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, David Gundrum, Ben Zentner, Joe Dietrich

Visitors Present: Donna Wetherhold, Mike Wetherhold, Deb Schmidt, deLyn Alumbaugh, Jeffrey Starr, Helen Shaak, Jessica Kelly, Steven Roth, Susan Russo, Bob Russo, Glenda Poole, Dan Weider, Byron Fritz, Terry Eckert, Richard McComb, Michael Zaun, Donna Zaun, Danielle Zaun, Joanne Kurtz, Sheila Hinkley, Ben Hinkley, Colin Hinkley, Spencer Stober, James McGinnis

Others Present: Mayor Buckwalter, Lisa Crouse, Divy Agnihotri, Sam Toffy

R. Good announced that an Executive Session was held last Thursday, August 1, 2013 with our Borough Solicitor and Denver Borough who has the same Solicitor. The only issue discussed was police contracts and no action was taken.

MINUTES: Minutes from July 2, 2013 were approved with a motion from D. Matz, seconded by J. Dietrich. Minutes from the Special Meeting July 15, 2013 were approved with a motion from D. Matz, seconded by D. Gundrum.

PLAQUE PRESENTATION: A plaque, along with a $100 gift card and Letter of Recommendation were presented to Divy Agnihotri for his 3 years of dedicated service to the community as Junior Councilperson.

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

POLICE and/or FIRE REPORT:

Chief Beever reviewed his report.

S. Roth reviewed the fire report.

S. Roth announced that the Adamstown Fire Company will be holding a Chicken BBQ fundraiser on Saturday, August 24, 2013 beginning at 10:00AM.

VISITORS BUSINESS:

Donna Zaun inquired if there are any ordinances regarding maintenance of branches/weeds along public sidewalks. It was suggested by Council that any complaints be put in writing and submitted to the Borough office to be addressed.

Ms. Zaun also said that her son is an ECT police officer and she urged Council to take a close look at what will be presented regarding the police contracts before making a hasty decision in switching police forces.

Jeffrey Starr spoke to Council regarding Celebration Park in Brookview Estates. He asked what the status is in developing the park, as the proposed park was a selling point in his family moving there.

J. Dietrich stated that he has been in contact with Jessica Kelly, resident of Brookview Estates, to develop a plan for a play area in the park. An invitation was extended to Mr. Starr to participate in future discussions. The original park plan was created with the anticipation of getting the land donation, but there was no funding. The land was donated by the builder Ivan Garman to the Borough as part of their recreation fee. Council realized the need for improvements at this park and earmarked $25,000 in the 2013 capital reserve fund for park improvements. C. Schweitzer suggested that the residents from Brookview Estates be the ones to define what improvements they would like to see in their neighborhood park.

Sheila Hinkley offered the help of her sons, Ben and Colin, in creating improvements at Celebration Park as they are working on their Citizenship in the Community merit badge for the Boy Scouts. They also plan on doing a service project in Adamstown. deLyn Alumbaugh suggested aiding the Lions Club in raising the bricks in front of the post office that have sunk.

SPECIAL TOPICS:

Police Services – During the executive session held August 1, 2013. Borough Council along with Josele Cleary and Denver Borough discussed the following:

- Legal status of the 2013 ECT police contract and obtaining a 2014 contract.
- Forming a regional force with ECT, WCT and Denver Borough.
- Legal issues related to joining the Northern Lancaster County Regional Police Department (NLCRPD).

Council reviewed, explained and discussed the information provided at the special regional joint meeting held 8/5/2013 at the Steven's Fire Hall, in particular the document outlining the creation of a regional police board. Members of Council expressed concern that this board is simply a recommending body with no real value or input. Council continues to wait for 2014 and beyond future budget projections. Chief Beever was asked to convey the feelings of Council back to the ECT Supervisors. Chief Beever reminded Council that ECT would like to move forward on the DCED regional police study. No action was taken by Council regarding the study.

C. Schweitzer presented a spreadsheet which outlined ECTPD and NLCRPD projected 2014 - 2018 budgets. She noted assumptions needed to be made regarding the ECTPD budget as ECT has provided no budget projections. NLCRPD did provide 2014 and 2015 projections which were extended to 2018. The spreadsheet noted the potential impact police coverage (either ECTPD or NLCRPD) and other projected Adamstown budget expenditures would have on future Adamstown budgets. The spreadsheet depicted no anticipated tax increase thru 2018 using NLCRPD coverage but potentially substantial tax increases during the same time frame utilizing the services of ECTPD.

Council noted there are no complaints regarding police service, ECTPD provides the Borough with excellent protection. R. Good indicated the question is can Adamstown continue to afford the police protection we currently have, continue to make improvements to the infrastructure and maintain a tax base that everyone can live with? New, non-negotiable contract terms from ECT prompted the search for alternative police protection. The search has resulted in another option for Adamstown to consider.

Motioned by D. Matz, seconded by D. Gundrum and unanimously carried to request proposal numbers from East Cocalico Township and Northern Lancaster County Regional Police Department to provide police protection for Adamstown Borough.

1975 N. Reading Road – There is currently a $3.3 million mortgage on the property at 1975 N. Reading Road. The municipalities holding ownership were approached by ECT to hire a realtor to attempt to sell the property. An initial estimated value of the property indicated a significantly lower value than the existing mortgage and if sold could result in the Borough covering 6% of the shortfall, potentially $60 to $120K. Also of note is the deterioration of the buildings which currently require approximately $150K in repairs. A portion of the property is currently leased to Perdue Chicken however after March 31, 2014 the lease will be month to month with no quarantees for continuance. The question before the owners is should High Reality be contracted to sell the property or seek more quotes?

Stoudtburg Village – Stoudtburg Village is the Borough's best opportunity for growth. There are 72 remaining undeveloped lots in Stoudtburg Village which will be up for a tax sale in September.

PUBLIC WORKS:

2013/2014 Winter Services Agreement – PennDOT is again offering a winter services agreement for Adamstown to provide snow removal services on Willow Street from Route 272 to Main Street at a reimbursed cost of $125/year.

Motioned by B. Zentner, seconded by C. Schweitzer and unanimously carried to approve the PennDOT Winter Traffic Services Agreement to plow Willow Street from Route 272 to Main Street at a cost of $125.

FINANCE:

Curb Stop Ownership – Curb stops, or shut off valves, are necessary if water to a home would need to be shut off. If a curb stop is faulty, it may prevent the water from being shut off in the event of an emergency. It is currently the practice that the homeowner is responsible for their curb stop, but this is not clearly stated in the Borough Ordinance. M. Palm is recommending that our Solicitor prepare an amendment to the current Ordinance to more clearly define ownership of curb stops in the Borough.

Motioned by C. Schweitzer, seconded by B. Zentner and unanimously carried to have our Solicitor modify the Ordinance to reflect the fact that ownership of curb stops is the property owners' as is the current practice.

WATER: None.

SEWER:

Nutrient Credits – Water from the Borough being discharged into the stream, and ultimately into the Chesapeake Bay, has been deemed by the EPA to be too high in nitrogen. Therefore, in order to fall within EPA's guidelines, the Borough is required to purchase nutrient credits. Council would like our Solicitor to review a sample Agreement of Sale to purchase nutrient credits, which was provided to the Borough by Hanover Engineering.

Motioned by D. Matz, seconded by D. Gundrum and unanimously carried to have our Solicitor review the sample Agreement of Sale to purchase nutrient credits.

LIGHTS, PROPERTY & PAVEMENT:

The Borough received a request to have a second bench installed at the tennis courts. C. Schweitzer suggested also replacing the existing bench due to its worn condition.

J. Dietrich made a motion, seconded by D. Gundrum and unanimously carried to purchase two benches for the tennis courts, not to exceed $1,000.

J. Dietrich received an estimate from Eckhart Signs for the signs reflecting the revised Parks & Recreation Ordinance. One sign to be installed at Celebration Park, attached to the existing sign, was quoted at $145.04. Three signs for the grove and Lions Club Park were quoted at $159/each, and will require wooden posts.

J. Dietrich made a motion, seconded by D. Gundrum and unanimously carried to purchase one sign for Celebration Park, three signs for the Grove/Lions Park and posts for installing the signs, not to exceed $1,000.

J. Dietrich and C. Schweitzer have begun the sidewalks reviews and reviewed criteria from other municipalities, which was similar to the criteria currently used. It was requested by J. Dietrich that a third person participate as the review of sidewalk conditions continues.

26 & 30 Willow Street – A permit application for the repair/installation of sidewalk was submitted by Adamstown Transfer, LP for approval.

D. Gundrum made a motion, seconded by D. Matz and unanimously carried to approve the permit application to repair/install sidewalk at 26 & 30 Willow Street.

ROADS AND BRIDGES:

Two bids were received for the proposed roadwork in the Borough, which includes areas of Walnut Street, W. Main Street, Chestnut Street, and the pool and grove areas. The low bidder was Burkholder Paving, with a bid amount of $117,187.65. Work is expected to begin after Labor Day and should be completed before the end of October. M. Palm prepared the bid documents in-house using State forms, saving the Borough money.

B. Zentner made a motion, seconded by D. Matz and unanimously carried to award the project to the low bidder, Burkholder Paving, with a bid amount of $117,187.65.

PERSONNEL: None.

SAFETY: None.

UNFINISHED BUSINESS:

Website Provider – Effective 2014 the County will no longer be hosting municipal websites and is moving their website to CivicPlus. The County worked with CivicPlus to create a discounted package for those municipalities who chose to follow suit. C. Schweitzer attended several

presentations held by website vendors, and after extensive research has determined that CivicPlus would be the best fit for our Borough needs, and is recommending the CivicPlus minimum option of $4,000 website design + $800 annual maintenance/hosting fee.

Motioned by C. Schweitzer, seconded by J. Dietrich and unanimously carried to approve CivicPlus as the Borough website provider/designer with the minimum option of $4,000 website design + $800 annual maintenance/hosting fee.

323 W. Main Street – There was a hearing before the District Justice, and the ruling was in the Borough's favor. Our Solicitor was notified by Ms. Celentano's attorney that she has decided she does not want to settle the Zoning Ordinance enforcement action and desires to proceed with the hearing before the Zoning Hearing Board.

Prevailing Wages in PA – To date, the Legislatures have not acted on the Prevailing Wage Amendment request. PSAB has encouraged each Borough to extend support for the legislation through adoption of a resolution of support.

Motioned by D. Matz, seconded by B. Zentner and unanimously carried to send letters of support to the State Senator and State Representative asking them to support the Prevailing Wage Amendment legislation.

NEW BUSINESS:

Mike Wetherhold recently resigned from the Zoning Hearing Board resulting in an available position. Glenda Poole has shown an interest in serving on the Board. The term will run through January 2016.

Motioned by C. Schweitzer, seconded by D. Matz and unanimously carried to adopt Resolution #13-05 appointing Glenda Poole to the Zoning Hearing Board with a term expiring January 1, 2016.

Adjournment:

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

The meeting ended at 8:53.

Attested: Sam Toffy, Adamstown Borough Administrative Secretary