIS TIME

Renee Zacour stated a resolution was passed by the CDC on 3/8/05 that named the Frank Wolfe to the Executive Committee. Zacour stated that on 8/23/2005 a resignation from Frank Wolfe, as a member of the Executive Committee, was accepted effective 6/1/2005. Zacour stated she has copies of official documents.

Zacour asked what is the total price of the Catch Basin job?

Dillard answered the work being done on the two (2) Catch Basins because they are a danger to the citizens. Their locations are at the corners of Christ Prince of Peace & the Kozy Korner

Dillard stated major work is required on many other catch basins and they will be bid.

A discussion continues concerning the catch basin work.

Zacour asked how much has been spent of Ford Street?

Dillard answered the specific paperwork is not available to provide an answer this time.

Shaffer stated Penndot won't allow the Borough to spend more than \$555,000 for the project. The inspector for the project is between \$50,000 to \$60,000.

The discussion continues.

Dillard stated the figures for Ford Street will be made available for the 9/8/08 council meeting.

minutes  
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Zacour asked what happened to the Liquid Fuels money?

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Shaffer explained this council is following the mandate for Ford Street. This council discovered the cost of inspection for the project was not included in the project. Site elevations were not included in the project. Shaffer stated business owners have to pay for some of these

improvement costs.

Homer Pendleton stated he resents the statements about past council running the town in the hole.

#### SOLICITOR COMMENTS

Solicitor Wolfe stated he was never on the CDC Executive Committee only on the Operating Committee.

#### COUNCIL COMMENTS

Tokarek and Klukan has no comments at this time.

Dillard stated there needs to be a change in direction on how these meetings are conducted. In reference to former council they did the best they knew how. Dillard stated he is irritated by former council attending meetings and engaging current council doesn't serve the public. No board or council will ever get it all right. There is a lack of respect. Dillard is tired of the personal slander. Dillard stated he has disagreed with former council and discussed in private with the elected official. It doesn't look good to do it in public. Have respect for position council holds. These meeting are becoming a circus.

Dillard stated this council is at odds with the CDC, let the courts settle this issue.

Shaffer thanked Solicitor Wolfe for time spent to negotiate lease with Caracal North Carolina. Shaffer stated they got most money possible. Shaffer stated if CDC had objections none were made to the bankruptcy court.

Lux agreed with the comments of Councilman Dillard and thanked Solicitor Wolfe

ADJOURNMENT Dillard made a motion to adjourn meeting at 5:08 p.m. Seconded by Shaffer. Motion Carried. 5-0 Unanimous.

John M. Lux, Sr.  
Council President

Lisa Bittner  
Borough Secretary

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