AGENDA
UPPER BURRELL TOWNSHIP
BOARD OF SUPERVISORS
REGULAR MEETING
August 5, 2026

1. **Call to Order – Chairman Walker**

Opening of Bids – Sealed bids will be accepted until 11:00 am and then opened and read aloud on Monday, August 31st, 11:00 am, for 2026 Lower Drennen Overlay Contract #26-2.

Open to the Floor-Item on the Agenda
The Board will now hear public comments from residents and taxpayers of Upper Burrell Township on any agenda item at this time. Please state your name and address for the official meeting minutes.

2. **Minutes**
Minutes from the Regular Meeting held on Wednesday, July 1, 2026, are submitted for the Board's review and approval.

3. **Correspondence**

- Received correspondence from Westmoreland Conservation District.
  1-Incompleteness Letter, Xodus Medical, Lot 49, Site Development,
  a. The NOI was not completed
  b. The E&S did not show location of all BMP's & drainage
  c. E&S Module 1 not submitted
  d. PCSM Module 2 not submitted & questions not completed
  e. Pre-development spreadsheet not completed, SCM calculations not submitted, EP forms not submitted

- 2- Tecfusion, proposed sewer line, Technical Deficiency Letter:
  a. Update the revision block on all drawings and on title page of E&S and/or PCSM sets.
  b. Confirm is the access road will be removed and restored to preconstruction condition.
  c. Incorporate and NPDES project boundary to site plans.
  d. Provide the source of information from where the wetland boundary and stream locations were mapped.
  e. Are trench plugs planned to be installed, if so should be shown on E&S plan.

- Received correspondence from Westmoreland County Election Bureau requesting the use of the township building as the polling location for the General Election to be held on Tuesday, November 3, 2026.

- Received correspondence from Murrysville Medic 1 and Lower Burrell Volunteer Fire Co. #3 EMS, asking for a meeting to discuss how to work together to determine how to be support the community members and ensure that they have access to EMS services when needed most.

- Received correspondence from Comcast to take the necessary steps to renew the franchise agreement.

- Received an address request for Jeff & Stephanie Rovnak. As per Westmoreland County Address, the recommendation is 624 Ross Drive.

- Received correspondence from CNX notifying the township that CNX is applying to modify a permit to drill and operate a gas well. Location: 674 Marco Road, Apollo, PA, Washington Township.

- Received notice from Westmoreland County Department of Planning and Development that the 2027 CDBG Applications are being accepted through September 30, 2026.

- Mike Debich, 1370 Oak Lake Road, called in stating the trucks are jake braking in front of his house at all hours, would like some signs installed, also does not want the weeds in front of his house cut down by the township it helps with the noise and with his bees.

- Received correspondence from Bankson Engineers requesting Periodic Estimate for Payment Number #2 (Final) for the Contract Number-26-1, to Tresco Paving Co. in the amount of $6,713.26, contingent upon receiving the following items:
    1. Receipt and approval of asphalt weight slips
    2. PennDot approval
    3. Receipt of Consent of Surety to Final Payment

4. **Road Report**

5. **Police Report**
    a) Emergency Management Report

6. **Engineers Report**

7. **Planning Commission** -

TECfusion Land Development – Building J

Tom O'Brien indicated that he, George Richard and Chester Lockwood attended a field meeting at Building J and was given a tour of the building by TECfusion VP of Construction, Dan Richardson. All old data center equipment used by Alcoa is being replaced with new equipment. All work outside the building, including emergency generators and chillers, will be placed on concrete pads that will replace black top pavement. With regards to reviewing the building plans, Scott Chermak had no comments and Bankson Engineers indicated that all necessary land development requirements and zoning ordinance requirements should be in receipt prior to them giving their approval. After discussing Georger Richard moved to approve the plan contingent on the requirements indicated by Bankson Engineers, seconded by Chester Lockwood and all were in favor.

Updated Proposed Data Center Ordinance

The Commission members have reviewed the proposed additions to the draft Data Center Ordinance. Chester Lockwood moved to approve the revised draft Data Center Ordinance, seconded by George Richard, and all were in favor.

8. **Zoning Hearing Board – None**

9. **Solicitor's Report**

10 **New Business**

A. Motion to grant the use of the Township Building for the polling location for the General Election to be held on Tuesday, November 3, 2026.

B. Motion to approve bid opening on Monday, August 31st, for the Lower Drennen Overlay Contract #26-2.

C. Motion to approve the address request for Jeff & Stephanie Rovnak as per Westmoreland County Addressing Agency, as 624 Ross Drive, Apollo, PA.

D. Motion to authorize Bankson Engineering to apply for an LSA Category 4 application for slide repair work along Lower Drennen Road.

E. Motion to approve the TECfusion Land Development Plan – Building J, contingent on the requirements indicated by Bankson Engineers, in their letter dated July 17, 2026.

F. Motion to grant Periodic Payment #2 for contract Number 26-1 to Tresco Paving in the amount of $6,713.26, contingent upon receiving the above items mentioned in Bankson Engineers correspondence.

G. Motion to pay and ratify all the bills and accept the financial report for the month of July 2026.

11. **Pay all Bills & Financial Report**

GENERAL FUND	
Beginning Balance	$ 1,299,669.41
Receipts	170,394.70
Expenditures	189,877.79
Closing Balance	$ 1,280,186.32

CAPITAL RESERVE FUND	
Beginning Balance	$ 606,091.64
Receipts	108,695.21
Expenditures	0
Closing Balance	$ 714,786.85

FIRE HYDRANT TAX	
Beginning Balance	$ 6,062.95
Receipts	392.40
Expenditures	1,560.00
Closing Balance	$ 4,895.35

STATE AID FUND	
Beginning Balance	$ 220,689.39
Receipts	7,644.77
Expenditures	7,271.71
Closing Balance	$ 221,062.45

12. **Open to the Floor**

The Board will now hear public comments from residents and taxpayers of Upper Burrell Township on any non-agenda item at this time. Please state your name and address for the official meeting minutes.

13. **Adjournment**

Motion to adjourn _____ Second _____ at _____ p.m.

Next meeting of the Township Supervisors will be held on Wednesday, September 2, 2026, beginning @ 7:00 pm