

MOUNT JOY BOROUGH COUNCIL
September 9, 2025, Minutes

The Mount Joy Borough Council held its regular meeting on September 9, 2025.

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

Roll Call- Present were Councilors, David Eichler (via Zoom), Lu Ann Fahndrich, Mary Ginder, David Greineder, William Hall, Bruce Haigh, Philip Kark, Mitchell Scordo, Brian Youngerman and Mayor Timothy Bradley, Jr. Staff present were Manager, Mark G. Pugliese I; Chief Goshen; Grants, Projects, and Community & Economic Development Administrator, Rachel Stebbins; Public Works Director, Dennis Nissley; Codes and Zoning Officer, Brett Hamm; and Administrative Assistant, Lisa Peffley. Absent was Assistant Borough Manager/Financial Director, Jill Frey.

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

Executive Session – There were no Executive Sessions held by Council between August 4, 2025, (carried over into August 5, 2025, due to meeting adjourning after midnight) and September 8, 2025.

On a **MOTION** by Greineder, and a second by Kark, a request was made to accept the agenda for the September 8, 2025, Council meeting. *Motion carries unanimously.*

Public Input Period

Rae Ann Schatz, 1090 W. Main St., said she believes that all of Council received a letter from her Engineer regarding the flooding to her business and the corrections that can be made. She commented on the BMP 107 (Melhorn Basin), BMP 125, and the 13 adjacent parking spaces at Gus's. She asked that Council send a letter to have the 13 parking spaces removed to give BMP 125 the additional storage it needs.

Joe McFarland, 825 Terrace Ave., asked about items on the agenda regarding the Florin Church of the Brethren subdivision. He asked if there was any stormwater management built into that.

Josh Deering, 33 Frank St., asked if there is any timeline given to Professional Services when requests are sent. He talked about Bruce Ave and putting in curbing to direct stormwater.

Report of Mayor

Mayor Bradley provided his report to Council for the month of August 2025.

Report of the Chief of Police

Robert Goshen, Police Chief, provided a monthly written report for July 1, 2025, through July 31, 2025. The report showed 57 traffic arrests and 31 criminal arrests for the month. There was a total of 699 incidents for the month of July, with a total of 4,335 incidents year to date.

Report of Fire Department Mount Joy (FDMJ)

Brett Hamm, FDMJ Fire Chief, provided a written monthly report for July 2025.

Report of PSH Life Lion LLC

Provided a written monthly report for July 2025.

Report of EMA

Phil Colvin provided a written report for the period July 28, 2025, to August 2, 2025.

Report of the Milanof-Schock Library (MSL)

Joseph McIlhenney provided a written report for July 2025.

Report of Codes/ Zoning & Stormwater Administrator

Brett Hamm, Codes, Zoning & Stormwater Administrator, provided a written monthly report for August 2025.

Report of Grants, Projects, and Community & Economic Development Administrator

Rachel Stebbins, Grants, Projects, and Community & Economic Development Administrator provided a written monthly report for August 2025.

Report of Public Works Director

Dennis Nissley, Public Works Director, provided a written monthly report for August 2025.

Report of the Borough Authority Manager

Scott Kapcsos, Borough Authority Manager, provided a written report for August 2025.

Report of the Assistant Borough Manager/Finance Officer

No written report due to medical leave but did provide a Budget Report.

Report of the Borough Manager

Mark G Pugliese I, Borough Manager, provided a written monthly report for August 2025.

Approval of the Minutes of the Previous Meeting

On a **MOTION** by Greineder, and a second by Ginder, approval was given for the minutes of the regular Borough Council meeting held on August 4, 2025, with a date correction and addition of Haigh's comments in response to Bowman's comments under Public Input. *Motion carries unanimously.*

Building Ad Hoc Committee

Deering said there was conversation at the last meeting about the stormwater facility. He said he didn't get anything official back but there was a note in the August 19th meeting that said it was brought up and that there was no deviations, it was a thousand-year rain event, not within the design standards, and the final stormwater system is not installed at this point, to be reviewed. Deering said he received the revised schedule that has been signed off by everyone and the revised substantial completion date is March 22, 2026.

175th Anniversary Ad Hoc Committee

Eichler said they are tentatively looking at the date of June 27, 2026, at the new building location. The celebration will be in a festival format.

Administration and Finance Committee

Hall acknowledged receipt of the PLGIT report.

Todd Smeigh, DC Gohn, was present to represent the Florin Church of the Brethren.

On a **MOTION** by Youngerman, and a second by Kark, a request was made to approve the request for a waiver of the requirement to provide a preliminary plan and in the alternative, move directly to the final plan. *Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to deny the waiver request of the requirement to improve Bruce Avenue and North Plum Street to the ultimate Width and provide additional right-of-way. In the alternative, applicant shall increase the width of Bruce Avenue to 24'. *Youngerman withdrew his motion.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to grant the waiver request to the requirements to improve Bruce Avenue and North Plum Street to the ultimate width of Bruce Ave to 24' and provide additional right of way. *Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to approve a waiver of the requirement to install curb and sidewalk along North Plum Street. An **AMENDMENT** by Youngerman, to add the words subject to revocation by Council. *Amendment dies due to lack of second. Main Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to grant a waiver of the requirement to plant additional trees. *Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to approve the waiver of additional street trees and landscaping along Bruce Avenue due to the overhead power line and one existing shade tree on Proposed Lot 1. *Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to approve the waiver of requirement to provide land for dedication and/or pay a fee in lieu of. *Motion carries unanimously.*

On a **MOTION** by Youngerman, and a second by Kark, a request was made to approve the final land development plan for the Florin Church of the Brethren, provided that all outstanding comments are addressed to the satisfaction of the Borough Engineer, Borough Solicitor, and Borough Staff. An **AMENDMENT** Haigh, and a second by Youngerman, a request was made to add the following words "provided cumulative sediment is removed, basin modifications completed, as-built surveys after basin modification to verify basin capacity provided". *Amendment defeated on a roll call vote. Ginder, Haigh and Youngerman voting Yes. Scordo, Eichler, Fahndrich, Greineder, Kark and Hall voting No. Main motion carries.*

Public Safety Committee

On a **MOTION** by Fahndrich, and a second by Scordo, a request was made to adopt Resolution 2025-13, a resolution to adopt the Lancaster County 2025 Hazard Mitigation Plan. *Motion carries unanimously.*

On a **MOTION** by Fahndrich, and a second by Scordo, a request was made to adopt the recommendations of the "On Street Parking Study" for Marietta Ave between School Lane and New Haven Street and to authorize the Borough Solicitor to prepare and advertise an ordinance prohibiting parking on the norths and south sides of Marietta Avenue between School Lane and New Haven Street. *Motion carries unanimously.*

Public Works Committee

On a **MOTION** by Ginder, and a second by Greineder, a request was made to approve the bronze base, stand, and plaque with text to be discussed for final approval. *Motion carries unanimously.*

Public Input Period

Rae Ann Schatz, 1090 W. Main St., asked where she stand with Rettew as far as priority and if they can get thing moving.

Josh Deering, 33 Frank St., asked if there have been any updates on the 772 re-routing. Said there has not been any update in years.

Bruce Haigh, Whittemore & Haigh Engineering, 504 Rose Petal Ln., he referenced the letter he sent to Council on behalf of the Schatz. Asked that this item be on the next Borough Council agenda.

Any other matter proper to come before Council

Hall prepared and handed out a guidance document regarding staff and meeting attendance to consider.

Haigh commented and assured McFarland that the Borough is looking into the stormwater issues in his area.

Kark asked a possible easement be provided to direct stormwater to enter Terrace Ave and get into the storm system.

Authorization to Acknowledge the Payment of Bills

On a **MOTION** by Youngerman, and a second by Kark, Council approved paying the bills as presented.

GENERAL FUND	\$ 139,526.45
REFUSE/RECYCLING	\$ 95,623.19
CAPITAL IMPROVEMENTS FUND	\$ 770,800.42
HIGHWAY AID FUND	\$ -
ESCROW FUND	\$ 14,812.12
JOY LAND ACCOUNT	\$ -
GRAND TOTAL EXPENDITURES	\$ 1,020,762.18

Motion carries unanimously.

Meetings and dates of importance

See the green calendar for the month of September.

Executive Session

Council went into Executive Session requested by Contract Committee at 9:10PM. No decision will be made. Council came out of Executive Session at 10:18PM.

Adjournment

On a **MOTION** by Greineder, and a second by Eichler, approval was given to adjourn the meeting at 10:19PM. *Motion carries unanimously.*

Respectfully Submitted,

A handwritten signature in dark ink, appearing to be 'MGP' or similar, written in a cursive style.

Mark G. Pugliese I
Borough Manager/Secretary