

MINUTES OF THE BIG BEAVER BOROUGH COUNCIL MEETING December 16, 2025

Held at the Big Beaver Municipal Building, 114 Friendship Rd, Darlington, PA 16115

President Kim Wagner called the meeting to order at 6:00 pm followed by the Pledge of Allegiance and the Lord's Prayer.

Roll Call:

Mayor: Michelle Joy

Council President: Kim Wagner

Council Vice President: Jeff Magee

Council Members: Bart Carr

Erin Walter

Garrett Schriver

Jessica Chaney

Secretary/Treasurer: Jennifer Gasser

Engineer: Dan Martone

Police Sergeant: Ron Hiler

Zoning Officer: William Payne

Solicitor: Shannon Steele

Absent: Council Member Karla Myers

Kim Wagner reported that Council met in Executive Session for Emergency Preparedness on December 4 from 5:00 p.m. to 6:35 p.m., and again on December 11 from 5:59 p.m. to 10:00 p.m. Ms. Wagner advised on January 1<sup>st</sup>, the Big Beaver Borough Volunteer Company will continue to provide fire protection services to Big Beaver residents. At this time, the Borough will not be entering into a contract for services with the Beaver Falls Fire Department. On December 11<sup>th</sup>, Borough Council and representatives of the Big Beaver Borough Volunteer Fire Company met with a mediator to discuss the continuation of fire services for our community. Those discussions are ongoing, and mediation will continue. Borough Council and the Fire Company remain committed to ensuring uninterrupted fire protection for our residents and will continue to work together toward a fiscally responsible and sustainable plan for the future.

Approval of Agenda:

Erin Walter made a motion, seconded by Garrett Schriver to approve the agenda. All in favor, motion carries.

Public Comment:

- Dan Dennehy addressed Council, expressing disappointment that the proposed ordinance on the agenda concerns public comment rather than zoning. He reported that over 600 signatures have been collected on a petition to repeal or replace Ordinance #245, including nearly 100 signatures from Big Beaver Borough.
- Doug Kost addressed Council regarding noise concerns. He stated his understanding that the racetrack has an 80-decibel limit and that a data center would be 75 decibels. He offered to purchase a noise-monitoring system for the Borough and to cover the cost of certifying an individual to operate it.
- Bill Kuhn inquired about the PennDOT project on Route 18 and whether the Borough had received any updates. He also asked about the status of Danny's Motel, noting there is interest in acquiring the property.
- Paula Cook addressed Council with questions circulating about AI-related issues and noise from a potential data center. She also expressed concern that the Big Beaver Fire Department held a Christmas breakfast that no one knew about.
- Sandy Friend thanked Dan Dennehy and Doug Kost for their comments and information. She noted that sound issues involve more than decibel levels alone. She stated that the current ordinance does not need to remain as written but emphasized she cannot fight it alone. She stated that while the Borough cannot prevent a data center, Council can be asked to reconsider and strengthen the Data Center Ordinance.

Approval of Minutes:

Garrett Schriver made a motion, seconded by Erin Walter to approve the Minute of December 2, 2025, November 2025 Financials, and December 2025 Bill List. All in favor, motion carries.

Administrative Reports:

Mayor: No Report

President Report: No Report

Secretary/Treasurer: Jennifer Gasser advised everything is on the agenda, has been working with the professionals and working on year end items. President Wagner noted that a new full-time road department employee and an on-call employee have been hired, and both are currently training with Rick.

Professional Reports:

Fire Department: Turned In

Zoning/Code Enforcement: Turned in. Bill Payne advised he is working on outstanding code violations.

Police Department: Turned in.

Engineer: Turned in – Dan Martone reported that Doug Simpson has been hired as the licensed operator. Work is underway at the College Pump Station on the generator transfer switch, and the lid for the Homewood Lift Station wet well is on order. He also provided an update on the MEPPI project. President Wagner thanked him for his work at the park. Jennifer Gasser noted that the Borough must wait for the grass to grow before the grant can be closed out.

Solicitor: Ms. Steele advised she has been working with Jennifer and the other professionals with questions.

Unfinished Business:

A. Resolution 05-2025 Multi-Municipal Beaver County Neighborhood Assistance Program Enterprise Zone designation. Continue to table.

New Business:

- A. Erin Walter made a motion, seconded by Jeff Magee to purchase Parcel 53-009-0604.000 from the repository by Michael and Susan MacConnell, with a tax waiver through 2024. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, and Kim Wagner. Garrett Schriver abstained due to family reasons.
- B. Jeff Magee made a motion, seconded by Erin Walter to purchase Parcel 53-009-0603.000 from the repository by Michael and Susan MacConnell, with a tax waiver through 2024. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, and Kim Wagner. Garrett Schriver abstained due to family reasons.
- C. Erin Walter made a motion, seconded by Jessica Chaney to purchase Parcel 53-009-0602.000 from the repository by Michael and Susan MacConnell, with a tax waiver through 2024. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, and Kim Wagner. Garrett Schriver abstained due to family reasons.
- D. Erin Walter made a motion, seconded by Jessica Chaney to purchase Parcel 53-009-0601.000 from the repository by Michael and Susan MacConnell, with a tax waiver through 2024. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, and Kim Wagner. Garrett Schriver abstained due to family reasons.
- E. Garrett Schriver made a motion, seconded by Jessica Chaney to retain Nate Morgan as Special Counsel for Fire Services. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- F. Jennifer Gasser discussed the invoice. Erin Walter made a motion, seconded by Jeff Magee pay PFM Phase 1 invoice for \$6,500 from Bond Funds. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- G. Erin Walter made a motion, seconded by Jessica Chaney to advertise the 2026 Council Meetings. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner. Jennifer Gasser confirmed the date and time will remain the same for 2026.

- H. Kim Wanger confirmed the rate will remain the same for 2026. Erin Walter made a motion, seconded by Garrett Schriver to approve Resolution 06-2025 Fire Hydrant Rate for 2026. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- I. Kim Wanger confirmed the rate will remain the same for 2026. Garrett Schriver made a motion, seconded by Jeff Magee to approve Resolution 07-2025 Tax Rate for 2026. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- J. Garrett Schriver made a motion, seconded by Erin Walter to approve the 2026 Budget and Payroll. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- K. Garrett Schriver made a motion, seconded by Jeff Magee to transfer \$16,439.06 from the General Fund to the Sewer Fund for Bond Payment 472.101 as a sewer liability. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- L. Garrett Schriver made a motion, seconded by Jessica Chaney to pay end of year invoices, liabilities, and credit card. Roll Call Vote Yes: Jessica Chaney, Erin Walter, Jeff Magee, Bart Carr, Garrett Schriver and Kim Wagner.
- M. This matter was tabled - Advertise Ordinance 247 Amendments to the Public Comment Ordinance.

Meeting Adjourned 6:27pm

Respectfully Submitted,

Jennifer Gasser  
Secretary/Treasurer