

BOROUGH OF EAST GREENVILLE

BOROUGH COUNCIL MEETING MINUTES

May 27, 2014

Call to Order: Mr. Huff called the meeting to order at 7:30 p.m. with the Pledge of Allegiance to the Flag.

Attendance: The following Council members were present: Timothy Huff, Josiah Pierson, Ryan Pugh, and Andrew Rock. Also present were Mayor Ryan Sloyer, Stephen Kramer, Solicitor, James Fry, Borough Manager, and Sharon Kachmar, Borough Secretary/Treasurer.

Approval of Minutes: A motion was made by Mr. Pierson to approve the minutes of the May 5, 2014, meeting. Seconded by Mr. Pugh and unanimously approved.

Visitors: Glenn Quinn, UMJA; Vicki Lightcap; Keith McCarrick; Michael Mensch; Ethel G. Ritchey; Mike Guido, Home City Ice; Rick A. Wetterau, Home City Ice; Allison Czapp, Town & Country; Dr. Dallas; Cathy Sweeney

Mr. Huff greeted Mr. Rick Wetterau, corporate office, Cleveland, OH, and Mr. Mike Guida, East Greenville facility of Home City Ice. They were asked to attend the meeting so that Council could address truck traffic routes now vs. what was agreed at the Conditional Use Hearing on December 21, 2011. Mr. Wetterau said he understands trucks are supposed to use Rt. 663 to Washington Street. Mr. Guida added that the drivers are aware of that and most of the time adhere to it. He added that traveling back to the plant the drivers coming south on Rt. 29 may use Second Street, and he wasn't sure that return traffic was addressed at the Conditional Use Hearing. Mayor Sloyer confirmed that the hearing addressed certain hours of operation and how trucks leaving and returning to the plant are to use Rt. 663 to Penn Street to Washington Street. The truck traffic stated at the hearing was three to four box trucks leaving and returning three or four times a day and one tractor trailer would be utilized, with trucks leaving between 7 and 8 a.m. and returning between 4 and 6 p.m. Mayor Sloyer had received reports of trucks leaving in the morning utilizing Washington Street. Last spring a letter was sent to Home City Ice to ask if anything had changed with their business and if so to come back to the Borough for discussion. No response was received. This prompted the request for Home City Ice to attend this meeting. Mr. Wetterau advised that yes, since 2011, their business has increased, and they are probably now at peak capacity. Truck traffic has increased. They are now utilizing eight trucks rather than four and two semis vs. one. Mayor Sloyer said he had the impression Home City Ice was community oriented and would like more communication if there was an increase in business that changed plans so that the Borough can work with them as a partnership. Mr. Huff asked Home City Ice to come back to the Borough with a realistic plan for the future and for now to keep to the conditions outlined by the Conditional Use Hearing. Dr. Dallas expressed her concerns over trucks using Penn Street and the noise from the plant. Representatives from Pennsburg Borough Council were invited to the meeting to address concerns. and some residents were present at the meeting to address concerns about increased truck traffic on Penn Street. Mayor of Pennsburg Vicki Lightcap asked that she as well as their Roads Committee be kept informed and be able to participate in talks that occur with Home City Ice. Cathy Sweeney, resident at 124 Washington Street, was curious about the noise ordinance and if it pertains to idling trucks. Mr. Fry indicated that there is a federal law that regulates truck idling. Mr. Wetterau indicated he would get back to the Borough with a plan and in the meantime, Mr. Guida is the contact. He is anticipating that they will have a plan by the June 24, 2014, meeting.

Later in the meeting, Mayor Sloyer thanked Pennsburg Borough officials for attending and expressed his hope that communication work both ways going forward. There was a Pennsburg Borough road closure last Saturday which affected East Greenville Borough that we didn't receive information about. Mayor Sloyer has also in the past

wanted to discuss the condition of the police department building and rent and utilities but nobody from Pennsburg Borough seemed to want to address this topic.

Police Commission Report: Mayor Sloyer reported that several cars were detailed by a community service person.

Mayor's Report: Mayor Sloyer advised that Community Day is September 6, 2014, and a signup sheet to volunteer is being circulated.

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Solicitor Items: Mr. Kramer asked Mr. Glenn Quinn of UMJA to address Council about their request to have the Borough adopt a resolution extending their incorporation so that they can issue bonds for a significant plant upgrade. Under their current NPDES permit, they have to submit a plan to address the bypass at the sewer plant. During storms where UMJA takes on a tremendous amount of water, the bypass tank fills up with diluted sewage that gets chlorinated and sent to the reservoir. This flow needs to be treated. The current treatment plant is old and a conventional sludge treatment plant is needed. Mr. Quinn summarized for Council what was in the power point presentation handout created by Woodard & Curran, who were hired to do an evaluation and identify the most cost effective alternatives for eliminating the bypass while complying with future effluent permit scenarios. The scenario they are looking at the hardest is Permit Scenario 2 which is existing permit limits but includes nitrogen removal. This design does not address additional phosphorous removal, which may have to be done at some point. This comes at a cost of \$17.7 million. They plan on funding this with revenue and rates. So that they can apply for a 30 year bond and take advantage of currently low interest rates, their solicitor prepared a draft resolution to extend the Authority beyond the current term of existence to 2064. Mayor Sloyer inquired whether all costs were included in the \$17.7 million figure and what is the anticipated increase to the customers. Mr. Quinn replied that the study was not included and that they were looking at a double digit percent one-time increase of about 20% (avg. of \$16/quarter) and to follow up with a 3 to 4% increase if using Scenerio 2. At present they are working on lowering rain event issues by addressing infiltration and inflows from downspouts or sump pumps. They have also spent about \$3 million lining the main and lining the service laterals past the transitions. The draft resolution was submitted. A final resolution will be prepared upon request. Atty. Kramer will contact UMJA when the Borough is ready.

Atty. Kramer presented the Maintenance Agreement with Hoff Properties, LLC, for the 413 Jefferson Street project for approval. Mr. Rock made a motion that we approve the 413 Jefferson Street agreement, seconded by Mr. Pugh. Roll call vote: Mr. Rock - aye, Mr. Pugh – aye, Mr. Pierson – aye, Mr. Huff - aye. Motion passed.

Water Committee: Mr. Fry reported that hydrant flushing is completed for the first half of the year and confirmed that the tree slated for removal on the water plant property was cut down.

Zoning/Planning: Concerning the Renewable Energy Ordinance update, Atty. Kramer reported that it is nearly finished and they are waiting for the next Planning Commission meeting to finalize it. Mr. Fry anticipated that the Planning Commission will vote to recommend Council's approval and a public hearing.

Sustainability Audit is ongoing.

The Flood Plain Ordinance, mandated by FEMA, will be recommended later this year by the Planning Commission.

The 413 Jefferson Street project is moving along. February 15, 2015, is the anticipated completion date for the project. At this time, the developer intends to hold ownership on all 12 condos.

Mr. Fry indicated that there is an issue with an abandoned property at 610 Hamilton Street and as of next week we may need to go onto the property to clean rubbish. He is working with Atty. Kramer to follow Act 90 Blighted Property Ordinance.

Road Committee: Mr. Fry reported that the CDBG Arlington Street project was approved to bid. We may need a temporary easement to remove a drainage pipe and raise the grade on Mr. Savarese's property. If it doesn't get done before the street improvements, it will decay the street in the future. The cost is unknown. Cowan is looking at having the contractor do the work, but we may have to help as well. There is a pre-bid meeting scheduled in June. Bids are scheduled to be reviewed by Council at the July 7, 2014, meeting.

Road projects were completed on Second, State and Third Street under the railroad bridge. Crack sealing is under way. Street repair projects may delay line painting this year.

Finance Committee: Nothing to report.

Personnel Committee: Nothing to report.

Property Committee: Quotes were received for replacing windows in the foyer of Borough Hall. Mr. Rock made a motion to replace the foyer windows on each side with Anderson windows from John Membrino not to exceed a sum of \$1,000.00, seconded by Mr. Pierson. Roll call vote: Mr. Rock - aye, Mr. Pugh – aye, Mr. Pierson – aye, Mr. Huff - aye. Motion passed.

Montgomery County Commissioners asked if we would put \$19,000 in reserve to cover the loan/grant application for expansion of the parking lot on Bank & Washington Street. Mr. Pierson made a motion to set \$19,000 aside for improvement of the parking lot, seconded by Mr. Pugh. Roll call vote: Mr. Rock - aye, Mr. Pugh – aye, Mr. Pierson – aye, Mr. Huff - aye. Motion passed.

Recycling /Waste Mgmt Committee: Mr. Pugh asked if Council wants to consider another location to sell East Greenville Borough trash bags since 7-11 is no longer in business. Council directed the office to approach Weis Markets about selling the bags.

Sewer Authority: Nothing to report.

Revitalization: Concerning the grant application opportunities from DCED and PennDOT to continue with the streetscape project on Main Street, Council received the various options given by Drew Sonntag. Mr. Pierson made a motion that we go with the scenario that is a total cost of \$285,200.00 to complete the west side of Main Street between Fourth and Fifth Streets, seconded by Mr. Rock. Roll call vote: Mr. Rock - aye, Mr. Pugh – aye, Mr. Pierson – aye, Mr. Huff - aye. Motion passed.

Regional Planning: Nothing to report.

Emergency Management: Nothing to report.

Borough Manager Updates: Nothing to report.

Correspondence: Upper Perk Valley Association sent a letter about this year's Halloween parade. Mr. Rock made a motion to close Main Street and approve and hang banner for the Halloween parade on October 26, 2014. Motion was seconded by Mr. Pierson and unanimously approved.

Freedom Fest sent a donation request for event on July 4, 2014. Mr. Pugh made a motion to donate water used for the event held at New Goshenhoppen Park. Motion seconded by Mr. Rock and unanimously approved.

Mayor Sloyer asked for a motion to hang the banner and close Main Street for the September 6, 2014, Community Day event. Mr. Pierson made a motion that we close the road between 8 a.m. and 5 p.m. on Community Day and hang a banner three weeks before. Motion seconded by Mr. Pugh and unanimously approved.

Mayor Sloyer announced that the ambulance corp will have a movie fundraiser at The Grand Theater on June 26, 2014. Fire police have been authorized.

Mayor Sloyer informed Council that last Thursday Upper Perk police were called to St. Mark's Church parking lot concerning an issue with kids. When they got there, the kids were gone but trash was left. The officers cleaned up the trash for the church.

Motion to Adjourn: Being no further business, Mr. Rock made a motion to adjourn the meeting, seconded by Mr. Pugh. Meeting adjourned at 8:37 p.m.

Submitted by:

Sharon Kachmar, Secretary/Treasurer