

Commissioners:

SCOTT L. METZGER
Chairman

TONY R. MUSSARE
Vice Chairman

RICHARD MIRABITO
Secretary



MATTHEW A. McDERMOTT
*Director of Administration
and Chief Clerk*

J. DAVID SMITH
Solicitor

Telephone (570) 320-2124
Fax (570) 320-2127

COUNTY of LYCOMING
48 WEST THIRD STREET
WILLIAMSPORT, PA 17701

www.lyco.org
county.commissioners@lyco.org

**LYCOMING COUNTY BOARD OF COMMISSIONERS
PUBLIC MEETING MINUTES
THURSDAY, NOVEMBER 10, 2022
10:00 A.M.**

Attendance: Commissioner Metzger, Commissioner Mussare, Commissioner Mirabito, Chief Procurement and Grant Officer Mya Toon, and Solicitor J. David Smith (via telephone)

ADDITIONS/CHANGES TO AGENDA NOT PREVIOUSLY POSTED

- Add Operations Item 1.6 - Veterans Day Proclamation

Mr. Mirabito moved to amend agenda. Mr. Mussare 2nd the motion. Approved 3-0

1.0 OPERATIONS

- 1.1 Opening Prayer
- 1.2 Pledge of Allegiance
- 1.3 Convene Commissioners' Public Meeting
- 1.4 Approve the Minutes of the Previous Meeting

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

- 1.5 Public Comment on Agenda Items Only

None

- 1.6 Veterans Day Proclamation

2.0 SERVICE AWARD

- 2.1 Board of Commissioners / Brad Shoemaker – Acknowledge the following employee on her retirement:
 - Pre-Release Center – Christine Walters

3.0 REPORTS

- 3.1 Kalen Barnes– Vote for ratification of the invoices due through 11/16/2022 that were paid on 11/10/2022 in the amount of \$1,694,899.78.

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

4.0 BID OPENING

- 4.1 Krista Rogers – Open the following bid:
 - Williamsport Region Relief Well Rehabilitation and Replacement Project for the Borough of South Williamsport and the City of Williamsport.

Williamsport Region Relief Well Rehabilitation and Replacement Project for the Borough of South Williamsport and the City of Williamsport		
Company Name	Amount Submitted	Date Submitted
Linde Corporation	711,793	11/4/2022 3:28 PM

PERSONNEL ACTIONS

- Jessica Segraves – Approve the following Personnel Actions as conditional offers of employment, subject to the successful completion of a background check and all other employment conditions:
- Prison – Trevor Campbell, CO I Relief, Part-Time New Position, \$20.00 per hour, Not to exceed 1000 hours, Anticipated Start Date: 11/15/2022.
- Prison – Leo McHugh, LPN, Full-Time Replacement, \$30.00 per hour, 80 hours per Pay Period, Anticipated Start Date: 11/28/2022

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.0 ACTION ITEMS

6.1 Jessica Segraves – Vote to approve the removal of the following policies:

- Policy #411 – Override
- Policy #405 – Partial pay
- Policy #400 – Job Code Listing
- Policy #401 – County Pay Plans
- Policy #402 – Payroll
- Policy #403 – Direct deposit
- Policy #404 – Payday
- Policy #410 – Reclassification and promotion
- Policy #413 – Clerk I to Clerk II advancement
- Policy #414 – Interns

Mr. Mirabito moved to approve. Mr. Metzger 2nd the motion. Approved 2-0

6.2 Jessica Segraves – Vote to approve and adopt new Policy #400 – Compensation Policy

Mr. Mirabito moved to approve. Mr. Metzger 2nd the motion. Approved 2-0

6.3 Mya Toon – Vote to approve JCJC Juvenile Probation Services Grant award (2023 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.4 Mya Toon – Vote to approve U.S. Department of Homeland Security State Homeland Security Grant Program Agreement (2022/2023 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.5 Mya Toon – Vote to approve Bureau of Justice Assistance Smart Probation Planning Grant application to Pennsylvania Commission on Crime and Delinquency.

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.6 Alison Herman – Vote to approve Amendment to Subrecipient Agreement with Lycoming County Softball Association (Act 13 funded).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.7 Beth Baylor – Vote to approve Amendment to Agreement with Skyhook, Inc. (2022 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.8 Beth Baylor – Vote to approve Amendment to Agreement with Nokia of America Corporation (2022 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.9 Beth Baylor – Vote to approve Amendment to Agreement with Williams Pipeline Services Company (2023 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.10 Jason Yorks – Vote to approve Consent Assessment of Civil Penalty (2022 budget funds available).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.11 Jason Yorks – Vote to approve the purchase of a 2023 Ford F550 chassis from Sunbury Motors (2022 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

6.12 Mark Hulyo – Vote to approve the purchase of security hardware for RMS from IntegraOne (2022 budgeted item).

Mr. Mirabito moved to approve. Mr. Mussare 2nd the motion. Approved 3-0

7.0 COMMISSIONER COMMENT

Mr. Metzger sends condolences for Commissioner Joe Kantz, of Snyder County, on the tragic loss of his father. Agreed with Commissioner Mirabito and commended Voters Services. Update on Coroner Building – good discussion at the airport, continue looking at options. Asks everyone to honor our Veterans and thank them.

Mr. Mussare thanks employees that stay with the county with higher purpose and for community-not a lot do that. Agreed with Commissioner Mirabito and commended Voters Services.

Mr. Mirabito thanks all those Election Poll Workers and our Voters Services for all their continued hard work.

8.0 GENERAL PUBLIC COMMENT

Speakers who wish to address the Board of Commissioners will be limited for no more

than three (3) minutes on any particular item. The speaker must state his/her name and address for the record. Any deviation from this rule must be approved by the Board Chairman.

Jerry S Walls / Mall Commentary attached.

Thomas Adams / Williamsport: Topics: Poll watching; Agree to Disagree; Scripture read; Death related to vaccinations; Hand counting 2020 votes

Scott Miller/Williamsport: Topics: Skill sets; Parking costs; Inflation; Water bill increases from Williamsport Water Authority

YouTube Public Comments:



37:17Jeff Will TryGreat to see the heartwarming retirement commemoration! Are county employees able to seek treatment through the PA DOH run medical cannabis dispensaries? If so, great! If not, when?

9.0 NEXT SCHEDULED MEETING

The next Commissioners Public Meeting will be held on **Thursday, November 17, 2022, at 10:00 A.M.** in the Commissioner's Board Room, 1st Floor, Executive Plaza, 330 Pine Street, Williamsport, PA 17701.

To view this meeting follow the link below:

<https://www.youtube.com/watch?v=-6xN4kpHgKc&t=265s>



**COUNTY OF LYCOMING
VETERANS DAY 2022
PROCLAMATION**

“Some people live an entire lifetime and wonder if they have ever made a difference in the world. A veteran doesn’t have that problem.” Ronald Reagan

Whereas, *to the more than 4,700,000 World War I Veterans, that served from 1917-1918, and fought for our freedom — thank you for making a difference in our world;* and

Whereas, *to the more than 16,100,000 World War II Veterans, that served from 1941-1945, and fought for our freedom — thank you for making a difference in our world;* and

Whereas, *to the more than 5,700,000 Korean War Veterans, that served from 1950-1953, and fought for our freedom — thank you for making a difference in our world;* and

Whereas, *to the more than 8,700,000 Vietnam War Veterans, that served from 1964-1975, and fought for our freedom — thank you for making a difference in our world;* and

Whereas, *to the more than 2,200,000 Gulf War Veterans, that served from 1990-1991, and fought for our freedom — thank you for making a difference in our world;* and

Whereas, *to the more than 191,000 Iraq War Veterans, that served from 2003-2011, and fought for our freedom — thank you for making a difference in our world;* and

Whereas, *to the more than 775,000 Afghanistan War Veterans, that served from 2001-2021, and fought for our freedom — thank you for making a difference in our world;* and

Now, therefore, we urge all citizens to join us in a sincere and heartfelt thank you and offer the well deserved recognition to all Veterans, and to our Lycoming County Veterans Affairs Office —We thank you for your diligence in making a difference in the lives of our Lycoming County Veterans—who are a part of *the more than 30,000,000 Veterans who served to secure our freedoms and liberties of this great nation.*

Lycoming County Commissioners



Scott L. Metzger, Chairman



Tony R. Mussare, Vice Chairman



Richard Mirabito, Secretary



1950 Eldon Road
Montoursville, PA 17754

Dear Lycoming County Commissioners,

I read in the Sun Gazette that you invited public comment on the potential action to work with a private developer on this proposal to buy the Lycoming Mall. Please accept this letter as my comments speaking as a Certified Professional Planner and independent with no affiliation with that developer.

I walked the Mall last week. The vacant stores offer potential for a VARIETY OF REUSES – not just commercial! Developers will have to get creative.

Zoning may need to be adjusted to allow MIXED USE OPTIONS!

For example:

- Retail
- Commercial services
- Elder housing/ public housing
- Medical Services/ Health Clinics
- Retail pharmaceutical
- Rental apartments
- Community Centers
- Professional offices

Examples of other uses for malls and big-box stores:

- The Under Armour headquarters in Baltimore, Maryland, sits on a 58-acre site once home to a Sam's Club and several other businesses.
- A former Meijer grocery store in Greenville, Michigan, is now the Rock City Indoor BMX track
- A one-time Sam's Club in Olathe, Kansas, has a new life as the Heartland Community Church
- An Indianapolis Toys "R" Us became a charter school
- There are various examples of malls coming back with a new purpose, too:
- The Mayfield Mall in Mountain View, California, is currently one of Google's headquarters
- The Hickory Hollow Mall in Antioch, Tennessee, has become a skating rink
- In Englewood, Colorado, the Cinderella City Mall now features residential units, retail shops, offices, and an art museum

When I was Executive Director of Lycoming County Planning Commission the emerging NEW REQUIREMENTS for storm water run off, and its impact on stream quality were subject to stringent new standards of USEPA and the Chesapeake Bay Commission. Therefore we required a storm water collection pond on the property and later phases of the parking areas were required to be porous pavement.

This is continued on page 7 of the Minutes

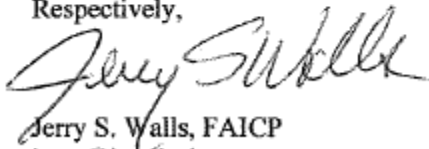
The Black Friday surge in retail activity drove us to require huge parking lot capacities. Today with on-line retailing those patterns have changed. Therefore reuse options should include reuse of parts of the parking lots.

The interior mall corridors provide a save space for people to walk protected from the weather and traffic.

The world is changing but large spaces remain useful and can benefit society beyond their original purpose.

Therefore, I do support the County Commissioners to enable a private developer to purchase the mall and hopefully undertake significant reuse options.

Respectively,



Jerry S. Walls, FAICP
jerry@jwallsaicp.com
570-419-1771