

Borough of Alburdis

Meeting Minutes

April 28, 2021

The April 28, 2021 meeting of Borough Council was called to order by Council President Ron DeIaco at 7:00 p.m. Due to the Coronavirus Pandemic (COVID-19), the meeting was held via video conference. The change in venue was announced on the Borough website and by a posting notice on the Borough Hall doors. The meeting was open to the public where participants could attend the meeting by using an assigned web link and access code.

Council members in attendance:

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| Ron DeIaco | Steve Hill | Vanessa Taggart | John Aleszczyk |
| Stephen Kaufman | Kathleen Raines | Hector Vazquez | |

Associates of Alburdis in attendance:

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| Dave Knerr, Solicitor | Kathleen Palmer, Mayor | Sharon Trexler, Borough Manager |
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Visitors in attendance:

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| Steve Nemeth | Ted Miller | Chad Atkins |
| Joe Fritz | Howard Savacool | Howard Kutzler, Jaindl |
| Michael Wambaugh | Matt Mumma | Tom Gorr |
| Mehmet Birtek | Martha | Steve Reichenbach |
| Christopher Greb, Macungie Ambulance Corps | | |

MAYOR'S REPORT – There have been questions regarding a black vehicle parked on the side of the road. This has been moved. Trucks are being stopped and one of the drivers did not have a CDL License.

MEETING MINUTES OF APRIL 14, 2021 – Steve Hill made a motion to approve the Minutes of April 14, 2021, Hector Vazquez 2nd and a unanimous vote followed.

BILLS FOR PAYMENT – APRIL 28, 2021 – Vanessa Taggart made a motion to pay the bills of April 28, 2021, Kathleen Raines 2nd and a unanimous vote followed.

FISCAL CONSULTANT'S REPORT –Hector Vazquez made a motion to approve the Fiscal Consultant's Report, Vanessa Taggart 2nd and a unanimous vote followed.

MACUNGIE AMBULANCE CORPS – Chris Greb was present to give Council an annual report. The report has been sent out and Chris thanked Council for all of their support. Staffing at the Ambulance Corps held its own during Covid and they were able to add additional service on the road. There were 4,009 calls in 2020 with 100 of them being in the Borough. Special Ops had 25 calls. A new ambulance is currently being lettered and another one will arrive in August. Chris extended prayers to anyone who lost a loved one during the pandemic and Ron asked if any staff members have contracted the virus. There were three, but they were not confirmed to be due to patient care. Macungie Ambulance Corps and Lehigh Valley Health Network are partnering together to provide a higher level of service in our area by utilizing a Mobile Stroke Unit that is housed at Cetronia Ambulance Corps. This will enable a crew to perform a CAT Scan right in someone's driveway. This is a joint venture looking to the future of how to take advantage of pulling resources and working together.

ADMINISTRATION

Public Comment – Steve Hill spoke on behalf of a resident that he spoke with this week. The resident questioned why the library is closed more the open. Ron asked Sharon to check on this. Hector Vazquez wanted to clarify an article from the East Penn Press. The article made it sound like Jaindl Land Development has not done enough for the Borough and this is not true, they have worked very well with us.

Hills at Lockridge – Walking Path – Hector Vazquez, Kathleen Raines, and Steve Hill, along with Donnie Derr and Sharon met with representatives of Jaindl Land Development to review options of the walkway with the residents who are concerned about it being too close to their homes. It was agreed upon to move the entrance to the walkway by about twenty feet and to eliminate the east/west portion of the path. Mehmet Birtek showed Council a video of the work being done. Hector Vazquez made a motion to move the walkway as shown on the revised drawing and to eliminate the east/west portion of the walkway. The motion was 2nd by Steve Hill and a unanimous vote followed. Steve Hill asked Howard to pass thanks on to Dave Jaindl for working with us on this.

Ordinance No. 566 – Intermunicipal Cooperation Agreement – The proposed Ordinance was reviewed, and John Aleszczyk voiced his concern with the number of cars and trucks coming through the Borough with the Sauerkraut extension being done. Steve Hill agreed that the extension is taking a very long time. Howard Kunzler of Jaindl Land Development was present and said this is being worked on. They meet every two weeks with Prologis. 75-80% of the road will be built by Prologis and the balance by Jaindl. Prologis will start this summer. Property land acquisitions are needed, and Lower Macungie Township is working on this with the property owners. Jaindl will begin work this fall. Howard will send Sharon meeting invites so that she can attend the meetings. John asked what the plan was if something happened to the bridge on Spring Creek Road and was told that it will be looked into. Steve Hill made a motion to adopt Ordinance No. 566, an Ordinance authorizing the Borough of Alburtis to enter into an Intermunicipal Cooperation Agreement with Lower Macungie Township regarding the administration of site development and building code inspections, plan reviews, permit issuance, approval of construction work, and issuance of a Certificate of Occupancy for the approved development project on the property commonly known as Lots 9 and 10 of the Spring Creek Properties Settlement subdivision, which includes a building and land in both Municipalities. The motion was 2nd by Stephen Kaufman, John Aleszczyk and Hector Vazquez were opposed and the balance were ayes. The motion passed 5:2.

C-1 Parking District – Council reviewed a proposed Ordinance from the Highway Committee that would amend Alburtis Codified Ordinances §21-1415® to change the amount of required off-street parking spaces under the Zoning Ordinance for restaurants, nightclubs, barrooms, lunch counters, or the like to one space for every five (5) employees and one space for every thirty (30) seats for customers. Per the Highway Committee, if Council wants to have a Commercial District, we need to loosen up the parking restrictions. Stephen Kaufman is afraid it will get too congested on Main Street. If Council wants to proceed, this will go to the Planning Commission, LVPC and SW Comprehensive Partners. Hector Vazquez made a motion to proceed with the Ordinance, Steve Hill 2nd, Stephen Kaufman was opposed, and the balance were ayes.

Multimodal Grant Award – Thanks to the combined efforts of Senator Pat Browne and Representative Ryan Mackenzie, the Borough was awarded \$363,000 for Bicentennial Village. This is in addition to the \$762,000 previously received. This should allow for curb and sidewalk replacements in this development. John Aleszczyk cautioned Council about the engineering fees and he does not believe we need someone observing the entire time.

PA Multimodal Grant – With money secured for curb and sidewalk, Sharon asked for permission to apply for this grant again to have the streets done. Hector made a motion to have Sharon apply for the grant, Kathleen Raines 2nd and a unanimous vote followed.

Hills at Lockridge Swale – Hector, Steve, Sharon, and Donnie met with Jeff Ott and representatives of Jaindl and Kay Builders. The meeting started off rough but ended up ok. A punch list of items to be fixed will be addressed.

Ballfield Backstop – Park and Rec Chair, Kathleen Raines, explained to Council how the backstop netting should be expanded. John Aleszczyk asked what they are going to do if it rips. He does not think this is necessary and he has watched games there and the ball never goes over the backstop. He believes money can be used elsewhere. Kathleen Raines said this is in the budget and it should get done so properties are not damaged. John replied that it may be budgeted, but that does not mean it needs to be used and he feels we are going to have less revenue this year. Ron asked for a motion to put up the netting at the ballfield. Kathleen Raines made the motion, Vanessa Taggart 2nd, Ron DeIaco was an aye, and the balance were opposed. The motion was 4:3 against putting up the netting. Kathleen Palmer said she believes Council should think hard on this and referred to pictures she sent in. She spent time with coaches, and she believes the backstop should be redone like they are in Emmaus so that no balls exit the field. Sharon received an email this evening from the AACC that asks if they get all of the supplies donated for the netting, could our Maintenance crew install it. Hector's concern is what happens if a pole breaks, would we have to replace it and what if a ball goes through the netting, are we liable for damage. Ron replied that it is our ballfield, and our guys should be able to do the install. Ron made a motion that states with zero expenditures and all of the materials provided that our Maintenance Dept. can install. John's concern is by using the Maintenance it becomes our problem. Ron replied that as a Borough, we accept some sort of risks, it is inherent as to what we do. Kathleen Raines 2nd the motion. Stephen Kaufman suggested that something is drawn up to explain exactly what is being donated and who will be responsible for the maintenance of this. Steve Hill believes if they are getting the supplies, we should put it up. A lot of time is being wasted haggling over a couple hundred dollars and Council spends less time when it comes to spending \$60,000. Steve Kaufman would like to better understand the project. Ron asked Sharon to list what the AACC has emailed her and ask them to sign it. Hector asked Dave Knerr if we would be held liable if damage was done somewhere. Dave Knerr said we could be if we were negligent. This is why we have insurance.

Water Meter Replacements and Rental Inspections – During the pandemic we had stopped replacing water meters unless in an emergency and rental inspections had stopped. Sharon met with a representative from Barry Isett and Associates regarding the inspections and was told they were good to begin them again. Sharon asked Council if they would like to resume the meter replacements and inspections again and was told yes, we can resume using precautions.

Quarry Road Sign – During a site visit on Quarry Road, Sharon was approached by a homeowner regarding the truck traffic. She has trouble pulling out of the driveway due to the trucks and wondered if signs could be placed notating that there was a driveway ahead. Council has no issue with this and Hector would like a cost to do this. Sharon will get a cost but noted that we are reimbursed for all signs through liquid fuels each year.

Sewer System Basket – Sharon was directed to put the basket system out to bid. She is not fully aware of what is needed for this project and asked for permission to get assistance from the engineer. Council is fine with this and John would like a limit to not spend more than \$1,000 on engineering.

Quotes – Steve Hill brought quote requirements to Council's attention and asked why the administration staff and maintenance both need to obtain three quotes when the police were able to purchase a storage cabinet for the car for \$1,600 without anyone blinking an eye. Council agreed that everyone should obtain three quotes.

A motion to adjourn at 8:23 p.m. was made by Kathleen Raines, 2nd by Vanessa Taggart and a unanimous vote followed. Meeting minutes were taken and submitted by Sharon Trexler, Borough Manager.