

MOON TRANSPORTATION AUTHORITY

Mailing Address:
1000 Beaver Grade Road
Moon Township, PA 15108
412-443-1746

2021 AUTHORITY BOARD

Mark Scappe, *President*
John Hertzler, *Vice President*
Tom Weaver, *Secretary/Treasurer*
Michael Hauser
James Vitale

Mills & Henry
Solicitor
Delta Development Group, Inc.
Executive Director

MINUTES
Monday, October 4, 2021

The Moon Transportation Authority (MTA) Board of Directors met on Monday, October 4, 2021, 1000 Beaver Grade Road, Moon Township, Allegheny County, PA 15108.

Board Members:

Michael Hauser – Present
John Hertzler – Present
Mark Scappe - Present
James Vitale – Excused
Tom Weaver - Excused

Also, in Attendance:

Austin P. Henry, Esq., Mills & Henry
Todd Alexander, Esq., Mills & Henry
David Toal, The Toal Law Firm
Mike Hnat, TranSystems
Nate Hokenbrough, Larson Design Group

Call to Order

Mr. Scappe called the meeting to order at 6:00 p.m. Ms. Colosi was excused. Austin P. Henry conducted the October regular meeting in her absence.

Roll Call

Mr. Scappe conducted roll call. Mr. Vitale and Mr. Weaver were excused.

Approval of Minutes

Motion by Mr. Hauser to approve the Minutes for the regular meeting of September 2021. Second by Mr. Hertzler. Motion passed 3-0.

Financials

a. Approval of August/September 2021 Invoices

Mr. Henry presented the invoices for August/September 2021. He explained that the invoices

included a payment due on November 1, 2021 in the amount of \$13,000 to the PA Commonwealth Financing Authority relative to the MTA's BIOS loan.

i. Watermark – Marketplace District Improvements Contribution

Mr. Henry advised the Board that the Cash Flow Chart included in the meeting packet reflects a one-time payment in the amount of \$163,078.00 received from Watermark/Thompson Thrift Development relating to its project contribution following execution of a Developer's Agreement.

ii. LERTA RAP Revenue

Mr. Henry advised the Board that the Cash Flow Chart also reflects revenue received in the amount of \$649,504.92 relating to MASD 2021 LERTA contributions. It is anticipated that the MTA will eventually receive an additional \$81,635.91 related to one property owner's contribution, which has not yet been made.

Motion by Mr. Hertzler to approve payment of August/September 2021 invoices. Second by Mr. Hauser. Motion passed 3-0.

b. 2021 Cash Flow

Mr. Henry presented Ms. Colosi's updated 2021 Cash Flow Chart, which illustrates actual year-to-date expenses and forecasts MTA's year-end cash position. Mr. Henry also reported that, despite Scannell Properties being issued a Building Permit from the Township for a warehouse/industrial building on Moon Clinton Road, the project is no longer proceeding due to apparent contractual issues between the parties. This negatively impacts MTA's anticipated future revenue. According to this month's cash flow and barring any major changes, it is anticipated that MTA will end the year with approximately \$697,716 to carry over into 2022. Mr. Henry advised the Board that two variables that could affect the year-end figure, including the final Thorn Run construction payment to PennDOT and Thorn Run right-of-way costs, currently estimated on the Cash Flow Chart in the aggregate amount of \$3,075,000.

c. Funding Strategy Update

i. ARP Projects Submission to Representative Gaydos

Mr. Henry reported that Ms. Colosi submitted a two (2) year funding request to Representative Gaydos, which included RRC and all other projects that the Board requested.

ii. Capital Budget Request Form – SMC RRC Economic Development Initiative

Mr. Henry reported that Ms. Colosi submitted a Capital Budget Request Form to Senator Robinson, which requests a line item on the Capital Budget for up to \$5 million, which enables any entity, such as the Port Authority or ACAA, to potentially tap into these funds for SMC and RRC site preparation, environmental remediation, development,

redevelopment, infrastructure construction and related costs.

iii. Federal Appropriation for Market Place District Improvements

Mr. Henry reported that the Market Place project is one of Congressman's Lamb's final four projects that is being negotiated as part of the appropriations process, which is anticipated to be finalized around the end of October. Ms. Colosi was advised by DJ Ryan with Congressman Lamb's office that it would be prudent to meet with Senators Casey and Toomey to ensure the project is supported through the appropriations process. Mr. Henry noted that this is the only applicable funding option as funds will not be available through the Infrastructure Bill.

Project Updates

a. Thorn Run Interchange Project

i. Project Close-Out/Punch List Items

Delivery and installation of a 6' mast arm for a highway lighting pole on the ramp to Business I-376 continues to be the only outstanding Project item. The mast arm is a special item that is on back order and is now anticipated to be delivered mid to late October. Ms. Colosi will keep the Board apprised of progress.

ii. Right-of-Way

Mr. Henry reported on this progress to memorialize the transfer of Parcel 9 and the shared use driveway (Parcels 10 and 14) that was requested by counsel for Parcel 10 owner. The documents were previously submitted to Jackie Evans at PennDOT District 11 for her review and approval. Mr. Henry is still awaiting a formal response from Ms. Evans, although she did recently update that she is working on her review. Mr. Hnat advised that he has heard positive feedback on the documents from District 11 and anticipates they will be approved shortly.

b. Stevenson Mill Connector (SMC)/Rouser Road Connector (RRC)/Offsites

Mr. Hnat provided updates on RRC, SMC, and Offsites projects. Regarding RRC, Mr. Hnat reported that the Project team conducted a quarterly meeting with Federal Aviation Administration (FAA) officials to provide them status on the Project, and discussed the access road to the airport communications tower off of Port Vue Drive. The meeting went well and the FCC is supportive but concerned about an increase in traffic on the road. Mr. Hnat also advised that the Project team is analyzing the retaining wall and continuing survey work. The team is exploring the possibility of utilizing pre-cast forms for the retaining wall, which would save the MTA significant expense.

SMC and Offsites projects are completing Preliminary Engineering activities.

c. Market Place District Improvements Project

Mr. Hokenbrough, Larson Design Group, Project Manager, provided an update on Preliminary Engineering of Montour Run Road and Market Place Boulevard. Mr. Hokenbrough informed the Board that Larson is coordinating Project activities with PennDOT District 11's Highway Occupancy Permit (HOP) unit. Mr. Hokenbrough advised the Board that Larson will be working next month on its Design Field View submission.

Mr. Henry advised the Board that Dawn Lane coordinated a meeting with Robinson, North Fayette, and Findlay townships on the Market Place Project to provide an update and present the Project budget and financial needs. It was attended by Ms. Lane, Scott Brillhart, Ms. Colosi and the Township Managers for North Fayette and Findlay. Robinson Township did not attend. According to Ms. Colosi, the meeting was very cordial. The Findlay Manager advised that he questions whether any funds would be available to contribute for Montour Run, but possibly the Interchange. The North Fayette Manager appeared to be receptive to the MTA's financial needs and meeting further with North Fayette's Board of Supervisors to present the project, needs and benefits.

Executive Session

There was no executive session.

Other Items of Interest

There were no other items of interest.

Comments from the Public

There were no comments from the public.

Motion to Adjourn

The next meeting will be held in-person on November 1, 2021 at 6:00 p.m. at the Moon Township Municipal Building.

Motion to adjourn the meeting by Mr. Hertzler at 6:34 p.m. Second by Mr. Hauser. Motion passed 3-0.