



Borough of Mount Joy
Public Works Committee
Meeting Minutes April 13, 2026
Meeting time: 6:30 PM

The meeting was called to order by Councilor Haigh when Councilor Trave arrived at 7:00 PM.

ROLL CALL - Councilors: Deering, Trave, Haigh, Mayor Bradley

COMMITTEE MEMBES PRESENT: Councilor Deering via Zoom, Councilor Haigh, Councilor Trave

STAFF PRESENT: Borough Manager Mark Pugliese via Zoom, Public Works Director Dennis Nissley, Parks Superintendent Barry Geltmacher, Public Works Crew Leader Jake Houck

I. APPROVAL OF AGENDA OF APRIL 13, 2026, PUBLIC WORKS COMMITTEE MEETING AGENDA – Haigh offered two additions to the agenda, 5.a) Two applicants for the Parks Advisory Board, 5.b) Donegal Fish & Conservation Association requesting Little Chiques Park closure for the Fishing Derby on May 2, 2026.

II. PUBLIC INPUT PERIOD – Comments of **Any Borough Resident or Borough Property Owner**. Time limit of three minutes per individual

Joe McFarland 825 Terrace Ave asked for an update on the Bruce Ave stormwater issue. Mr McFarland asked if other property owners were approached about easements. The Committee had lengthy discussions regarding the issue. Haigh made a motion to recommend to Council to ask the Solicitor for a legal opinion on whether or not the Borough can do work on private property for pre-existing condition. Seconded by Trave. Motion carried. Manager Pugliese suggested that Borough staff meet with Rettew on site to look at possibilities.

Christine Monaco 236 Lakeside Crossing asked about the status of truncated domes at the walking trails in the Lakes. Haigh reported that the Solicitor has sent a letter to the HOA outlining their responsibilities.

Raeann Schatz asked if Melhorn is going to complete the required maintenance to BMP107 and if so when is the deadline to complete the work. She asked what was in the water that is killing her trees. Why can't Rettew develop a plan for BMP125 and not wait for work to be done on 107. Pugliese stated that work on 125 is not contingent on 107. No idea what may have been in the water, and there is no deadline at this time. Deering commented about removal of parking spaces at Gus's and the Committee discussed how much area is needed to be returned to the Borough. Deering stated that Gus's should be put on notice to remove all 13 spaces. Haigh commented that he must reclude himself and cannot discuss technical issues. He stated that Gus's were told that the Borough is terminating the easement agreement and that Rettew needs to determine exactly how much square footage they want taken out. Haigh asked Pugliese to ask Rettew to determine how much they need. Haigh asked to have the Zoning/Codes check about any illicit discharges that may have killed trees at Schatz's.

III. APPROVAL OF MINUTES of March 9, 2026, meeting. Motion by Haigh, seconded by Trave to approve the minutes. Minutes were approved.

IV. ITEMS OF BUSINESS

1. Review with possible motion any change orders for the Borough Municipal Building Project. None
2. Streets and Alleys

- 1) Review 2026 Road Project Contract 2 – Review Seal Coat bid results and recommend that Council award the contract to Martin Paving Inc. The bid total is \$134,931.70 for 22,795 SY. Due to a recommendation from Rettew, and the volatile oil market, it is suggested to allow \$36,734.00 for asphalt escalation. This leaves a remaining balance of \$87,210.00 for Seal Coat. A spreadsheet that outlined the project costs was presented to show which streets can be seal coated to stay within the budget. Motion by Haigh seconded by Trave to recommend awarding 2026 Road Project Contract 2 to Martin Paving for the square yards as listed on the handout. seconded by Trave, motion carried.
- 2) S. Market Ave. project – Review S Plum St stormwater analysis. Nissley reported that the analysis shows that the existing conditions do not convey the 10 year storm. Nissley, Haigh and Knouse from Rettew met on site and are recommending making adjustments to a driveway curb so the added water from S Market Ave. can be held on the street and not affect a property on S Plum Street. Motion by Haigh, second by Trave to recommend to Council to approve the stormwater design as discussed to maintain the existing conditions at 912 Wood Street. Deering asked about other options to hold the additional water, Nissley reported on the course of the piping and will provide mapping for Council to review. Motion carried.
- 3) Florin Hill Phase 3 E&SC Violations: Discussion and Possible Motion LCCD Inspection Report No. 34 (2/17/26). - Committee discussed violations. Motion by Haigh Seconded by Trave to move to Council for discussion and possible motion on violations by Florin Hill Phase 3 for the February, March, and April time period. Deering commented that information needs to be provided to Council regarding the violations. Motion carried.
- 4) Pine Street panhandle dispute discussion – Haigh reported that Vista Block insists they own the panhandle of Pine Street. After discussion a Motion by Haigh, seconded by Trave to request the Manager to ask Vista Block to provide proof of ownership of the panhandle at Pine Street. Motion carried.
- 5) Downspout waiver request for 308 N Barbara St. – Nissley reported that the property owner is planning to replace the sidewalk and curb that is out of compliance. Deering suggested the property would have sufficient area to keep the water on their property. Nissley stated that the property owner is planning to incorporate some infiltration facilities and the water going to the street would be the overflow from that. Motion by Haigh, seconded by Trave to move this item to Council for discussion and possible motion to grant the waiver and ask the property owner to provide justification for the waiver. Motion carried.

3. Stormwater

- 1) 3- Year Plan (Draft) – Nissley presented a document that outlined current approved spending for 2026, and some priority projects that could possibly be included over the next few years including Detwiler Ave pipe, Locust Lane basin, and Locust Lane pipe system. Haigh suggested adding Grandview Park, 825 Terrace Ave, Midway Rd, School Lane, W Main St at Turkey Hill to the 3-year list. Motion by Haigh seconded by Trave to have the Manager send a letter to the owner of the Locust Lane basin notifying them of violations of sinkholes and asking what they are going to do to fix them. Motion carried. Haigh stated that budgeting for projects should be based on \$300,000 per year for stormwater.
- 2) Pink Alley BMP survey – Pugliese reported no information from Rettew. Haigh asked that Pugliese follow up on this.
- 3) Grandview Park Swale dispute with CRA – Committee discussed the vegetation of the basin, Pugliese will attempt to find out when the basin will be switched to a SCM
- 4) BMP 107 Sediment Removal and 100-year storm capacity requirements – Committee discussed sediment removal and basin capacity. Pugliese reported there is no way the basin can meet the 100-year storm, Haigh stated they must meet the 100 year storm per the ordinance. Nissley reported that Melhorns had concerns about working in the unnamed tributary to remove sediment which is outside their property line. Deering asked if the Borough has recourse if the plans were approved. Committee determined this is a question for the Solicitor. Committee

asked the Manager to find out when the sediment will be removed and bring this back to Committee next month.

4. Lakes Walking Trail Letter – A letter was sent to the HOA in March Committee suggested giving a few weeks to receive a response. If this is not addressed at the May Council meeting it should be on the Public Works Committee agenda for May.

5. Parks Advisory Board update

a) Two applicants for the Parks Advisory Board – Committee briefly discussed the two applicants, Motion by Haigh, seconded by Trave to recommend to Council the appointment of Catherine Fitzhugh to the Parks Advisory Board and Tim Leibfried as an alternate pending discussion at the PAB meeting.

b) Donegal Fish & Conservation Association requesting Little Chiques Park closure for the Fishing Derby on May 2, 2026. – Trout will be stocked on May 1 for a Kid’s Fishing Derby on May 2. Committee discussed the options to close the park prior to the derby, so the fish are not fished out before the derby. Motion by Haigh seconded by Trave to close Little Chiques Park from the time of stocking on May 1 until 12:00 noon on May 2. Motion carried.

Haigh made comments regarding Mount Joy Country Homes and how stormwater affects Westview Park and the intersection of Florin Ave and School Lane. Haigh asked Pugliese to ask the Solicitor how long a development can sit dormant without construction before the land development plan is no longer valid.

V. Grants Update

B. Streambank Project – Project is completing, Walk-thru inspection is planned for Thursday April 16. Deering asked if the wildflower meadow will be restored.

F. Act 101 Section 902 DEP Recycling grant – Rettew is working on NPDES permit. Authority is reviewing the scope of the project since it is on their property.

G. ARLE grant – Safety Enhancement Project – Nothing to report

VI. PUBLIC INPUT PERIOD - Comments of **Any Borough Resident or Borough Property Owner**. Time limit of three minutes per individual.

Raeann Schatz asked why a berm can’t be built at the Melhorn basin at the railroad tracks.

VII. ANY OTHER MATTER TO COME BEFORE THE COMMITTEE

Nissley suggested a discussion about a section of Square Street that is gravel. Public Works would like to pave the section that is adjacent to H&R Transload. The issue is that the north side of the street is on the list to have curb and sidewalk installed. Staff is asking for a deferral of curb and sidewalks until a time that the entire street is reconstructed so they can move forward with paving this section now. Motion by Haigh seconded by Trave to defer curb and sidewalks on the Melhorn property until the entire street is reconstructed. Motion carried.

VIII. ADJOURN Motion to adjourn by Deering seconded by Haigh, Motion carried. Meeting adjourned at 9:30 PM