

# **BOROUGH OF EAST GREENVILLE**

## **BOROUGH COUNCIL MEETING MINUTES**

**June 24, 2014**

**Call to Order:** Mr. Pierson 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: Josiah Pierson, Ryan Pugh, Andrew Rock, Leon Steinert and James Young. 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. Rock to approve the minutes of the June 2, 2014, meeting. Seconded by Mr. Young and unanimously approved.

**Visitors:** Robert Stevens, Pennsburg; Ethel G. Ritchey, Pennsburg; Michael Mensch, Pennsburg; Allison Czapp, Town & Country; Vicki Lightcap, Pennsburg; Rick Wetterau, Home City Ice; Mike Guido, Home City Ice

Robert Stevens, resident at 104 Penn Street in Pennsburg, complained about hearing noise coming from tractor trailers parked alongside the bushes at the south end of the Home City Ice plant from 3 p.m. until the following morning. Mr. Rick Wetterau, Home City Ice representative, said the noise is most likely a refrigerator unit on a tractor trailer, not a truck idling. He indicated that they will be diligent in making sure these trucks park on the other side of the plant to allow for a buffer. He added that they are testing a delivery truck that runs on compressed natural gas, which makes them much quieter and leaves a smaller carbon footprint. Unfortunately, at this time, they don't have the resources to fuel them locally. Mr. Michael Mensch, Pennsburg Borough Councilman, indicated he wanted to work with Home City Ice to get an escrow established to repair Penn Street in the future if it is needed due to truck traffic on this road. Mayor Sloyer inquired why he is asking for this now. Mayor Sloyer mentioned past and current projects in Pennsburg that border East Greenville and how recently the prep school gave \$15,000 to Pennsburg Borough and East Greenville got nothing. He also indicated how East Greenville was not privy to discussions regarding a construction project in Pennsburg that is bringing increased traffic to East Greenville streets and how past issues such as dealing with Pennsburg's closing of the joint Pennsburg/East Greenville recycling center without East Greenville's input has shown a lack of communication. Mr. Mensch said if they had to, they would proceed through their solicitor. Vicki Lightcap, Pennsburg Mayor, stepped in to say that as mayor she just wants to reach out and have conversations with Home City Ice. She said Pennsburg Borough is responding to their residents' concerns about noise and truck traffic. Initially they didn't have a problem with a few trucks, but because of the growth, more trucks are utilizing their roads. Mayor Sloyer remarked how that stance is different than saying they want money for escrow. Home City Ice came tonight at the request of Council to talk about their plan for truck traffic that they'd like East Greenville to consider. Mr. Wetterau explained that initially they were utilizing three to four delivery trucks and one to two semis. They hit their 10-year plan for growth in three years with current peak times being mid-May to September. At the busiest days during the peak time (Memorial Day, July 4<sup>th</sup> and Labor Day) they are utilizing eight box trucks and three to four semis. These trucks leave full at a weight of approximately 28,000 lbs. and arrive back empty. Normal departure time is 6:30 a.m. to 8 a.m. with trucks returning between 3 p.m. and 7 p.m. Fleet increases 25% during holidays with rentals. They are careful to disengage backup alarms on rented trucks. Mayor Sloyer asked if they got complaints about a truck going too fast. Mr. Guido replied they did, and the driver got suspended and will be fined if it happens again. Mr. Wetterau proposes a change in the truck route. He suggests that a certain number of the trucks leaving the plant make a right onto Washington Street, use Second Street to Route 29 and go north from there. This would alleviate some of the truck traffic on Penn Street. This would not include semi trucks which all head south and would be illegal on Route 29 because of their width. Mr. Rock made a motion to amend the conditional use hearing to allow Home City Ice to use Washington Street to Second Street for box trucks, seconded by Mr. Young. Motion passed unanimously.

Mayor Sloyer asked Home City Ice representatives to make sure their drivers understand the proper route. Mr. Guido replied that they will have the drivers sign a form. Ms. Lightcap said she wanted to check Pennsburg's ordinance to make sure 102" wide trailers were allowed on their street. Mayor Sloyer asked if they were going to ban tractor trailers on Penn Street. Ms. Lightcap replied they just wanted to check their ordinance. Mayor Sloyer informed Pennsburg Borough representatives that East Greenville would like to be involved if they want to have any further discussions with Home City Ice. Pennsburg officials agreed to invite East Greenville to any communications they have with Home City Ice.

**Police Commission Report:** Mayor Sloyer reported that the monthly meeting was short with nothing to report.

Mayor Sloyer informed Council of an issue with kids loitering in the 100 block of School Alley between Jefferson and Main Streets. Police are making a presence in the alley but it doesn't disperse them long enough to make a difference. They are sitting in front of garages, walking and riding bikes through private yards and intimidating residents. He suggests Council look at re-adjusting curfew and banning or limiting loitering. Current curfew in the Borough is 10 p.m. Sunday through Thursday and midnight Friday and Saturday. St. Mark's church was considering posting their parking lot for no loitering due to damage. Mayor Sloyer has asked the police chief to provide him with a plan to try to curb this behavior.

**Mayor's Report:** Mayor Sloyer asked that two spaces be reserved for the ambulance to park in front of the Grand Theater during the fundraiser movie on June 26 from 5:30 p.m. to 9 p.m. Mr. Rock made a motion to restrict parking on Main Street in front of the movie theater. Motion was seconded by Mr. Pugh and unanimously approved.

Five minute parking stencils were painted on the road in front of 258 Main Street to help motorists recognize restrictions in that area.

Mr. Pierson inquired if parking space markings could be done on Jefferson Street. Mr. Fry remarked that Colonial Village has been approved to get the markings, but current work load makes it difficult to schedule at this time. He added that the parking improvement study recommends starting in Colonial Village, but Jefferson could be added in the future.

**Solicitor Items:** Atty. Kramer presented **Resolution 2014-11** for adoption which extends the incorporation of the Upper Montgomery Joint Authority. Mr. Rock made a motion to adopt **Resolution 2014-11**, seconded by Mr. Young. Motion was unanimously approved.

Atty. Kramer is currently reviewing Act 90 Neighborhood Revitalization and Blight Act as to whether or not we want to incorporate this into the Borough code. Atty. Kramer said this would allow the Borough to have a suit against someone personally and their other assets instead of just placing a lien on the property when property maintenance issues are not corrected. Mr. Fry and Atty. Kramer want to do a further review of the material to see if it will be a benefit to the Borough.

**Water Committee:** Nothing to report.

**Zoning/Planning:** The Planning Commission made a motion to have council adopt the renewable emergency ordinance. However, the county's Planning Commission needs to review it first. Atty. Kramer prepared a short summary of what is in the ordinance and what to expect and will hand it out to council for review. After the county has reviewed it, it will need to be advertised as a hearing because it amends the zoning code.

A resident on State Street asked if they could replace their sidewalk with a monolithic pour, rather than replace curb and sidewalk separately in accordance with the sidewalk chapter of the Borough Code. It is a cost savings to do a monolithic pour when replacing both the sidewalk and curb at the same time. It was discussed how the sidewalks

in this neighborhood are already monolithic. Mr. Rock made a motion to allow monolithic pours where they already exist. Seconded by Mr. Steinert and approved unanimously.

Flood plain ordinance update has begun with getting it up to FEMA standards.

UMJA sent a letter explaining their intent to require an inspection of private laterals when a property transfers ownership in East Greenville. They will check the condition of laterals from the main to make sure no ground water is coming in, and if so, have it repaired at time of re-sale. Mr. Fry will find out from Glenn Quinn if he wants specific enforceable language adopted by the Borough or just wants to be notified when a U&O inspection is scheduled.

**Road Committee:** The CDBG Arlington Street mandatory pre-bid meeting was only attended by one bidder. Since we cannot get a competitive bid, we needed to reschedule and re-advertise another pre-bid meeting and bid opening date. This pushes the project back at least a month.

At the June 2, 2014, Borough Council meeting, approval was given to spend \$18,000 for road repairs on Washington, Third and Sixth Streets. However, the Washington Street quote didn't include materials. Repairs for Washington Street alone will be \$14,000 to \$15,000. In order to stay within the \$18,000, Mr. Fry proposes we proceed with road work on Washington Street and Third Street and then come up with a plan for Sixth Street in late summer or early fall.

**Finance Committee:** The 2013 audit report of East Greenville Borough financial statements was received. Mr. Rock suggested waiting until the next meeting to approve it so everyone has time to review the information.

Due to the way payroll falls for the police district, Mr. Rock was contacted by Joanne at Upper Perk police district asking for the July allocation check to be signed at the meeting tonight.

**Personnel Committee:** Nothing to report.

**Property Committee:** Mayor Sloyer will reach out to county commissions to check on status of parking lot loan/grant paperwork.

**Recycling /Waste Mgmt Committee:** Mr. Pugh reported that Weis Markets in Pennsburg is selling East Greenville trash bags. Dampman True Value store has also purchased bags to resell, but the Borough has not officially advertised them as an authorized supplier. Mr. Rock mentioned that as long as we don't have to deliver the bags, he has no problem with them selling the bags. Mr. Young made a motion to let CR Dampman sell trash bags, seconded by Mr. Pugh and unanimously approved. This information will be added to East Greenville Borough's website. A vending machine to sell trash bags is in the testing phase.

**Sewer Authority:** Mr. Pugh announced that Lisa Naylor is resigning from the UMJA board.

**Revitalization:** The streetscape grant application for the 400 block of Main Street through DCED will be withdrawn because they won't fund money for streetscape along a PennDOT highway. The application for streetscape grant through PennDOT's Multimodal Transportation Fund will be filed this week.

**Regional Planning:** None.

**Emergency Management:** Nothing.

**Borough Manager Updates:** Mr. Fry advised that low branches on trees along Main Street are currently getting trimmed. He will get prices from a company to trim the tops.

Mr. Fry recommended to council that they amend the water shutoff policy to charge a fee for posting yellow shutoff tags. About 100 shut off tags, representing almost 10% of customers, were hung at the last shutoff. Most of those people wait for the yellow tags until they pay their bills, making us go through the process of writing and hanging these tags. Mr. Young made a motion to amend the shutoff policy to charge \$10.00 per tag. Seconded by Mr. Pugh and unanimously approved.

**Correspondence:** Open Link thanked the Borough for their recent donation.

In an email dated June 23, 2014, Mrs. Lisa Naylor submitted a letter relinquishing her position on the UMJA Board effective immediately due to moving out of the Borough.

**Motion to Adjourn:** Being no further business, Mr. Rock made a motion to adjourn the meeting, seconded by Mr. Young. Meeting adjourned at 8:26 p.m.

Submitted by:

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Sharon Kachmar, Secretary/Treasurer