

Borough of Alburdis

Meeting Minutes
February 13, 2019

The February 13, 2019 meeting of Borough Council was called to order by Council President Ron DeIaco at 7:00 p.m. in the Borough Hall, 260 Franklin Street, Alburdis, PA.

Council members in attendance:

Ron DeIaco

Kathleen Raines

Steve Hill

Hector Vazquez

Sherryann Oels

Stephen Kaufman

Associates of Alburdis in attendance:

Dave Knerr, Solicitor

Sharon Trexler, Borough Manager

Visitors in attendance:

Gary DeRoner

Chris Williams, Barry Isett & Assoc.

Greg Davis, Liberty Properties

Jared Souders, Liberty Properties

MAYOR'S REPORT – The Mayor was not present but wanted to thank the Maintenance Department for doing a good job with the recent snow storm. There was also an issue with the garbage not being picked up until after 8 p.m. Sharon contacted the company and they apologized and stated there were mechanical issues.

POLICE REPORT – Hector Vazquez made a motion to accept the Police Report, Kathleen Raines 2nd and a unanimous vote followed.

MINUTES OF JANUARY 30, 2019 – Kathleen Raines made a motion to approve the Minutes of January 30, 2019, with her correction, Hector Vazquez 2nd and a unanimous vote followed.

BILLS FOR PAYMENT – FEBRUARY 13, 2019 – Steve Hill made a motion to pay the bills of February 13, 2019, Kathleen Raines 2nd and a unanimous vote followed.

TREASURER'S REPORT – Kathleen Raines made a motion to accept the Treasurer's Report, Sherryann Oels 2nd and a unanimous vote followed.

ENGINEER'S REPORT – Stephen Kaufman made a motion to accept the monthly Engineering Report, Hector Vazquez 2nd and a unanimous vote followed.

ADMINISTRATION

Public Comment – None

Spring Creek Properties Lot 9 Warehouse Facility Lot Consolidation and Land Development – Representatives from Liberty Properties and Barry Isett were present to review changes that were made to the original plans. They are seeking Preliminary and Final Plan approval and the Planning Commission has recommended the approval along with the requested waivers and deferrals. There is very little that will change for the Borough with the Plan change. Lot 9 has been consolidated with Lot 9A and Lot 10. This makes the property much more efficient. An emergency access has been added as well as a smaller car lot. With the acquisition of Lot 10, an access Lot will be put in place and this will now eliminate a Scheetz type business to be placed there.

Spring Creek Properties Lot 9 Warehouse Facility Lot Consolidation and Land Development (cont.)

After discussion, Steve Hill made a motion to adopt Resolution No. 2019-1, a Resolution granting conditional preliminary and final plan approval to Liberty Property Trust's Lot Consolidation Plan and Land Development Plan with regard to property commonly referred to as Lots 9 and 10 of the Spring Creek Properties Settlement Subdivision, and deciding certain waiver and deferral requests in connection with those plans. The motion was 2nd by Stephen Kaufman, Hector Vazquez was opposed and the balance were ayes.

Maintenance Position – A second round of interviews were held, this time with the Personnel Committee. One of the applicant's has a CDL and the other did not. Other than that, they were very closely matched. The Personnel Committee, headed by Vanessa Taggart, recommended that Council hire Joseph Kelly. Kathleen Raines made a motion to hire Salvatore Busa but there was no 2nd. Hector Vazquez made a motion to hire Joseph Kelly, contingent on his passing a background check and physical. Stephen Kaufman 2nd, Kathleen Raines was opposed and the balance were ayes. Per the Ordinance, if a new hire had a CDL, the starting hourly rate would be \$20.10. Steve Hill made a motion to start Joseph Kelly at a rate of \$20.10 per hour, Hector Vazquez 2nd and a unanimous vote followed.

Dorney Landfill – Saylor's Lawn and Landscape – A proposal was received in the amount of \$18,000 per year from Saylor's Lawn and Landscape to continue mowing the landfill the Borough is responsible for maintaining. This is the same as the last agreement and will last through 2021. Sherryann Oels made a motion to accept the proposal, Steve Hill 2nd and a unanimous vote followed.

Park and Recreation – The Chair of Park and Recreation, Kathleen Raines, informed Council that there is Recreation money in an account as part of the apartment building being built. She would like to use these funds to purchase a teeter totter. The equipment Kathleen is recommending is inclusive and the initial cost is \$6,777. There is over \$8,000 in the Recreation Developers Account from the apartment building being built and the Borough has not put in any new playground equipment in years. Steve Hill asked if that money could be used for umpire fees and was told it could not. This brought up a question from Stephen Kaufman, who asked why we pay umpire fees. The Borough has always paid the umpire fees and Sharon replied that other municipalities also support their Rec Associations. Council asked Sharon to look into this and to check with Lower Macungie to see what they do for their youth association. Sherryann Oels told Council that years ago, the AACC was told to submit all bills, including baseballs and bases to the Borough, but they have not done that for a long time. Hector questioned the liability and was told the league has insurance. Going back to the teeter totter, Council inquired about other costs. Maintenance will install the equipment but Council asked that other expenses be checked into. Stephen Kaufman made a motion to purchase the teeter totter with the condition that the cost does not go over \$8,000. The motion was 2nd by Hector Vazquez and a unanimous vote followed.

Kathleen Raines asked Sherryann Oels if the water heater was donated for the snack stand. It will be donated in the spring and Donnie Derr will be contacted for the installation.

Fire Police Request – The Emmaus Lions Club sent in a request to have the Fire Police at a function in the Borough. Hector Vazquez made a motion to allow the Fire Police to assist, Kathleen Raines 2nd and a unanimous vote followed.

Macungie Ambulance Corps – The monthly report from the Macungie Ambulance Corps was reviewed. There were thirteen calls in the Borough in January.

Cable Franchise Fees – The Borough has received \$18,804.51 from RCN and \$16,627.64 from Service Electric in franchise fees. This amount has gone down some due to people eliminating cable TV from their homes.

Liquid Fuels Audit – Correspondence was received from the State that the Penn Dot Annual Report, MS-965, was reviewed and approved.

Lower Macungie Township – Correspondence was received from the Township regarding a proposed Ordinance being considered in reference to wireless communication towers and antennas. Borough Council has no comment at this time.

562 Thomas Street – Hector Vazquez asked if we had a response from this resident regarding his water meter. He has not set up a time to have the meter removed as of yet.

A motion to adjourn at 7:59 p.m. was made by Kathleen Raines, 2nd by Hector Vazquez and a unanimous vote followed. Meeting minutes were taken and submitted by Sharon Trexler, Borough Manager.