



MINUTES

General Authority

Board of Directors Meeting

Tuesday, October 21, 2025

Chairperson:

John Skorupan, Chairperson

Members Present:

Jerry Andree, Vice Chairperson
Anthony Bertolino, Asst. Sec./Treas.
Bert Bertoncello, Treasurer
Daniel Santoro, Secretary

Staff Present:

Kyle Beidler
Lori Coon
Ryan Eggleston
Jason Jovenall
Michael Malak
Tim Schutzman
Mary Soroka
Savannah Vernet, Solicitor – Witheral Kalina Law Group

Call to Order

1. Pledge of Allegiance

Chairman Skorupan called the meeting to order at 4:00 p.m. in the Conference Room 2403 of the Cranberry Municipal Center, 2525 Rochester Road, Cranberry Township, PA, and led the salute to the flag.

2. Roll Call

When the meeting was called to order, all Board members were present.

3. Public Comment

Mr. and Mrs. Wolfe, 4 Wheatfield Drive, expressed concern about the Fox Run stormwater issues and attended the meeting to get an update on the progress.

Old Business

There was no old business for this meeting.

New Business

4. Stormwater Maintenance & Capital Activity Review

2025 Capital Improvement Project Updates

Staff provided updates on ongoing 2025 capital construction and design projects, including:

Pinebrook Culvert Design – design phase and liner pipe installation

Wyndmere Drive Design – site planning at Central Drive. Ms. Bertoncello inquired as to which contractor performed the work. Mr. Malak informed the Board that Quigley Contracting completed the project.

Wayne Drive Design – stormwater and road alignment design. Mr. Malak informed the Board that Jet Jack, Inc., completed the project.

Northfield Road Design – drainage and roadway improvement planning.

Katherine Drive Storm Sewer Project – replacement of approximately 560 feet of 15" storm sewer pipe. Mr. Malak informed the Board that this project was completed by the Public Works Department.

2025 Operation & Maintenance Project Updates

Reynolds Culvert Replacement (Park Meadows) – The Public Works Department completed this maintenance project by creating a swale to capture water.

Fox Run CCTV Inspections – cleaning and inspection of 10"–48" storm sewer lines.

Implementation of software called t4 Spatial to integrate inspection data with the Township's GIS system. Ms. Bertoncello inquired as to when the collected data would be shared with the Board. Mr. Beidler explained that the information will be shared at the next meeting.

Summerwind Property Agreement

An update was provided regarding the public storm sewer system associated with the Summerwind development.

2026 Proposed Capital Projects

Preliminary design and planning were discussed for the following 2026 capital projects:

Hope Road Preliminary Design – ongoing preliminary design, Franklin to Forest Edge. Mr. Beidler explained that a CFA grant has been submitted for this project, and the project is anticipated to move forward in 2026. Ms. Bertoncello inquired about the plan to add sewer and water along Hope Road. Mr. Malak explained that adding sewer and water is not under consideration at this time.

Upper Coal Run Watershed Study – Mr. Beidler explained that we are focusing on the existing conditions and that the Township is currently under contract with an engineering consultant to conduct the analysis. Mr. Santoro noted that recent stormwater improvements had been

completed in the Fox Run neighborhood. He further informed the Board that staff has been working in coordination with the Crescent developers to establish a connection for an emergency exit.

Joan Street Storm Sewer Replacement Project -replacement of 15" VCP pipe

Dutilh Road Storm Sewer Project - replacement of 36" and 15" CMP sections

Slip Lining Projects - Parkwood Drive and Freshcorn Road

5. Property Transfer - 1172 Freedom Road

Freedom Road Management, the Developer of the Summerwind Development, has submitted a proposal to purchase the property at 1172 Freedom Road (Tax Parcel 130.S7K117) from the Cranberry Township General Authority. As part of the sale, the Developer has agreed to complete required stormwater improvements and related earthwork as outlined in the Developer's Agreement, provide escrow funds equal to 110% of the estimated costs as financial security, grant easements to the Township and Authority to allow the work to be completed if necessary, and enter into an Agreement of Sale that reflects these terms.

Mr. Beidler explained that an escrow account has been established by the developer based on the total value of construction to allow for the advancement of the project.

Ms. Bertoncello inquired whether an easement exists, to which Mr. Beidler confirmed that an easement is in place.

Mr. Santoro further explained that the detention pond will be owned and maintained by the developer.

Motion to authorize the sale of the property at 1172 Freedom Road, Cranberry Township (Tax Parcel 130.S7K117) to Freedom Road Management, LLC for \$200,000, and to authorize the Chairman to sign all necessary documents related to the sale, including the Agreement of Sale, Escrow Agreement, and Deed. Subject to the negotiation by counsel of final documents and the approval of the Authority's counsel of same.

VOTING

Motion by: John Skorupan

Second by: Anthony Bertolino

Member	YES	NO	ABSTAIN
John Skorupan	X		
Jerry Andree	X		
Bert Bertoncello	X		
Daniel Santoro	X		
Anthony Bertolino	X		

Motion Carried

Payment of Invoices

6. Expenditure Reimbursement Request

Jason Jovenall reviewed the expense reimbursement with the Board.

Motion to approve reimbursement to the Township for Expenditures from July 2025 through September 2025 in the amount of \$318,844.00, as presented in the meeting packet attachments.

VOTING

Motion by: John Skorupan

Second by: Jerry Andree

Member	YES	NO	ABSTAIN
John Skorupan	X		
Jerry Andree	X		
Bert Bertoncello	X		
Daniel Santoro	X		
Anthony Bertolino	X		

Motion Carried

Reports

7. Review Financial Reports

Mr. Jovenall reviewed the financial reports and explained that 99.9% of billings have been collected.

8. 2026 Proposed Budget Initiatives

1. Hope Road Improvements
2. Upper Coal Run Phased Improvements
3. Joan Street Storm Sewer Replacement
4. Dutilh Road Storm Sewer Replacement
5. Parkwood Drive Storm Sewer Slip Lining
6. Freshcorn Road Storm Sewer Slip Lining
7. Road Paving Initiative

The Authority reviewed a proposal to allocate \$500,000 annually from the Stormwater Authority toward Township road repaving efforts. Staff explained that stormwater runoff accelerates pavement damage; integrating stormwater funds would allow for the improvement of grading, drainage, and long-term road performance.

Mr. Andree inquired whether the Authority would continue to prioritize older infrastructure if it agreed to assist with the paving program.

Mr. Santoro confirmed that the Authority will continue to remain focused on all stormwater-related matters.

9. 2026 Proposed Budget

Staff will present the proposed 2026 Budget for consideration by the Board.

Mary Soroka reviewed the 2026 Budget with the Board.

Motion to approve the 2026 Budget to include an increase to the annual ERU fee to \$84.00 and the allocation of \$500,000 to road paving.

VOTING

Motion by: John Skorupan
Second by: Jerry Andree

Member	YES	NO	ABSTAIN
John Skorupan	X		
Jerry Andree	X		
Bert Bertoncello	X		
Daniel Santoro	X		
Anthony Bertolino	X		

Motion Carried

Approval of Minutes

10. Meeting Minutes - July 15, 2025

Motion to approve the meeting minutes from the July 15, 2025, meeting.

VOTING

Motion by: John Skorupan
Second by: Anthony Bertolino

Member	YES	NO	ABSTAIN
John Skorupan	X		
Jerry Andree	X		
Bert Bertoncello	X		
Daniel Santoro	X		
Anthony Bertolino	X		

Motion Carried

Additional business pertinent to the Authority

Next Meeting Dates

11. 2026 General Authority Board Meeting Schedule

Given there are no objections, the 2026 meeting dates listed below will be included in the Township's meeting schedule and advertised in the Butler Eagle:

Tuesday, January 20, 2026
Tuesday, April 21, 2026
Tuesday, July 21, 2026
Tuesday, October 20, 2026

Adjournment

12. Motion to Adjourn

The meeting was adjourned at 5:09 p.m.

VOTING

Motion by: Daniel Santoro
Second by: Bert Bertoncello

Member	YES	NO	ABSTAIN
John Skorupan	X		
Jerry Andree	X		
Bert Bertoncello	X		
Daniel Santoro	X		
Anthony Bertolino	X		

Motion Carried

Respectfully submitted,



Lori Coon,
Recording Secretary