

The workshop meeting of the Borough Council of the Borough of Sinking Spring was called to order on Wednesday, October 23, 2019 at 7:00 p.m. at Sinking Spring Borough Hall by Council President James Pachuillo. After the Pledge to the Flag, Elizabeth Eagelman called the roll reflecting the following Council Members present:

James Pachuillo
Tracy Peterson
H. David Miller
Denise Stine (absent)
Lisa Gantner
Brian Hoffa
Robert Metzgar (absent)

Other officials present were: Mayor Gary Cirulli; Charles Haws, Barley Snyder; Brad Smith, ARRO Consulting; Bryce Zohner, Public Works Director, Michael Hart, Borough Manager; Police Chief James Oxenreider, and Elizabeth Eagelman, Borough Secretary, who recorded the minutes of the proceeding.

JAMES PACHUILO – COUNCIL PRESIDENT:

Mr. Pachuillo thanked Mrs. Stine for organizing the Memorial this past Saturday for Chief Schweyer. He also thanked Mr. Metzgar and Mayor Cirulli for speaking at the Memorial and Chief Oxenreider for reciting the Policemen's Prayer. He stated that it was very touching event and he wanted to thank everyone involved.

VISITOR/PUBLIC COMMENT:

There were no visitors.

CORRESPONDENCE:

Mr. Hart mentioned that he sent Eagle Disposal a letter wishing to extend our contract and they just confirmed it and agreed to the extension for another year. He mentioned that this is our final year for this contract. Mr. Pachuillo stated that in the spring we should start thinking about getting an RFP out to bid for next year.

REVITALIZATION:

Mr. Hoffa reported that the Revitalization Committee, at their meeting, voted to rebrand their name. He stated that it is now called "BOSS Forward" with the tag line 'Growing our Community Together'. He mentioned that it was reported in the Reading Eagle. He stated that they also authorized spending up to \$1,000.00 to get a new logo.

UNFINISHED BUSINESS:

Mr. Pachuillo stated we have the Village Greens development to discuss. He stated that there was a Planning Commission meeting last night. Mr. Hart reported that they reviewed the new proposed Ordinance and all the wording of such and that they also reviewed the old ARD Ordinance that we had in place from when Traditions wanted to go in there. He stated that they compared both of them. He stated that there was a recommendation to change the 'permitted by right' to 'permitted by condition'. He explained that with 'permitted by right' they would not have to get any special approvals as long as they meet the minimum requirements in the Ordinance. He explained that with 'permitted by condition' they would have to have a hearing and ask permission to do what they want to do. Mr. Pachuillo mentioned that it is the Planning Commission's recommendation to Council. Mr. Hart stated that it would just be another level of control. Mr. Hoffa stated that they were pretty thorough putting this ordinance together with everything that we wanted. Mr. Pachuillo stated that he appreciates the Planning Commissions review and input but believes it should be kept the way it is. Mr. Hoffa asked if there would be time to advertise a change. Mr. Haws mentioned that the hearing is scheduled for November 27th and that there would be time to advertise if Council wished to change it. He mentioned that the Planning Commission only just got this and was not party to the discussions and may not have the same level of comfort in terms of what the developer is proposing to do. He stated that the Planning Commission along with the consultant will do a full review of everything that is in the zoning ordinance to make sure that it is met and then address those points in the SALDO. He mentioned that Council can grant relief from items in the SALDO. Further discussion ensued. Mr. Pachuillo stated that they will keep the Ordinance as 'permitted by right' with the hearing on November 27th at 7:00 p.m. during the regular Workshop meeting. Mr. Pachuillo asked Mr. Ludgate if he had anything to add. Mr. Ludgate stated that with the conditional use it adds one extra layer for the municipality to catch something that they may have missed and creates an extra hurdle for the developer. He stated that if Council is comfortable with that density in that spot with what it is going to look like he wouldn't worry about it.

NEW BUSINESS:

There was no new business to discuss.

Mr. Pachuillo mentioned the December Workshop meeting and that it would fall on Christmas day. He stated that if one is needed for budget we will advertise for it.

COMMITTEE REPORTS:**SEWER COMMITTEE:**

Mr. Miller asked about the Broad Street Sewer project and if the laterals will also be done. Mr. Smith stated that we will be replacing the lateral up to and including the trap. He stated that the rest is privately owned. Mr. Zohner mentioned that they did some investigation on those laterals and the only leaks they found were on the borough side of the trap.

Mr. Zohner mentioned that they finished the second excavation of the reed beds and that they removed 517 tons of solids in two days. He stated that it went really well.

Mr. Smith mentioned that for the Pennvest loan he will need a new Resolution passed stating that we are authorized to apply for a Pennvest loan. Mr. Miller made a motion to pass the Resolution; seconded by Mrs. Gantner. AYES –5, NAYS – 0, ABSENT – 2. Motion carried.

Mr. Smith stated that he also has a Letter of Responsibility from the Borough to Pennvest stating that we are applying for a loan for \$1,750,000.00. Mrs. Peterson made the motion to approve the Letter of Responsibility for the Pennvest loan; seconded by Mr. Miller. AYES –5, NAYS – 0, ABSENT – 2. Motion carried. Mr. Smith mentioned that we are asking for a little bit more than what the estimate is in case the contractor prices come in high. He stated that it is easier to give money back to Pennvest then it is to ask for more once you have been approved.

TRACY PETERSON – LIBRARY:

Mrs. Peterson mentioned that they needed to hire two more people for the library to cover people who have left. She made a motion to hire Tyrae Dixon-Hofmann and Emily Braun both at \$9.00 per hour for 15-20 hours per week with an additional \$2.50 per passport; seconded by Mrs. Gantner. AYES –5, NAYS – 0, ABSENT – 2. Motion carried.

Mrs. Peterson mentioned that a business owner in the borough came to her and asked if she would bring up to Council the possibility of her putting a mural on the side of her building. Mr. Pachulo suggested that she submit a drawing of what it might look like.

TOM LUDGATE – LUDGATE ENGINEERING:

Mr. Ludgate mentioned that they received comments back from PennDOT on October 4th concerning the borough's HOP. He stated that there are just a few minor details to work out yet and the right-of-way information which Joan London is working on with them. He stated that we should be ready to resubmit soon. Mr. Hart asked about the driveways. Mr. Ludgate stated that they received about six letters on the driveways because PennDOT has not realized that the plans for the overall HOP has the driveway information on them which is what they asked for in that meeting. He stated that it is an admin item where they have to fill in the information on the website. Mr. Hoffa asked if they were ready with a bid package once the HOP is approved. Mr. Ludgate stated that the bid package is pretty simple and that essentially the HOP plans are the bid package.

MICHAEL HART – BOROUGH MANAGER:

Mr. Hart mentioned that the preliminary budgets are attached to everyone's e-mails and that hard copies have also been handed out.

Mr. Hart mentioned that the Sewer Budget is pretty straight forward. He mentioned that when you look at the expenses it looks like we are over budget by \$1.5 million with is the Broad Street project and will be covered by the Pennvest loan.

Mr. Hart stated that the General Fund and the Emergency Services budgets need some work yet. He stated that he has to wait until we get the final assessed value from the County. He mentioned that he had everything set to go until we received information from the County stating that a bunch of properties were reassessed and it dropped our total assessed value by roughly \$2.2 million. Mr. Pachuillo stated that they could look over the information that we have over the next two weeks and discuss it more at the November Council meeting.

Mr. Hart mentioned that he reached out to the Animal Rescue League and left the new director a message. He stated that he also sent an e-mail and is waiting for information for a meeting.

Mr. Miller made a motion to approve advertising the Sewer budget as drafted; seconded by Mrs. Peterson. AYES –5, NAYS – 0, ABSENT – 2. Motion carried.

EXECUTIVE SESSION:

Mr. Pachuillo stated that they will need to go into executive session for a personnel issue. Council went into Executive Session at 7:41 p.m.

RECONVENE:

Council reconvened at 7:58 p.m. No action was taken.

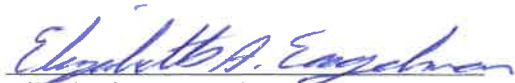
MAYOR CIRULLI:

Mayor Cirulli mentioned that Chief Oxenreider sat down with Mr. Brian Thumm who is the Chief of Police for Bernville and is also on the board for Lower Heidelberg Township. He stated that Mr. Thumm would like to work for us as a part time police officer. He stated that Chief Oxenreider interviewed him that they would like to hire him. Mr. Hoffa made a motion to hire Mr. Brian Thumm as a part time police officer at the current part time rate; seconded by Mrs. Peterson. AYES –5, NAYS – 0, ABSENT – 2. Motion carried.

ADJOURNMENT:

Mr. Hoffa made a motion to adjourn the meeting at 7:59 p.m.

Respectfully submitted,


Elizabeth A. Egelman
Borough Secretary