

**Rochester Township Commissioners**  
**Regular Meeting**  
**February 16, 2023**

**Call to Order:** Chairwoman Teams called the meeting to order at 6:00pm.

**Pledge of Allegiance**

**Roll Call:**

**Present:** Gina Teams, Chairwoman

Commissioners: Michael Lucci, Michael Mamone Jr., Dennis Iannini

Stephen Chesney, Township Solicitor; Dave Kovac, Township Engineer; Melissa Carpenter, Township Secretary

**Also Present:** Kevin Foltz, Sergeant; Paul Abbott, Public Works; Zak Baughman, Assistant Fire Chief

**Absent:** George Bauer, Vice Chairman

**Scheduled Guests:**

Steve Estes- Representing Linco Brothers – Is working with Linco Brothers to make the Bitcoin Mining Facility as carbon efficient as he can. Mr. Estes discussed some of the complaints he has received from the residents:

Noise- he stated the system being installed will be a liquid cooled immersion system, there will be no noise.

Easements-they will provide easement agreements to the residents.

Access-they have offered to upgrade Radcliff Lane and blacktop it, they will also maintain the road.

Community Involvement-they have offered to provide for a community garden and a pond for fishing.

Troy Collins – wanted to know how many fans will be running and will they hum 24/7, he is also concerned he will not be able to sell his house.

Solicitor Chesney stated that this process is in the beginning stages and these issues should be dealt with at the Planning Commission Meeting and if needed a Zoning Hearing. Mr. Chesney said once they submit plans, we will have a say in all of these issues. Discussion on who owns Possum Lane and easement issues. Mr. Chesney recommend that the residents speak to an attorney if they have land issues; the Township can't address private issues.

Mr. Estes hopes to have a rendering in the next week and they will distribute it and residents can reach out if they have any questions. Mr. Iannini asked they had a target date. Mr. Estes replied no more than six months, he said it will depend on the DEP.

**Minutes:**

Mrs. Teams wanted to amend the minutes to read : Mrs. Teams asked if they have a truck that has both recycling and garbage.

**Motion** by Mr. Mamone to approve the changes to the minutes of the February 2, 2023 Work Session Meeting. Second by Mr. Iannini. Motion carried 4-0.

**Motion** by Mr. Iannini to approve the amended minutes of the February 2, 2023 Work Session Meeting. Second by Mr. Mamone. Motion carried 4-0.

**Remarks of Citizens:**

Laura Hoffmeier – suggested the commissioners’ emails be added to the website so that the residents can contact them directly.

**Committee Reports:**

**Motion** by Mr. Lucci to accept January committee reports as submitted. Second by Mr. Mamone. Motion carried 4-0.

**Solicitor’s Report:**

Solicitor Chesney is still working on a couple projects.

**Engineer’s Report:**

Mr. Kovac reported that Allegheny Fence will start on the Highland Road guiderail next week.

Mr. Kovac presented the Sturm Lane and Fox Avenue easement drafts and exhibits for the Board to review.

**Old Business:**

Mr. Kovac gave out preliminary costs for the 2023 road program for the Board to review.

Mr. Mamone reported the VFD committee is working on a budget and looking at capital projects for the future. Discussion on having paid part-time firemen.

**Motion** by Mr. Lucci to proceed with the 2023-2024 COSTARS Salt Contract. Second by Mr. Mamone. Roll call vote: Mr. Lucci-yes; Mr. Iannini-yes; Mr. Mamone-yes; Mrs. Teams-yes. Motion carried 4-0.

**New Business:**

**Motion** by Mr. Mamone to approve payment of bills as reviewed by the Township Board of Commissioners. Second by Mr. Lucci. Roll call vote: Mr. Iannini-yes; Mr. Mamone-yes; Mr. Lucci-yes; Mrs. Teams-yes. Motion carried 4-0.

**Remarks of Officials:**

Mr. Abbott announced that he is retiring March 24, 2023 unless it snows and he will stay and help out.

Sergeant Foltz reported there was an incident today and we had to call out the ESU team.

Mr. Baughman reported the VFD is still evaluating the ladder truck to see if it is worth buying.

Mr. Iannini has been meeting with the Road Department and will be going over to the garage next week.

**Motion** by Mr. Mamone to adjourn to executive session at 7:13pm. Second by Mr. Iannini. Motion carried 4-0.

**Motion** by Mr. Mamone to adjourn out of executive session at 7:57pm. Second by Mr. Iannini. Motion carried 4-0.

**Further Business:**

**Motion** by Mrs. Teams to increase Laurie Sano’s pay to \$14.00 per hour effective February 12, 2023. Second by Mr. Mamone. Roll call vote: Mr. Lucci-yes; Mr. Iannini-no; Mr. Mamone-yes; Mrs. Teams-yes. Motion carried 3-1.

**Motion** by Mr. Lucci to adjourn the meeting at 7:59pm. Second by Mr. Mamone. Motion carried 4-0.

*Minutes prepared by Melissa Carpenter*

*Minutes submitted to BOC for review on February 20, 2023.*

\_\_\_\_\_  
Gina Teams, Chairwoman  
Board of Commissioners

\_\_\_\_\_  
Date

Attest: \_\_\_\_\_

Melissa A. Carpenter, Secretary