

MOUNT JOY BOROUGH COUNCIL
June 5, 2023, Minutes

The Mount Joy Borough Council held its regular meeting on June 5, 2023.

President Hall called the meeting to order at 7:00 PM.

Roll Call- Present were Councilors, Dominic Castaldi, David Eichler, Mary Ginder, Bruce Haigh, Bob Ruschke, Brian Youngerman, President William Hall and Mayor Timothy Bradley, Jr. Staff present were Borough Manager, Mark G. Pugliese I; Assistant Borough Manager/Finance Director, Jill Frey; Public Works Director, Dennis Nissley; Codes, Zoning and Planning Administrator, Duane Brady, Jr.; Stormwater, Planning & Grants Coordinator, Seth Godfrey; Police Chief, Robert Goshen and Administrative Assistant, Lisa Peffley. Absent was Councilor Lu Ann Fahndrich, and Eric Roering.

Mayor Timothy Bradley, Jr, gave the invocation and the Pledge of Allegiance followed.

President Hall announced there was no Executive Session held outside of regular meeting between May 2, 2023, and June 5, 2023. There will be an Executive Session to discuss a personnel matter and legal matter under Item 19.

On a **MOTION** by Eichler, and a second by Ginder, a request was made to accept the agenda for the June 5, 2023, Borough Council Meeting Agenda. *Motion carries unanimously.*

Public Input Period

Ned Sterling, 13 W Main St., commented on the demolition of two buildings owned by Cargill on the northside of Wood St near Chocolate Ave. He said he emailed the Borough Manager about demolition permits and notifying the Historical Society before they are demolished so that they may get photos of the building(s). He suggested surveying and selling the Jury and Darrekamp properties to help fund the proposed new/remolded Borough building. Asked about the bus station near the new coffee shop.

Proclamation presented by Mayor Bradley

Mayor Bradley informed Council he delivered a Mayoral Recognition at the 50th Anniversary Celebration of the Mount Joy Area Historical Society.

Report of Mayor

Mayor Bradley provided and reviewed a written report for May 2023 to Council. He thanked the Parade Committee for preserving the Memorial Day Parade. He said it was a huge success and people really enjoyed it.

Report of the Chief of Police

Robert Goshen, Police Chief, provided a written monthly report for April 1, 2023, to April 30, 2023. The report showed 69 traffic arrests and 32 criminal arrests for the month. There was a total of 672 incidents for the month of April, with a total of 2,340 incidents year to date.

Report of Fire Department Mount Joy (FDMJ)

Brett Hamm, FDMJ Fire Chief, provided and reviewed a written monthly report for April 2023.

Report of PSH Life Lion

Adam Marden provided and reviewed a written monthly report for April 2023.

Northwest EMA

Provided a written report for April 2023.

Report of EMA

Mayor Bradley provided a written report for May 2023 to Council. He said there is a meeting planned to transition role to the newly appointed Coordinator.

Report of the Milanof-Schock Library (MSL)

Joseph McIlhenney provided a written monthly report for April 2023.

Report of Code/Zoning & Planning Administrator

Duane Brady, Jr., Codes, Zoning and Planning Administrator, provided a written monthly report for May 2023.

Stormwater, Projects & Grants Coordinator

Seth Godfrey, Stormwater, Projects & Grants Coordinator, provided and reviewed a written monthly report for May 2023. Godfrey reported that Pugliese, Nissley and himself met with Allory and Sandra Melhorn to discuss the Locust Lane basin and they said they do not intend to maintain the basin. Eichler made a statement regarding the Crestco Lab Basin and that it has now become a federally protected wetland. The wetland was accidentally created by lack of maintenance by the owner. So, now how does the Borough enforce the violations.

Report of Public Works Director

Dennis Nissley, Public Works Director, provided a written report for May 2023. Nissley gave an update on the Pinkerton Road project and said CMS has completed the punch list items. Three of the properties have not completed the sidewalk installation, Staff is communicating with them via letter or phone about the status of completion. He also gave an update on the N Angle St project and said there is one property that has not completed sidewalks and staff is attempting to communicate with them via letter or phone about the status of completion.

Report of the Borough Authority Manager

Joseph Ardini, Authority Manager, provided a written monthly report for May 2023.

Report of the Assistant Borough Manager/Finance Officer

Jill Frey, Assistant Borough Manager/Finance Officer, provided a written report for May 2023.

Report of the Borough Manager

Mark G. Pugliese I, Borough Manager, provided a written report for May 2023. Pugliese said on May 11, 2023, Nissley, Godfrey and himself met with staff from RETTEW at BMP 107, the Melhorn Basin, and BMP 125, the Borough Basin, for several hours. RETTEW staff did a very thorough inspection of the basins looking at inlets, outfalls, etc. They took numerous photos of the areas. They were provided with background as well as potential concerns raised by Mr. & Mrs. Schatz and their engineer. They plan to take a look at all the data they have received, on-site findings, and legacy information and provide a report to the Borough.

Approval of the Minutes of the Previous Meeting

On a **MOTION** by Castaldi, and a second by Ruschke, approval was given for the minutes of the regular Borough Council meeting held on May 1, 2023. *Main motion carries as unanimously.*

Building Ad Hoc Committee

Deering said the last meeting was more of a gathering rather than a meeting. Vukmanic gave a power point presentation that included the floor plan of the existing building and its deficiencies and the needs assessment. He said he would make that available for review. The power point presentation also included a list of benefits of the new building option at Grandview, site plan, floor plan, project cost breakdown, funding, which includes the RACP and other grants and the project schedule. The project was put on hold due to a zoning issue and that has now been resolved so the project can continue to move forward with the design development phase. Additional funds were allocated and approved to the Capital fund for this at the November 7, 2022, Council meeting.

On a **MOTION** by Ginder, and a second by Castaldi, a request was made to proceed with the design development phase at the Grandview property.

Youngerman commented that this was not on tonight's Agenda and does not feel this Motion is appropriate due to the public being unaware of this being discussed and unable to comment on it.

Hall opened up public input at this time specific to this topic due to the fact it was not on the agenda.

Ned Sterling, 13 W Main St., said he would like Vukmanic to get an estimate/comparative cost analysis for the existing Borough Hall and Grandview.

Deering said that has already been done.

Phil Kark, 586 Terrace Ave., asked if the process was already in motion up until the zoning issue came into play and if so since the zoning issue has been resolved doesn't it just kick project back on track?

After further discussion, Hall said the Motion is not in order and will not take action tonight. The Motion and second will be struck but public comment will be recorded. Hall said the Motion will be put on the on June 12, 2023, Public Works Committee Agenda that way it will be advertised. He informed Council there will be a full Council vote on it at that time.

Pugliese said he requested a six month extension on the RACP grant but has not heard back yet.

Deering said the June Building Ad Hoc Committee is canceled.

Administration and Finance Committee

On a **MOTION** by Youngerman, and a second by Ginder, a request was made to adopt Resolution 2023-09, a Resolution of the Borough of Mount Joy authorizing the setting of dates and times for the Parks & Recreation Advisory Board meetings as well as amending a previously scheduled budget meeting. An **AMENDMENT** by Youngerman, with a second by Ruschke, a request was made to strike the words "and December 26, 2023". *Amendment passes. Main motion as amended carries unanimously.*

On a **MOTION** by Youngerman, and a second by Ginder, a request was made to acknowledge receipt of letter from Redevelopment Authority of Lancaster County. *Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Ginder, a request was made to accept the letter of resignation from Seth Godrey, Stormwater, Projects & Grant Coordinator effective June 7, 2023. *Motion carries unanimously.*

Brady briefed Council on 400 East Main Street. Brady said there is a restaurant group called Beautiful Day Inc that is partnered with a national restaurant chain that is considering purchasing the property. The property is currently zoned neighborhood commercial, and they are looking to rezone it to general commercial and open a restaurant at that location.

On a **MOTION** by Youngerman, and a second by Ginder, a request was made to reallocate funds within Zoning/codes budget for a total of \$765.00 to line item 414.174 Training. *Motion carries unanimously.*

Report of Public Works Committee

On a **MOTION** by Ginder, and a second by Ruschke, a request was made to accept roadway paving bid, Contract #1, in the amount of \$637,334.00 and awarding the contract to Kinsley Construction, Inc. *Motion carries unanimously.*

On a **MOTION** by Ginder, and a second by Ruschke, a request was made to accept the ADA curb ramps, Contract #2, in the amount of \$118,930.00 and awarding the contract to LB Construction Enterprises. *Motion carries unanimously.*

Report of the Public Safety Committee

No Matters to come before Council

Public Input Period

Ned Sterling, 13 W. Main St., asked Nissley about the status of street tree replacement.

Bruce Haigh, Whittemore Haigh Engineering, 504 Rose Petal Ln., spoke regarding the Borough Basin and read a letter he sent to the Borough, June of 2019. He said he feels the Borough has a legitimate reason to take action against ARRO and asked the Borough Council to do so.

Josh Deering, 33 Frank, St., commented on the Locust Ln Basin and that the developer made a lot of money on that project and now it looks like the Borough is going to get stuck with it. He asked if an HOA can be made after a development is already in. He recommends going on a tour of the LCSWMA facility if you get a chance. He said it is really interesting. He said the Borough talks about economic development but when it comes to the new business that was discussed tonight that wants to come into town, he said he heard a lot of reasons why it should not come into town and feels we should be a little more opened to new businesses that could bring money into the Borough. He hopes Council looks at this property and can work with them to bring their businesses here.

Any other matter proper to come before Council.

Mayor Bradley suggested when the Borough is looking at the budget for the upcoming year that the Borough should consider giving to the Historical Society. He said they house records for Council.

Eichler asked who the interim Stormwater Officer is. Brady said RETTEW will be handling it. Eichler said he is all for business going in at 400 E Main Street but feels a traffic study definitely needs to be done.

Castaldi said a business owner asked him about the separation between Main Street Mount Joy and Council. Castaldi said he discussed with them how that came about.

Haigh spoke regarding the outdated Planning and Zoning plans. He would like Council to discuss this and put something in the budget to start bringing the plans up to date.

Authorization to Pay Bills

On a **MOTION** by Youngerman, and a second by Eichler, Council approved paying the bills as presented from May 1-May 31, 2023. *Motion carries 6-1, with Hall voting no.*

GENERAL FUND	\$	147,410.32
REFUSE/RECYCLING	\$	77,737.87
CAPITAL IMPROVEMENTS FUND	\$	218,478.13
HIGHWAY AID FUND	\$	-
ESCROW FUND	\$	-
JOY LAND ACCOUNT	\$	1,147.43
GRAND TOTAL EXPENDITURES	\$	444,773.75

Meetings and dates of importance

See the yellow calendar for the month of June.

Executive Session

Council went into Executive Session at 9:55 PM to discuss a personnel matter and legal matter. Council came out of Executive Session at 10:16 PM. No decision was made.

Adjournment

On a **MOTION** by Ruschke, and a second by Ginder, approval was given to adjourn the meeting at 10:16 PM. *Motion carries unanimously.*

Respectfully Submitted,



Mark G. Pugliese
Borough Manager/Secretary