



**2017 in Review**

**Thinking back** to where we were at this time last year in Potter Township, it is hard not to remember the sensation we had then that our little community was the center of the universe, as we went through highly-visible public hearings in our permitting process for the Shell project. 2017 started quietly by comparison, but became a year of accomplishment and change.

**Our municipal building**, which doubles as a community center for many public and private events, continues to get important upgrades as we renew electrical systems for safety and efficiency, install practical office furnishings that put supplies within reach and offer a hospitality center for meetings, and even create our own lending library! A new roof on the park pavilion prevents leaks and makes our fireplace more usable. This winter and spring we will add a natural gas generator with heat pumps, so the building may be used as both a warming and cooling center in emergencies.

**Good stewardship by our Fire Department** made it possible for loans to be paid off and for the Township to offer no-interest funding to the VFD for a new tanker, which has been a years-long need. We are proud to support our first responders – and urge our residents to do likewise, by donating or volunteering.

**The partnership of Independence Conservancy and Potter Township** – a true public-private effort – has made many improvements possible along Raccoon Creek and enhanced opportunities on the Tank Farm Recreation Area. People and organizations far beyond our little community are taking notice of Potter’s effort to conserve greenspace, even while one of the nation’s largest manufacturing projects is happening right next door. We enjoy support from Nova Chemicals, BASF, Shell, Heritage Valley Health System, St. Joe Boat Club and many others for the Raccoon Creek Greenway.

**Municipal operations** continue to streamline and meet best-practice standards, thanks to Secretary-Treasurer Linda McCoy, Municipal Clerk Dave Hagen and a forward-thinking Planning Commission. In 2018, we hope to add payment functions to our website, so residents and businesses can apply for permits and pay taxes online. Digital technologies are creating efficiencies and giving social media communications a more important role. Road improvements this year and next include the replacement of several cross-drains along Mowry Road, as well as new guiderails on Bauer Road to correct an accident-prone area.

All of these community-enhancing efforts get to be enjoyed when residents come together! **With leadership from our Recreation Board**, we enjoyed Bingo, Movie-in-the-Park, a day camp for kids, an Eclipse Event at the Tank Farm, our annual Golden Oldies Dinner and an amazing picnic celebration with fireworks sponsored by Shell this year. If you didn’t get to join us in 2017, look for more next year and help us celebrate Potter Township! **It’s a great place to live.**

Thanks for letting us serve you,  
Rebecca, Butch and Al

**Township Information**

**Potter Township Municipal Building**  
206 Mowry Road, Monaca, PA 15061

**Municipal Office** 724-495-6220  
 Fax 724-495-3222  
 Email linda@pottertwp.comcastbiz.net  
 Secretary/Treasurer Linda McCoy  
 Road Department Justin Cwynar  
 Website www.pottertwp-pa.gov  
 Facebook Potter Twp Beavercountypa

**Emergency** 911  
 Police—non-emergency 724-774-0271  
 Fire—non-emergency 724-495-3364  
 Animal Control 724-775-5801

**Schools**  
**Central Valley School District**  
 Central Valley Office 724-775-5600  
 Central Valley High School 724-775-4300  
 Central Valley Middle School 724-775-8200  
 Todd Lane Elementary 724-775-1050  
 Center Grange Primary School 724-775-8201  
 Latch Key Program 724-774-7020

**Utilities**  
 Duquesne Light Co. 412-393-7100  
 Peoples Natural Gas 800-764-0111  
 Center Township Water Authority 724-774-7960  
 Municipal Water Auth of Aliquippa 724-375-5525  
 Valley Waste Service 724-843-9373

**Real Estate Tax Collector**  
 2017—Christie Floyd-Gabel 724-495-7279  
 2018— Vicky Leininger 724-495-6220

**Township Office Hours**  
 Monday—Thursday 10 am—4 pm  
 Friday 8 am—2 pm

**BOARD OF SUPERVISORS**  
 Rebecca Matsco, Chair  
 Earl “Butch” Shamp  
 Al Cwynar

**Work Sessions:**  
 1st Wednesday 6pm  
 3rd/5th Wednesday—if needed 6pm

**Regular Meetings:**  
 2nd Wednesday 6pm  
 4th Wednesday—if needed 6pm

**PLANNING COMMISSION**

**Regular Meetings—if needed:**  
 Thursdays 7pm

# POTTER TOWNSHIP MUNICIPAL BUILDING

# HALL RENTAL



Please book your hall rental for 2018 early.  
Dates for the summer are filling up fast!

*TABLES & SEATING FOR OVER 100*

*FULL SERVICE KITCHEN*

*COMMERCIAL REFRIGERATOR & ICE MAKER*

*TOWNSHIP PARK & PAVILION*

*FREE WIFI*

*55" FLAT SCREEN MONITOR FOR SLIDE SHOWS*

*PLENTY OF PARKING*

Residents.....\$150.00

Non-Residents.....\$250.00

Security Deposit .....\$100.00

## POTTER TOWNSHIP RECREATION BOARD



Thank you to Nicole Cwynar and the Potter Township Recreation Board for a great year of fun & exciting activities in the Township!  
Look for the Township Spring Newsletter for the scheduled 2018 activities!!!



[Hope to see you at our 2018 Rec Board Events](#)

## POTTER TOWNSHIP LENDING LIBRARY

HEY! Have you seen the new lending / exchange library in the Municipal Building entryway??

**OPEN 24/7** ... Please stop by and take a look... and a book!

Also, PLEASE DONATE YOUR UNUSED BOOKS, DVD's & VHS TAPES,

SO THIS ..... CAN BECOME THIS



And if you're cleaning or renovating your kitchen,  
please consider donating kitchen supplies  
for the rental hall.



# POTTER TOWNSHIP VOLUNTEER FIRE DEPARTMENT NEWS

## NEW TANKER

The Department will be visiting the KME factory north of Harrisburg in January for a mid construction progress report on the new tanker! They hope to take delivery of the new tanker in early spring of 2018!



## TRAINING



Training is finished for this year with the last training in 2017 including the legal aspects of the fire department—Potter Township VFD is ahead of the curve in state certified documentation and training! The Department requires 40 hours of training a year and everyone has achieved more than the limit!

The Department is working on classes for 2018 training—ropes & rigging classes are being formed!

## FUNDRAISING

Fundraising went very well in 2017 with a successful Wine Cruise, Beer Cruise, Ticket Sale & a Paint & Sip night!

2018 promises to provide similar fundraisers—along with a few Car Cruises in Raccoon.



The Department has teamed up with AMAZON—Amazon will donate .05% of the purchase of eligible products to the Fire Department! The convenience of shopping with Amazon can help your local Department! Please go to the link below to check out what is available:

<https://smile.amazon.com/ch/46-3898575>

## MEMBERSHIP

Membership in the Department has been steady—but they are always looking for new members in the community!



**MERRY CHRISTMAS & HAPPY HOLIDAYS**  
Potter Township Volunteer Fire Department

## A CHANGE HAS COME TO POTTER WE HAVE A NEW REAL ESTATE TAX COLLECTOR IN 2018

### FIRST!

Many thanks to **Christie Floyd-Gabel** for over a decade of service to our municipality as the Real Estate Tax Collector. When we think of taxes they are not usually good thoughts. A 'necessary evil.' But, someone has to do it—and Christie has been that person for Potter Township. We, at the Township, thank you Christie, and we ask you, the residents, to also thank her for her years of service and dedication to what is too often a thankless job.



### FINALLY!

We welcome **Vicky Leininger**, a long time Township resident, who will assume the Real Estate Tax Collector duties effective January 1, 2018. Thank you Vicky for taking on this position and we look forward to your service to our community!



Let's bid farewell to 2017 with the **Moonlight Mile**

A family-friendly  $\frac{3}{4}$  mile hike with  
campfire & conversation  
hot cocoa  
toasted marshmallows  
owl calling

**Everyone welcome!**

Sunday, December 31, 7:00 PM till ?  
Potter Township's Tank Farm Recreation Area 247  
Raccoon Creek Road, Monaca PA 15061  
Hosted by **Independence Conservancy**  
*Bring your own lawn chair & goodies to share*



# POTTER TOWNSHIP ZONING REGULATIONS FOR ALL AREAS

## WINTER TOWNSHIP ROAD SAFETY

I've been reviewing the Ordinances of Potter Township again and found one I thought would be very appropriate to you as a resident for this time of year. It can be captured in one word – SNOW! Whether shoveled or plowed, snow must remain on your property and not be put on Township roads or rights-of-way. Same with parking...vehicles must not be parked along Township roads or rights-of-way. This would interfere with the Township's ability to plow and maintain the roadways.

**Plowing! Thanks and kudos to Justin!**

**What a great job he does!**

If you would like more details, read from eCode. on the Potter website.  
Click on 'Ordinances' and refer to Ordinance 200 Article III.

*Thank you for your cooperation!*



**David Hagen, Zoning & Code Enforcement Officer**



*The success of Potter Township is a reflection of the ever-increasing dedication and enthusiasm that the staff and volunteers display on a continual basis. The Board would like to personally thank you for your contribution of time, creativity and energy. We look forward to working with you in 2018!*

### EMPLOYEES

Thank you **Justin Cwynar, Linda McCoy, Dave Hagen & Allan McCoy** for providing great customer service to our residents!

### PLANNING COMMISSION VOLUNTEERS

Thank you **Lauren Patton, Lenny Miller, Casey Harrington, Philip Floyd and Mark Summerville** for helping us develop well!

### RECREATION BOARD VOLUNTEERS

Thanks to **Nicole Cwynar, Barbara Nelson, Christie Floyd-Gable, Marie Dohanich and Linda McCoy** for keeping us socially connected!

### POTTER TOWNSHIP VOLUNTEER FIRE DEPARTMENT

Thank you to **Chief Vicki Carlton** and her volunteers for keeping Potter safe! — as well as the countless volunteers who make our Annual Family Reunion a success along with our Emergency Coordinator **Jim Bishop**, who reassures and keeps us ready for anything.

[Rebecca Matsco](#)

**Earl 'Butch' Shamp** — Congratulations on winning another six year term on the Board!

[Al Cwynar](#)

### POTTER TOWNSHIP PLANNING COMMISSION

The common theme today is that everything is GOING to change with Shell coming to the county. That is not quite true for us. For us, things have already changed. For example, I am willing to bet that every resident has done everything they can so as not to be on Route 18 at change of shifts. Part of that change also involves the demographics of the Township. It seems pretty basic. To provide the appropriate level of services to residents, the township needs to know who is living in the township.

Long time Potter residents remember when they literally knew everyone in the Township. The township has grown so that is no longer the case and the number of rental units continues to increase. The Planning Commission looked at several rental ordinances in place at other locations, but realized sometimes the best solution is the simplest solution. The proposed Ordinance (a Public Hearing will be held on January 24th, 2018 at 5:00 pm at the Township Building to hear comments) requires property owners of rental property to register using the following form. The registration will be due to the Township office once per year or at any change in tenants.

***If you have any questions or concerns, we urge you to attend the public hearing.***

POTTER TOWNSHIP RESIDENTIAL RENTAL ANNUAL REPORT

1) Property Address: \_\_\_\_\_

2) Dwelling Type (Circle One, if other, please describe)  
Single \_\_\_\_\_ Duplex \_\_\_\_\_ Apartment \_\_\_\_\_ Townhouse \_\_\_\_\_ Other \_\_\_\_\_

3) Owner name:  
Owner address: \_\_\_\_\_  
Owner phone: \_\_\_\_\_ Email: \_\_\_\_\_

4) Is a property manager or other local contact utilized? YES NO  
Name: \_\_\_\_\_ Phone: \_\_\_\_\_  
Email: \_\_\_\_\_

5) List all occupants at the address (Name and Age). Use additional sheet if necessary.  
NAME AGE NAME AGE  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

6) Number of off street parking spaces at this address: \_\_\_\_\_

7) If rental property utilizes a water system, has the proof of maintenance been provided to the township? YES NO

By signing this application, I certify that all facts in the report are true and correct. I understand this report must be updated within 30 days of any change of occupants.

Date: \_\_\_\_\_ Signature: \_\_\_\_\_  
Date Received by Township: \_\_\_\_\_

### REACH OUT AND CONNECT WITH POTTER TOWNSHIP

Visit Our Website

Website  
Facebook

[www.pottertwp-pa.gov](http://www.pottertwp-pa.gov)  
Potter Twp Beavercountypa

Join us on  
 facebook





# Potter Township

Potter Township Municipal Office  
206 Mowry Road  
Monaca, PA 15061

Phone: 724-495-6220  
Fax: 724-495-3222



## REORGANIZATION MEETING NOTICE

**The Supervisors' Annual Reorganization Meeting will be held on  
Tuesday, January 2, 2018 at 6:00pm at the Municipal Building.**

**All residents are invited to attend.**

*The Township Office will be closed for the Christmas and New Year holidays from December 25, 2017 through January 1, 2018.*



*The Potter Township Supervisors and Employees  
extend to you and your family  
our very best wishes for a  
Merry Christmas and a Happy New Year!*