Adamstown Borough Council **March 5, 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, Cindy Schweitzer, Mark Bansner, Jessica Kelly, Alex McManimen, Shad Lewis

Visitors Present: Lt. Tom Shumaker, Dan Weider, Andrew Kehl, Tom Unger, Brad Stewart, Sue Weinhold, Kathy Thren, Carol Johnson, John Schmoyer, Ralph Vedder, Helen Shaak, Michele Walter Fry

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

MINUTES: Minutes from the February 5, 2019 meeting were approved with a motion from D. Matz, seconded by M. Bansner and unanimously carried.

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

POLICE and/or FIRE REPORT:

The February Police Report was read by Lt. Tom Shumaker. He also presented the 2018 Response Time Report.

The February Fire Report was read by Dan Weider. There will be a soup and sub sale on March 23rd.

VISITORS BUSINESS:

Tom Unger, SDE – Mr. Unger gave an update on an application that was received by JSL Mechanical to erect a 40' x 60' warehouse and a 7,300SF gravel parking lot on their property at 2760 N. Reading Road. The applicant is requesting a waiver of a land development plan. Mr. Unger stated that due to the large amount of impervious area, there may be excessive stormwater runoff. There may also be lighting concerns as well as parking concerns, as the property wraps around an existing residential property. He is therefore recommending a land development plan be submitted.

Motioned by S. Lewis, seconded by A. McManimen and unanimously carried to deny the waiver request and require the filing of a land development plan for the proposed improvements at 2760 N. Reading Road.

Mr. Unger said that they are continuing with their investigation into the school zone and the potential need for school warning devices. He explained that school warning designation areas are regulated by PennDOT and will require a permit application be submitted by the Borough. Any signage placed in the school zone would be the Borough's responsibility and many times the municipality will enter into an operations/maintenance agreement with the school for the upkeep of the signage. He will come back to Council with a plan to move forward.

Andrew Kehl, RKL – Mr. Kehl presented a review of the 2018 Annual Financial Audit to Council. L. Crouse was again commended on the great job she did in preparing for the audit.

Brad Stewart, LCPC Senior Planner – Mr. Stewart reviewed the results of the places2040 project which is the new Lancaster County Comprehensive Plan recently adopted by the Lancaster County Board of

Commissioners. Places2040 was a 3-year project in which thousands of Lancaster County residents from city to rural areas gave their feedback by way of detailed surveys, in which direction they would like to see the County move towards in the future. County personnel gathered this information together and the result is a new comprehensive plan for Lancaster County. The plan is available for review at www.lancasteratp.org.

Mr. Stewart also briefly touched on short-term rental regulations. This topic was discussed at a recent Borough Planning Commission meeting and a recommendation was made at that meeting to create a committee to further look into this issue.

John Schmoyer, Misty Meadow Resident – Mr. Schmoyer expressed his concern with turning left into the Misty Meadow development when traveling south on Rt. 272 because there is no designated turning lane. He is asking if a road sign can be installed warning drivers to watch for stopped vehicles. S. Lewis commented that he questioned the police whether it was legal to pass along the berm and was told that although it is not legal to pass at an intersection, in this case it is legal to use the berm.

SPECIAL TOPICS: None.

PUBLIC WORKS:

Wall at 217 E. Main Street – After discussing the drainage issue with SDE at 217 E. Main Street along Bowmansville Road, M. Palm said it was determined that underpinning seems to be the best solution. Randy Dautrich submitted the permit which there is no fee for.

Bowmansville Road Upgrading Project – M. Palm and R. Good met with T. Unger of SDE to discuss the potential widening and stormwater replacement along Bowmansville Road. M. Palm said that the stormsewer will be replaced this year which has been budgeted for (the permit was obtained last year) and the road will be widened and paved next year. They are also looking to make paving improvements to Bowmansville Road south of Rt. 272. M. Palm said that there are some drainage issues in that area and he has reached out to Brecknock Township to discuss.

Motioned by M. Bansner, seconded by A. McManimen and unanimously carried to authorize SDE to move forward with determining where the inlets will be located.

Tables for Pool – M. Palm is requesting to purchase two additional picnic tables for the pool.

Motioned by D. Matz, seconded by J. Kelly and unanimously carried to authorize M. Palm to order two additional tables for the pool.

TREASURER: None.

FINANCE:

Adamstown Area Library Update – The Borough solicitor prepared a loan agreement for the Library to borrow $600K payable at 2% interest over a 25-year period. The loan would come from the Hatt fund and the $150K donation originally offered would be rescinded. The Library was tasked with reviewing their numbers to see if this new proposal would work with their project. K. Thren said they met with Heck Construction and were told it would take another 2 to 3 weeks to get the numbers back from the sub-contractors. The loan will probably be set up to be issued in draws. K. Thren said that if the $150K donation is rescinded, she didn't think that the $600K loan would be enough for the proposed improvements. The proposed cost of the project is

approximately $1.2-million and they currently have $750K which does not include the $150K donation from the Borough. R. Good suggested keeping plans to donate the $150K as it may prompt others to donate to the Library and make the loan for $450K instead. R. Good made a recommendation that the Finance Committee meet with the Library again after they receive updated numbers from Heck Construction, then come back to Council with a recommendation which can be voted on at the May Council meeting.

WATER & SEWER:

14 Bittendorf Way Tapping Fee Refund Request – Permits were issued and fees collected from Keystone Custom Homes for 14 Bittendorf Way in September 2018. S. Toffy was notified by Keystone that the sale fell through between Keystone and the purchaser and ground was never broken. They are requesting a refund for tapping fees in the amount of $6,710.

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to approve tapping fees in the amount of $6,710 less the fee for a waiver request in the amount of $20 for a refund amount of $6,690.

COMMUNITY:

3111 N. Reading Road – S. Lewis reported that a Notice of Violation was written up for this property but was not sent out yet. There was recently an estate opened on this property as well as a party interested in purchasing the property and cleaning it up. S. Toffy reached out to this individual to provide her with contact information on the executor and attorney.

Motioned by C. Schweitzer, seconded by M. Bansner and unanimously carried to mail the NOV to the executor of the estate as well as the estate attorney.

235 E. Main Street – As a result of a complaint, the owner of the rental property was issued a NOV in January for junk in the side yard and an unregistered vehicle on the street. The vehicle was ticketed by police. The complainant recently notified S. Toffy that the junk was moved to the back of the house and the unregistered vehicle was moved off the street and into the side. S. Lewis reached out to the Borough solicitor to see how the issue should be handled regarding the vehicle being moved back and forth to avoid a citation. He was told that the NOV remains in effect and ABI can move forward with issuing a citation.

Motioned by C. Schweitzer, seconded by D. Matz and unanimously carried to have ABI move forward with issuing a citation to the property owner for not removing the vehicle.

ROADS AND BRIDGES:

Borough Roads – M. Bansner said that he and M. Palm will be reviewing the roads in the Borough to ensure they are all listed in an ordinance so that the police can enforce speed limits.

Electric Charging Stations – M. Bansner reached out to Kevin Weaver of Slice of Sky regarding electric charging stations. Mr. Weaver was at the February meeting and explained the program in detail. Council is in favor so M. Bansner will come back with a proposal for a plan to install a station.

PERSONNEL: None.

RECREATION:

2019 Ephrata Rec Agreement – Adamstown Borough will be contracting with the Ephrata Rec Center to manage the community pool for the 2019 season. The cost will be $788/day if open more than 4 hours and $432/day if open 4 hours or less.

Motioned by J. Kelly, seconded by D. Matz and unanimously carried to approve the Agreement between Adamstown Borough and the Ephrata Rec Center to manage the pool for the 2019 season at the costs agreed upon.

2019 Swim Team Agreement - J. Kelly presented the proposed contract with the swim team. The contract is similar to past years and the fee will remain the same as last season at $2,000.

Motioned by J. Kelly, seconded by D. Matz and unanimously carried to approve the Agreement with the swim team for the 2019 season at a fee of $2,000.

2019 Snack Bar Agreement – Adamstown Borough will again be contracting with Dana Food Safety, LLC to run the snack bar with a rental and utility fee of $250.

Motioned by J. Kelly, seconded by D. Matz and unanimously carried to approve the Agreement between Adamstown Borough and Dana Food Safety, LLC to manage the snack bar for the 2019 season at a fee of $250.

2019 YMCA Pool Use Agreement – This Agreement will allow the YMCA to continue using the pool for their swimming lessons and for a fee of $1,200 they can hold Day Camp for the 2019 season.

Motioned by J. Kelly, seconded by D. Matz and unanimously carried to approve the Agreement between Adamstown Borough and the Adamstown YMCA at a fee of $1,200.

FIRE/SAFETY:

Active Shooter Training – D. Johnson said that the active shooter training originally scheduled for February 20th has been postponed until April 24th due to weather conditions. The training will begin at 6:30pm at St. Paul's Church. The Adamstown Area Library has additional information on their website as well as fliers available.

MS4: None.

UNFINISHED BUSINESS:

Ordinance #396 – Revised Intermunicipal Agreement – The draft Intermunicipal Agreement, which is an agreement between Adamstown Borough, West Cocalico Township, East Cocalico Township and Denver Borough to provide public works assistance to each other when necessary, has been finalized and is ready for adoption.

Motioned by C. Schweitzer, seconded by D. Matz and unanimously carried to adopt the final draft of the Intermunicipal Agreement and Ordinance #396.

Lot 3 Subdivision – H&L Emprises is requesting a 90-day time extension for their Lot 3 Subdivision project.

Motioned by C. Schweitzer, seconded by M. Bansner and carried by a vote of 6-0-1 to allow the 90-day time extension (R. Good abstained).

NEW BUSINESS:

Resolution #19-02 – Adoption of the Lancaster County Hazard Mitigation Plan – Lancaster County provided its updated Hazard Mitigation Plan which was completed in September 2018 and reviewed by FEMA and found to be approvable pending adoption. Participation in and adoption of the official 2019 Hazard Mitigation Plan is required for a municipality to participate in the Hazard Mitigation Grant Program, should the need arise.

Motioned by M. Bansner, seconded by C. Schweitzer and unanimously carried to adopt Resolution #19-02 to adopt the Lancaster County Hazard Mitigation Plan.

Shared EMC Duties with Denver Borough – Our Emergency Management Coordinator Roger Weir recently discussed with Mike Hession the possibility of sharing his EMC responsibilities with Denver Borough since they currently do not have an EMC. Mr. Weir was in favor of assisting Denver Borough, should the need arise, and Council agreed with his decision. S. Toffy will send a letter to M. Hession.

5K For Johnnie K– Permission was requested by Lynn Keene to allow runners to use designated roads in the Borough for the annual 5K for Jonnie K scheduled for May 18th. They would also like to have a food truck on site at the pool parking area to serve food after the race. They are also requesting the use of the pool restrooms.

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to approve the use of the designated Borough roads for the annual 5K for Johnnie K provided a certificate of insurance is provided by the Leo Club and a separate certificate of insurance must be provided by the food truck vendor, both at least one week prior to the event date. The Ephrata Police and Adamstown Fire Company must be notified of the event by May 1st.

EXECUTIVE SESSION: Council went into executive session 8:35PM to discuss litigation.

The regular meeting resumed at 8:58PM.

Motioned by D. Matz, seconded by A. McManimen and unanimously carried to satisfy with the courthouse the oldest lien (Case #13-07442) since it was paid in full and send a new lien notice after the April billing for the new outstanding balance.

Adjournment:

Motioned by D. Matz, seconded by M. Bansner and unanimously carried to adjourn.
The meeting ended at 8:59PM.

Attested: _____
Sam Toffy, Adamstown Borough Administrative Secretary