Adamstown Borough Council **August 6, 2019**

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, Jessica Kelly, Alex McManimen, Shad Lewis

Visitors Present: Tom Shumaker, Steve Roth, Tom Unger, Michael Sodl, Phil Leinbach, Brandon Williams, Peter Wertz, Marj Hyrb, Tom Hyrb, Bob Stork, Toni Kelley, Nicholas Kelley, Carol Johnson, Bob Russo, John Schmidt, Paul Marx, Heather Marx, Michele Walter Fry

Others Present: Dean Johnson, Mike Palm, Lisa Crouse

MINUTES: The minutes from the July 2, 2019 meeting were approved with a motion from D. Matz, seconded by M. Bansner and unanimously carried.

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

POLICE and/or FIRE REPORT:

The July Police Report was read by Tom Shumaker.

The Ephrata Police Department approached Adamstown Borough regarding using Borough land to create a shooting range for officer target practice. Lt. Shumaker explained that a potential site appears ideal, to the rear of wellhouse #4 off Adamstown Road. T. Shumaker introduced Detective Ken Lockhart who is the Ephrata Police Department firearms instructor. Det. Lockhart explained that the indoor county range that is currently being used, among other reasons, has limited availability because it is used by all police departments in the county. It is ideal for training certification purposes, but it is not intended to mimic everyday situations. The proposed location would be in wooded terrain which would help to abate noise. The range would be designed to NRA and EPA standards. EPD would install a shed on the property to store equipment for the range. There would be very limited night shoots with typical activity during business hours (M-F). Discussion was held with concern expressed regarding the proximity to homeowners, safety and use. The Fire & Safety Committee along with M. Bansner due to his knowledge of firearms will review the proposals and bring back recommendations to Council in September or October.

The July Fire Report was read by Chief Roth.

VISITORS BUSINESS:

Peter Wertz – McNees, Wallace & Nurick LLC – Attorney Wertz, who is representing IC Properties, submitted a Petition to amend the Adamstown Borough Code of Ordinances. The Petition is requesting to allow apartment buildings as a permitted use in the Highway Commercial District. Atty. Wertz is asking Council to formerly accept the Petition and refer it to the Adamstown Borough Planning Commission and the Lancaster County Planning Commission. A full presentation will be done once procured.

Motioned by C. Schweitzer, seconded by S. Lewis and unanimously carried to accept the Petition as presented and move it forward to the Adamstown Planning Commission and Lancaster County Planning Commission.

Mike Sodl – Wilkinson & Associates, Inc. – Mike Sodl of Wilkinson & Associates, Inc. who is representing the Cocalico School District, said that the school desires to add a small addition to the existing Adamstown Elementary School building which would serve to provide a secure entry into the school as well as providing larger office spaces. The proposed addition is approximately 3,700SF and will be located off Adamstown Road where the existing playground is. The first review letter from SDE was received on July 23rd and there have been several revisions made as a result. R. Good expressed his concern regarding parking which is being addressed and also requested to see a traffic flow plan on paper. The Planning Commission reviewed the proposal at their July 24th meeting and recommended a conditional approval.

SPECIAL TOPICS: None.

PUBLIC WORKS:

Scaffolding Quote – M. Palm said they will be doing work at the scout cabins in the grove and would like to purchase two sets of scaffolding at a cost $476.

Motioned by C. Schweitzer, seconded by M. Bansner and unanimously carried to approve the purchase of two sets of scaffolding at a cost of $476.

Bowmansville Road Improvements – M. Palm is working with SDE to replace existing stormwater inlets and cross pipes along Bowmansville Road that are in very bad shape. The road will eventually be widened and overlayed. He is asking for authorization to move forward with replacing the existing stormwater inlets and cross pipes, with the materials being purchased at co-op prices when possible to PennDOT specs so liquid fuel funds can be used to pay for the materials. He is looking at approximately $25K for material and equipment and will use an outside contractor to help with the project. $72K has been budgeted for this project.

TREASURER:

L. Crouse said that the budget is coming up, so budget items should begin to be turned in at the beginning of September.

FINANCE:

Library Funding Plan Update – After a discussion at the July meeting and a request from Council to come back with a lower project cost, Library Board members removed the proposed community room (Phase 2) and eliminated the brick façade on the front of the building. Heck Construction also gained an additional $40K by getting additional quotes. The front rooms which were originally proposed to be used for the Friends of the Library and a multi-purpose room will be configured into a community room with a divider down the middle which can be used for multiple purposes. They are also proposing a free-standing garage in the back of the building for the Friends to store their books and hold their sales.

Prior to the cost cutting, the estimated cost was approximately $1.6M and with the proposed changes there is a savings of $305K for a new estimated cost of approximately $1.2M (excluding furniture). The Library currently has $660K cash in the bank and $200K in pledges which includes the $150 donation offered by Adamstown Borough (which will come from the Hatt fund and the Borough will pay back). They would be looking to borrow approximately $450K from the Borough which would be paid back over a 25-year period. This loan would also be coming from the Hatt fund.

R. Good said that he does not believe Council is ready to vote on this issue yet, and he is recommending that Council members meet with Library Board members to further discuss and come back at the September meeting ready to make a decision.

WATER & SEWER: None.

COMMUNITY: None.

ROADS AND BRIDGES:

Electric Docking Stations – M. Bansner has been discussing electric docking stations with Kevin Weaver of Slice of Sky. He said that a grant for $30K has been approved for two towers, each with 3 charging cords. There would be a secured box located outside the Borough building that would hold separate breakers for each tower. The cost for the electrical work to set up the towers would be $3,867 and the cost for the two towers and 6 cords would be $16,800. There would be an annual maintenance cost of $250 per cord. He is proposing locating the towers on the east side if the Borough building in front of the Fire Company BBQ pit. He will further explore the annual cost with Mr. Weaver and report back at the September meeting.

PERSONNEL:

Hot Spot – The Committee discussed allowing Borough employees the option of purchasing a hot spot through their Borough phone plan and reimbursing the Borough the cost each year.

Motioned by A. McManimen, seconded by M. Bansner and carried by a vote of 6-1-0 to allow Borough employees the option of adding a hot spot to their Borough phone plan and reimbursing the Borough for the cost each year (D. Matz opposed).

RECREATION:

Celebration Park, Bears Playground Equipment Quote – M. Palm said that all of the equipment for Celebration Park has been received in May. Scheduling conflicts will not allow the time for his PW staff to install the equipment so he reached out to Bears Playgrounds, the company who the equipment was purchased from, to get a quote to have them install it. The cost to have it installed would be $6,997.30.

Motioned by S. Lewis, seconded by C. Schweitzer and unanimously carried to allow Bears Playgrounds to install the equipment in Celebration Park for a cost of $6,997.30.

FIRE/SAFETY: None.

MS4:

Oridnance #397 – Proposed SWM Ordinance – The SWM Ordinance has been revised by Rettew Associates to simplify it. The revised ordinance removes the minor plan submission. The under 1,000 SF exemption remains, a small project component was added (1,000 SF – 5,000 SF) and the major project component remains (over 5,000 SF). There will also be a resident help guide. Draft Ordinance #397 was advertised for adoption after the July meeting.

Motioned by C. Schweitzer, seconded by D. Matz and unanimously carried to adopt Ordinance #397 as presented.

UNFINISHED BUSINESS: none

NEW BUSINESS:

Resolution 19-04 – Video Opt-Out – The State government recently approved video gaming machines in Pennsylvania which can be installed unless a resolution is passed banning them.

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to adopt Resolution 19-04, a resolution prohibiting the location of video gaming terminals within the Borough.

15th Annual Stoudt's Brewing (Lancaster Road Runners Club) Distance Classic 12K Race –The Lancaster Road Runners Club will be hosting its 15th annual 12K race which will be held October 26th beginning at 10:00AM at the towers by the Wonderful Good Market.

Motioned by M. Bansner, seconded by A. McManimen and unanimously carried to approve the use of the Borough's roadways for the 15th Annual Lancaster Road Runners Club 12K Race on October 26, 2019 contingent upon receiving a Certificate of Insurance prior to the race.

2161 Bowmansville Road – Toni Kelley, owner of the property at 2161 Bowmansville Road, questioned R. Good regarding the proposed extended sewer line that will be run along Bowmansville Road for his proposed Lot 3 Subdivision. M. Palm said that he cannot locate any sewer taps along the line running up Bowmansville Road. The line will run up as far as the concrete base but not past the stream. For Ms. Kelley to access the line she will have to cross the stream. R. Good anticipates having the line extended this fall/early spring. R. Good will provide Ms. Kelley with a set of his prints so she can determine how far he will have the sewer line extended for his proposed subdivision.

Bob Russo – Stoudtburg Village – Mr. Russo was asking for an update on a dumpster that is on the property of the Village Haus Café. T. Unger said that SDE has been in contact with both the tenant and the owner. The owner has said that if it is not brought into compliance, it will be removed. He has until the end of August. C. Schweitzer said that the current ordinance does not say that it must be removed, but rather states that it must be enclosed. Mr. Russo is concerned because it is boxed in between two gas lines on the building and he fears that at some point the lines will be damaged. T. Shumaker suggested contacting the State Police Fire Marshall regarding the proximity of the dumpster to the gas lines. R. Good recommended handling it internally through the HOA since the only solution the Borough ordinance would offer is to have it screened, but if it is taken care of by the HOA, they can potentially require it to be removed. HOA President John Schmidt agreed and will move forward in that direction.

Adjournment:

Motioned by D. Matz, seconded by A. McManimen and unanimously carried to adjourn.
The meeting ended at 8:55PM.

Attested: _____
Sam Toffy, Adamstown Borough Administrative Secretary