

BOROUGH OF BRIDGEVILLE
PLANNING COMMISSION
Meeting Minutes
March 27, 2023 – 7:00PM

Meeting was held in Council Chambers at the Borough Building, 425 Bower Hill Road and virtually on www.zoom.us. Meeting was called to order at 7:00PM by Ms. Cimarolli.

Present included: Justine Cimarolli, Michael Tolmer, Dale Livingston, Melissa Guiliani (participated virtually,) Elizabeth Bellaver and Joseph Kauer, Borough Manager / Zoning Officer

Absent: None.

Public comment (on / off agenda) VISITORS PLEASE STATE NAME AND ADDRESS:

None.

ADOPTION OF MINUTES:

• **February 27, 2023**

Motion to adopt the February 27, 2023, meeting minutes as submitted was made by Mr. Livingston, seconded by Mr. Tolmer; motion carried unanimously.

NEW BUSINESS:

1. Active Transportation Plan:
 - a. Chartiers St. / Lesnett Rd. / Bank St. / Mayview Rd. Roundabout Concept: University of Pittsburgh engineering students Mikayla Beardsley, Matt Mason, Emma Morian, Nico DelGatti presented that along with their professors Dr. John Oyler and Dr. Mark Magalotti are going to complete a study of this intersection and report back to the Planning Commission at its April Meeting suggestions for ways this intersection can be improved.
 - b. Ms. Cimarolli reminded the Commission that the next quarterly implementation discussion for the Active Transportation Plan is scheduled for April's meeting.

OLD BUSINESS:

1. Comprehensive Plan Update – General Project Update to the Community / Next Steps: Ms. Cimarolli reported that the Steering Committee met earlier today and the findings from the March 2nd Business Focus Group Meeting were discussed and analyzed.
 - a. South Fayette Township Comprehensive Plan Update Review, currently out for public comment – letter sent (March 13, 2023) to the Township asking for Multi-Municipal Collaboration relative to Traffic. Mr. Tolmer stated that this was a good letter representing our community's concerns and thoughts regarding their draft plan.

2. Zoning Amendment Proposal on Placement of Off-Street Parking Pads:

There was a discussion at length of requiring applicants for the construction of new parking pads to make them of a permeable surface rather than traditional concrete or asphalt.

Mr. Tolmer stated that he doesn't think it's right to tell citizens how it should be constructed.

Ms. Bellaver stated that concrete is not good for our urban environment as it adds to storm water runoff.

Ms. Cimarolli suggested that the Commission continue this discussion at next month's meeting and asked that cost-effective solutions to better mitigate storm water runoff be implemented.

Mr. Livingston questioned if the “Carnegie” model were to be implemented would it allow a citizen the opportunity to seek a variance if they don’t have access to the rear of their property from a road or alley. The Borough manager stated yes they would as that would create a unique hardship.

3. Spring Litter Clean-Up Event:

Ms. Guiliani reported that the event has been registered for April 22nd and that the supply donation request for gloves, trash bags and safety vests has been made and approved by PENNDOT. She stated that the event will be meeting at 9AM on April 22nd at the Borough Building for a group photo and that the Borough Council and Mayor will enact an Earth Day Proclamation at the next Council Meeting.

4. Street Trees / Flood Lots:

a. FEMA Flood Lot Repurposing:

Ms. Cimarolli reviewed the draft plan prepared by Tree Pittsburgh for the planting of trees at 646 Baldwin Street. She stated that this parcel is a good candidate for this type of reforestation as its topography limits its future. Ms. Cimarolli also stated that in the next Borough newsletter there should be a survey of the public on what they would like to see done on these flood lots. Ms. Bellaver asked for trees of a greater size caliber be planted on these lots; offering to donate towards the purchase of bigger trees. Ms. Cimarolli stated that Tree Pittsburgh will be providing us with these trees at no cost; they are native trees, larger caliber trees to be planted along the street and smaller ones for up on the hillside. The trees, if approved, would be planted in the fall. Ms. Cimarolli added that the new trees would be protected with deer cages and that we’ll need to provide gator bags for watering. Ms. Bellaver commented that she would like Bridgeville to work to become a Tree City USA community.

Motion to recommend to Borough Council to plant trees at 646 Baldwin Street (FEMA Flood Lot) in partnership with Tree Pittsburgh per their March 3rd design proposal was made by Mr. Livingston, seconded by Mr. Tolmer; motion carried unanimously.

b. Rotary Club Project Discussion:

Mr. Tolmer stated that the Rotary Club is interested in doing a project with the Borough to develop the flood parcels. The Commission suggested that maybe we could advance the project to create the meadows and paths within McLaughlin Run Park that is being discussed for the Comprehensive Plan as joint Rotary Club project.

c. Discuss Fall Shade Trees:

Ms. Cimarolli stated that she would like to discuss the proposed planting plan with the staff of Tree Pittsburgh seeking their advice on what trees would be an appropriate placement in these locations. She also recommended that the Public Works crew attend a Tree Tender course.

5. Rental Property Inspection Program (concept) – Ms. Cimarolli tabled this item until next month’s meeting, no discussion was had.

PUBLIC COMMENT (GENERAL ITEMS) VISITORS PLEASE STATE NAME AND ADDRESS:

None.

ADJOURNMENT:

Motion to adjourn was made by Mr. Tolmer, seconded by Ms. Guiliani; meeting adjourned at 8:40PM.

Respectfully submitted,

Joseph Kauer
Borough Manager / Zoning Officer