Adamstown Borough Council **April 7, 2015**

The meeting was called to order at 7:00PM at the Adamstown Municipal Building, 3000 N. Reading Road, Adamstown by Council President Randy Good.

Council Present: Randy Good, Dave Matz, Cindy Schweitzer, Mark Bansner, David Gundrum, Jessica Kelly. Council member Joe Dietrich arrived at 7:34PM.

Visitors Present: George Beever, David Buckwalter, Val Lacis, Gary McEwen, Eric Dickson, Donna Wetherhold, Mike Wetherhold, Jonathan Zaun, Ralph Vedder, John Hirneisen, Helen Shaak, Joe Hawley, Sandy Roth, Bob Storm, Ken McCrea, Mike Gensemer, Brenda Gensemer, Tracy Walter, Lucas Walter, John Kurtz, Joanne Kurtz, Ray Burns, Bette Turner, Wendy Crouse, Kristine Butz, Angela Celentano, Allen Zimmerman, Yvette German, James Stoner, Michele Walter Fry, Mike Elmer, Mike Sosnowski, Gary Stuck, David Dunkelberger, Edward McAlanis, Chris Vastola

Others Present: Dean Johnson, Mike Palm, Lisa Crouse, Sam Toffy

MINUTES: Minutes from the March 3, 2015 meeting were approved with a motion from D. Matz, seconded by M. Bansner and unanimously carried.

BILL LIST: Motioned by D. Matz, seconded by M. Bansner and unanimously carried to approve the bills and receipts presented.

POLICE and/or FIRE REPORT:

The March Police Report was read by Chief Beever.
The March Fire Report was included in the packets.

VISITORS BUSINESS:

Gary McEwen, Berks Homes – Rose Hill Lot 1 – It was requested by Council at the March meeting that Mr. McEwen send a letter to all property owners notifying them of his waiver request prior to the waiver being granted. This would give property owners the opportunity to attend the next Council meeting to voice any concerns they may have. Mr. McEwen did send out notification to all of the residents of Rose Hill and only one resident had a concern which did not involve the issue with Lot 1. He is asking Council for consideration for a waiver to eliminate the stone road and secondary access to Route 272 through Lot 1.

Motioned by M. Bansner, seconded by D. Gundrum and unanimously carried to approve a waiver to eliminate the stone road and secondary access to Route 272 through Lot 1 in the Rose Hill Development.

SPECIAL TOPICS:

Police Services – East Cocalico Township (ECT) sent a letter to Adamstown Borough, Denver Borough and West Cocalico Township on March 6, 2015 asking whether or not we are ready to move forward with the current structure of the draft Charter. Council discussed the request of ECT and noted the letter was written before WCT had made their decision to no longer participate in the regional police effort. Given that change leaves many questions left unanswered such as how will cost be prorated with 3 rather than 4 municipalities.

Motioned by C. Schweitzer, seconded by D. Matz and unanimously carried to send a letter in response to the ECT letter of 3/6/2015 with copies to Denver Borough and West Cocalico Township with the following content:

Adamstown Borough is defining 'current structure of the draft Charter' as a document that was created based on the participation of four municipalities. Based on this definition, Adamstown Borough cannot move forward with the current structure of the Regional Charter as currently drafted. The significant cost increases resulting from dividing budgeted costs between 3 rather than 4 participants cannot be justified based on Adamstown's relative static growth and service needs.

Due to the current turmoil in the creation of a regional police department Adamstown Borough needs to prepare for 2016. Therefore Adamstown Borough respectfully requests that East Cocalico provide the Borough with confirmation of the cost of a 2016 policing contract. Due to necessary year end preparations on the part of Adamstown this information will be required on or before July 1, 2015.

Attendees Edward McAlanis, Sandy Roth, Betty Turner, Bob Stork, David Dunkelberger and Mike Elmer expressed their concerns and support of the ECT Police Department.

Fire & Safety Committee – The Committee is currently comprised of Dean Johnson – Chairperson, Cindy Schweitzer and David Matz. R. Good appointed Ralph Vedder as an additional member of the Committee effective immediately and is requesting that the Committee look into all of the potential options available for police protection for 2016 and report back to Council by August 4th with their recommendations. These options will include both contracting with ECT and ECT being part of the regional police effort.

PUBLIC WORKS:

Resolution 2015-03 – Adamstown Borough was contacted by West Cocalico Township regarding participating in a co-operative bidding and purchasing agreement for chip seal coating and line painting to get a lower cost.

Motioned by M. Bansner, seconded by D. Gundrum and unanimously carried to approve Resolution 2015-03 to participate in a co-operative bidding and purchasing agreement for chip seal coating and line painting with West Cocalico Township.

Community Pool Repairs – The main pool drain was not closed properly due to a faulty valve, causing water to leak out of the pool. Repairs were made and the pool was filled approximately 6" to see if the water remains and if so, the faulty valve causing the issue will be replaced. Pool Plasterers will be contacted while the water is down to inspect the plaster prior to filling the pool.

Timbering – J.L. Strauser made their first payment of $47K. They timbered approximately 6 acres near Well House #4 and still have about 70 acres remaining. They requested that, due to the weather and conditions of the areas to be timbered, they be allowed to postpone their second payment of $40K until conditions are better for working. Council was in agreement and M. Palm will send an email to J.L. Strauser.

FINANCE:

The Treasurer's Report was included in the packets.

VOIP – L. Crouse discussed with Laughing Rock adding the Library and Fire Company to our current VOIP plan to save money. She is recommending meeting with Laughing Rock and representatives of the Library and the Fire Company to see what their needs are, what their savings could be and if it would be worth while moving forward. Council authorized her to proceed.

WATER & SEWER:

151 Old School Lane, Apt. E – The meter was replaced a year ago and was not calculating correctly resulting in the minimum amount being billed for the past several quarters. The meter issue was corrected and the tenant received her most recent bill which reflected the total gallons used from the time the meter was installed which averaged more than the minimum amount being charged per quarter. The tenant is requesting a waiver for the additional gallons, or $99.96. Per the current water/sewer waiver policy of Council, her waiver request was denied.

Shutoff/Lien Notices – Shutoff and lien notices were sent out on March 9, 2015. L. Crouse is also asking that 4 accounts be written off for a total amount of $54.85. These are properties that have been sold in the last year and carry minimal balances on the accounts which are accruing interest.

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to approve writing off the outstanding balances on the four properties in question.

COMMUNITY:

Sidewalks – In an effort to move forward to adopt a sidewalk repair/replacement policy, the Committee reviewed the criteria used by Denver Borough and is in favor of the policy they currently have in place. J. Dietrich recommended that in the case of a property not being sold, the property owner be given 180 days to complete the repair/replacement of the sidewalk if deemed necessary.

Motioned by J. Dietrich, seconded by M. Bansner and unanimously carried to contact our solicitor and have her prepare an updated sidewalk repair/replacement ordinance to implement the policy currently in place in Denver Borough, and in the case of a property not being sold, the property owner be given 180 days to complete the repair/replacement of the sidewalk if deemed necessary.

ROADS AND BRIDGES: None.

PERSONNEL:

The Personnel Committee, along with L. Crouse and M. Palm, met with Power Kunkle to review options for renewing the health insurance. Two similar options were discussed, both of which offered a better copay and coinsurance than the current plan. After reviewing both options, L. Crouse recommended Highmark Option 1, High Deductible PPO $4750 Qualified A (column 3 of the spreadsheet) due to a greater savings.

Motioned by D. Gundrum, seconded by M. Bansner and unanimously carried to choose Highmark Option 1 High Deductible PPO $4750 Qualified A.

RECREATION:

Rec Board Minutes – J. Kelly provided Council with minutes from the Rec Board meeting held 4/2/2015.

Tree Planting – The purchase of 12 trees to be planted along the walking path near the tennis courts was approved at the December 2, 2014 Council meeting. J. Kelly presented a map plotting the locations for the trees. M. Palm will contact Hostetter Landscaping to discuss the best trees for each location.

POLICE BOARD: Included in Special Topics.

FIRE/SAFETY: None.

UNFINISHED BUSINESS:

Community Pool Change Orders – C.O.s #3 and #4 (the benches and signs) will be taken care of by Borough personnel. The C.O. for the ornamental fence is forthcoming. R. Good asked for approval to request a C.O. on the ventilation for the restrooms, not to exceed $8,500. He said that the current price for the ventilation is $8,258.78, but Hanover Engineering is working to get that cost lower.

Motioned by J. Dietrich, seconded by D. Matz and unanimously carried to approve moving forward with a C.O. for the ventilation in the restrooms not to exceed $8,500.

C.O. #2 – Delete two urinal screens and one urinal, and to add two emergency exit lights for a contract amount of $-517.75.

Motioned by D. Matz, seconded by J. Dietrich and unanimously carried to approve C.O. #2 to delete two urinal screens and one urinal, and to add two emergency exit lights for a contract amount of $-517.75.

Adamstown Pool Improvements Payment #3 – We received a recommendation for payment of Application #3 to Balton Construction, Inc. from Hanover Engineering for improvements completed in the amount of $29,752.25.

Motioned by D. Matz, seconded by J. Dietrich and unanimously carried to approve payment to Balton Construction, Inc. for Application #3 in the amount of $29,752.25.

NEW BUSINESS:

Section 1102 of the Zoning Ordinance – There have been occasions where a zoning permit was required for alterations made within an existing building if the use/footprint of the building is not being changed. The last paragraph of Section 1102 states in short that if such repairs do not change the use/footprint of the building, then no zoning permit shall be required. The Planning Commission requested that this issue be brought to Council's attention, and the Section 1102 of the zoning ordinance be followed by the zoning officer.

Motioned by D. Matz, seconded by J. Dietrich and unanimously carried to enforce with the zoning officer that a zoning permit is not required for alterations within an existing building or structure if the use/footprint of the building/structure is not being changed per the last paragraph of Section 1102 of the Zoning Ordinance.

2015 Pool Memberships – The 2015 pool membership forms will be printed on the back side of the 2nd Quarter 2015 Newsletter which will be included in the quarterly water/sewer bills due to go out in the mail this week.

Spring Cleanup – Several requests have been made to the Borough for a spring cleanup day, whereby property owners have a way to get rid of excess leaves left over from last fall.

Motioned by M. Bansner, seconded by D. Matz and unanimously carried to arrange with Reams Disposal for two spring cleanup leaf pickup dates.

Leaders Meeting 4/28/2015 – Arrangements will be made to hold the next quarterly leaders meeting at St. Paul's Lutheran Church.

PSAB Voting Delegate – Jessica Kelly will be attending the PSAB Annual Conference on April 28, 2015 and has volunteered to represent Adamstown Borough as its voting delegate.

Motioned by D. Gundrum, seconded by M. Bansner and unanimously carried to represent Adamstown Borough as its voting delegate.

Mohn's Hill Church – Mohn's Hill Church has made a generous $1,000 donation towards the development of Celebration Park in the Brookview Development to be used towards the playground equipment.

EXECUTIVE SESSION: Council went into executive session to discuss litigation in connection with personnel issues.

The regular meeting resumed at 8:50PM.

Motioned by D. Matz, seconded by C. Schweitzer and carried by a roll call vote of 6-1-0 in favor of appealing the unemployment compensation for former employee Roger Spitler (J. Kelly – Yes, C. Schweitzer – Yes, R. Good – Yes, D. Matz – Yes, M. Bansner – Yes, J. Dietrich – Yes, D. Gundrum – No).

Motioned by D. Gundrum, seconded by M. Bansner and defeated by a roll call vote of 3-4-0 to increase Matt Brown's salary $.81/hour to $22/hour and to increase Jeff Formicone's salary $2/hour to $20/hour (D. Gundrum – Yes, J. Dietrich – Yes, M. Bansner – Yes, D. Matz – No, R. Good – No, C. Schweitzer – No, J. Kelly – No). C. Schweitzer noted that on 1/1/2015 Matt Brown received a 3% raise and this motion would have provided an additional 3.8% raise. On 1/1/2015 Jeff Formicone received a 9.5% raise and this motion would have provided an additional 11% raise.

Adjournment:

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to adjourn.

The meeting ended at 9:00PM.

Attested: _____

Sam Toffy, Adamstown Borough Administrative Secretary