Adamstown Borough Council **August 4, 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, Joe Dietrich

Visitors Present: George Beever, Donna Wetherhold, Mike Wetherhold, Kathy Thren, Glenda Poole, Carol Johnson, David Buckwalter, Val Lacis, Chris Fitterling, Bob Achey, Alex McManimen, Steven Roth, Sandy Roth, Bob Stork, Ray Burns, Helen Shaak, Jim Bretz, Marty Hikes, Rhonda Hikes, John Segnor, Randy Stauffer, Fred Stauffer, Walt Siegel, Michele Walter Fry

Others Present: Dean Johnson, Mike Palm, Sam Toffy

MINUTES: Minutes from the July 7, 2015 meeting were approved with a motion from D. Matz, seconded by J. Dietrich and unanimously carried.

BILL LIST: Motioned by J. Dietrich, seconded by D. Matz and unanimously carried to approve all bills and receipts presented.

POLICE and/or FIRE REPORT:

The July Police Report was read by Chief Beever.
The July Fire Report was read by Chief Roth.

- There currently are no issues with the new radio system.

VISITORS BUSINESS:

Kathy Thren, Adamstown Area Library – Ms. Thren presented to Council a new program that the Library will be sponsoring called Family Place Library. It is a five week program to be run quarterly involving children from 1 to 3 years old and focuses on nurturing early development between parent or caregiver and child. A $6K grant was obtained and used to purchase various toys and materials to aid in the hands-on program which is scheduled to be held in the municipal building meeting room on 9/28, 10/5, 10/12, 10/19 and 10/26 from 10:00AM to 11:30AM. The tables would be used as part of the props, chairs would be stored in another room and other toys and materials stored in the basement.

C. Schweitzer voiced her concerns with the added activity load in the meeting room and conflicts with conducting Borough Business, and the danger of carrying the materials up and down the stairs for storage in the basement, but Ms. Thren commented that they could use the outside bilco doors to gain access to the basement from outside the building. All agreed the program will undoudtedly be very successful and Ms. Thren said the Library is looking to take the program off campus in the future as it has already done for other successful programs.

Motioned by D. Matz, seconded by M. Bansner and carried by a vote of 6-1-0 (C. Schweitzer voted no) to move forward with the Family Place Library program and to reassess the program after the first quarter.

SPECIAL TOPICS: None.

PUBLIC WORKS:

Blacktop repairs were done on some water main breaks that occurred over the winter and early spring. Curb and crosswalk painting will begin this week.

SRBC Notice of Violation – The Borough received a notice of violation from the Susquehanna River Basin Commission regarding the usage of an excessive amount of water. The Borough responded stating the reason for the excessive usage and has not heard back from the SRBC yet.

Adamstown Pretreatment Program – A memo from Hanover Engineering was included in the packets regarding a pretreatment audit performed by Tetra-Tech on July 13, 2015. The memo outlines steps required to be taken to remain in compliance. Council expressed concerns that this will increase more work by Hanover Engineering, increased workload on staff and increase pass-thru costs to local businesses. He is recommending a meeting be set up with the industry, our Sewer Committee and Hanover to discuss what is necessary and what is not, then ultimately meet with Tetra-Tech to discuss.

Laptop – M. Palm commented that his computer recently crashed. He obtained two quotes from Laughing Rock, one to repair the damaged computer and another to replace it with a new laptop. Since it is 5 years old, R. Good recommended replacing it with a new laptop.

Motioned by C. Schweitzer, seconded by M. Bansner and unanimously carried to accept Laughing Rock's quote for a new laptop at a cost of $987.95.

FINANCE:

C. Schweitzer is requesting that project numbers be provided to her by the end of August so that work on the 2016 budget can begin in September when L. Crouse returns.

WATER & SEWER:

Water/Sewer Read Dates – In order to have consistent quarterly water/sewer billing periods, R. Good suggested that going forward reads should be taken around the same time each quarter.

2828 N. Reading Road – The property owner of the Black Forest Hotel had a leak in an underground pipe. The leak has been found and repaired. He was granted a waiver last quarter and is requesting a waiver of a portion of the sewer this quarter prior to the leak being discovered and repaired.

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to approve a waiver in the amount of $535 with the understanding that no additional waivers can be requested regarding this leak incident.

COMMUNITY:

Sidewalk Construction Standards – J. Dietrich and D. Johnson met with Mike Hession of Denver Borough to discuss the effectiveness of the standards they use for sidewalk construction. M. Hession said they have great success with the standards they currently have in place. Robert Getz, the Adamstown Borough's Rental Inspector/Code Enforcement Officer was approached to see if he would be interested in doing the sidewalk inspections, and he was very receptive to the idea. Concerns were raised by members of Council regarding the phrase 'abutting property' wording, enforcement costs and increased workload on existing staff, fairness and consistency of repair standards, and the amount of time it will take to see improvements if the only mechanism to force repairs is the selling of the property. The Committee will continue their review and fine tuning of the draft and seek legal expertise regarding using a resolution to outline policies/repair standards.

Main Street Property Maintenance – A resident, during a recent visit to the Borough Office, voiced her concern about the condition of some of the properties along Main Street. The resident requested that Council look into it. C. Schweitzer commented that her complaint was too broad and that addresses and specifics are necessary for the Borough to take any action, additionally it has been Borough policy that a complaint form must be filled out prior to the Borough looking into a concern before staff and/or consultant time is used to research the issue. S. Toffy will advise the resident.

ROADS AND BRIDGES: None.

PERSONNEL:

Annual reviews will be conducted in September and will be reported to Council at the October meeting.

RECREATION: None.

FIRE/SAFETY:

Noise and/or Nuisance Ordinance – The Fire & Safety Committee has been assigned the task of creating a draft noise and/or nuisance ordinance. The Committee is reviewing several ordinances from various municipalities to come up with a suitable ordinance for Adamstown and will report back by November with a draft ordinance. C. Schweitzer polled the audience to see what type ordinance they would like to see and of those present, they are looking for a broad-based one that would cover both noise and nuisances.

Fire and Safety Committee Meetings – Copies of minutes from the July 8th and July 22nd committee meetings were included in the packets. Captain William White of the PA State Police attended the July 8th meeting, discussed the police services available and offered a question and answer period. Chief of Police Brian Ross of the Township of Spring attended the July 22nd meeting and did a presentation to the Committee followed by a question and answer period.

In total six potential police forces were looked into (East Cocalico Township, Brecknock Township – Berks County, Northern Lancaster County Regional, Township of Spring, Ephrata Borough and PA State Police). Of those six, Brecknock Township – Berks County was not interested in providing police services. The Committee is continuing its due-diligence research into each of the five entities and will report back at the next Council meeting with its recommendation.

There was a $1,500 charge to obtain a proposal for services from Ephrata Borough. The question was raised by D. Gundrum as to why the Committee felt the need to pay for a proposal from Ephrata Borough when none of the other police forces required payment to provide a proposal. C. Schweitzer noted that any proposal from Ephrata Borough would be contingent on West Cocalico contracting services. WCT paid their $8K to obtain a proposal from Ephrata Borough and it would be feasible that a viable quote could be received by West Cocalico leaving Adamstown with one less viable quote if we did not pay for the proposal. Given the short window to make a decision on 2016 police coverage the Committee made the decision to move forward and have Council ratify the expense at the next meeting.

Motioned by C. Schweitzer, seconded by M. Bansner and unanimously carried to ratify the decision to seek a written proposal for police services from Ephrata Borough at a cost of $1,500.

UNFINISHED BUSINESS:

Adamstown Pool Improvements Payments #5 & #6 – We received a recommendation for payments of Application #5 in the amount of $49,428.56 & #6 in the amount of $35,692.71 to Balton Construction, Inc. from Hanover Engineering for improvements completed. R. Good noted that there are three issues still remaining that include the painting of the walls in the restrooms which will be done after Labor Day, the floor surface and the exhaust system. There is $16,464.58 being held out of application #6 due to the outstanding issues. D. Gundrum questioned why we are releasing so much money if there are still significant corrections required to be made. R. Good explained that money is being held and he doesn't feel that the release should be held up until the corrections are made.

Motioned by M. Bansner, seconded by J. Dietrich and carried by a vote of 5-1-0 (D. Gundrum voted no) to approve payment to Balton Construction, Inc. for Application #5 in the amount of $49,428.56 and Application #6 in the amount of $35,692.71 contingent that Hanover Engineering sends a letter to Balton Construction explaining how much money they held out and why.

Zoning-Related Services – Due to issues with the current zoning officer's schedule, the Borough has recently looked into other options for zoning services. A proposal was submitted by Jim Franey who is currently one of the two Building Code Officials for the Borough. Prior to making any changes, C. Schweitzer spoke with the current zoning officer who assured her that he has gotten his schedule under control and is able to dedicate more time to the Borough's zoning issues. His recent improvement has been confirmed by S. Toffy. The recommendation was made by C. Schweitzer that no changes be made at this time and a thank you be sent to J. Franey for his proposal.

NEW BUSINESS:

Stoudtburg Village Sale of Common Ground – A letter was sent in July to all property owners in Stoudtburg Village alerting them of the upcoming judicial tax sale of the common ground. The Stoudtburg Village POA Board has requested a meeting with members of Council to discuss the upcoming sale. C. Schweitzer, D. Matz and M. Bansner have offered to meet with the Stoudtburg Village Board. S. Toffy will set up the meeting.

Mill Race Issue – Resident Fred Stauffer, along with his brother Randy and a neighbor Walt Siegel, addressed Council regarding an issue with the Mill Race pond that is drying up, becoming stagnant and causing a breeding ground for mosquitoes. Mr. Stauffer explained that many years ago there was a large pipe placed in the feeder stream that diverts water to another location, preventing it from filling the Mill Race pond. The pond is the property of Bollman Hat Company, but is no longer used nor maintained. Mr. Stauffer is asking Council to take action and gave several options that he felt could potentially correct the problem. R. Good asked Mr. Stauffer to coordinate with Chris Fitterling of Bollman's to work together to come up with a solution and he recommended they talk with the proper agencies prior to beginning any remediation. Mr. Stauffer was asked to report back to Council in September.

1975 N. Reading Road – When the property at 1975 N. Reading Road was sold, an approximate 7-acre parcel was donated back to the municipalities. At the quarterly Leader's Meeting in July, East Cocalico Township asked the municipalities what they would like to do with the parcel. R. Good is recommending that Council make a motion to sell the property and that it be done as soon as feasibly possible via public auction.

Motioned by D. Matz, seconded by C. Schweitzer and unanimously carried to authorize the sale of the approximate 7-acre remaining parcel located at 1975 N. Reading Road by public auction as soon as feasibly possible.

Adamstown Swim Team 2015 Champs – The Adamstown Gators Swim Team have won the 2015 County Championship for the third year in a row. R. Good will ask J. Kelly, Chair of the Recreation Committee to come back to Council with an idea for a sign recognizing the swim team for their last three years of championships.

Adjournment:

Motioned by D. Matz, seconded by J. Dietrich and unanimously carried to adjourn.

The meeting ended at 9:16PM.

Attested: _____
Sam Toffy, Adamstown Borough Administrative Secretary