

MINUTES

SHREWSBURY BOROUGH COUNCIL

REGULAR MEETING

NOVEMBER 14, 2012

PRESENT: Mayor Peter W. Schnabel, Carl W. Munch, Michael W. Ridgely, Michael G. Sharkey, Christopher M. Skoglund; Eric W. Stoley, and Jason J. Traband

OTHERS

PRESENT: Brian L. Sweitzer, Supt. of Public Works; Jeffrey L. Rehmeyer, II, Esquire; David Lipinski, P.E.; Keith Hunnings; Larry Zimmerman; Gloria McCleary; Tony Myers, Fire Chief; Nick Caruccio, President Shrewsbury Volunteer Fire Company; John Seman

The regular meeting of the Borough Council convened at 7:32 p.m. in the Borough Municipal Building, 35 West Railroad Avenue, with President Ridgely presiding.

Larry Zimmerman, representing the Shrewsbury Events Committee, presented the fire company with a check in the amount of \$800.00 and a check to the Borough for the playground in the amount of \$800.00.

CITIZEN'S COMMENTS

APPROVAL OF MINUTES

The minutes of the October 10 meeting were approved by unanimous consent by those who were at the meeting.

APPROVAL OF EXPENDITURES AND REPORT OF ACCOUNTS

C. Skoglund moved to approve the September expenditures and report of accounts. M. Sharkey and E. Stoley seconded. The motion carried with all in favor.

C. Skoglund moved to approve the October expenditures and report of accounts. E. Stoley seconded. The motion carried with all in favor.

BILL LIST

The bill list for October was presented: General account: check numbers 11357 thru 11406; Water account: check numbers 4840 thru 4859; Sewer account: check numbers 4542 thru 4551; Highway Aid: none.

C. Skoglund moved to approve the October bill listing.
J. Traband seconded. The motion carried with all in favor.

PAYROLL REGISTER

C. Skoglund moved to approve the October 1, 15, and 29 payroll registers.
M. Sharkey seconded. The motion carried with all in favor.

SUBDIVISION AND LAND DEVELOPMENT BUSINESS**Apple Tree Court Grading Plan – Infill Test Results**

The test results from fill dirt from the Messina Highlands tract came back with limits as non-detectable with a few “hits” from normal laboratory contamination from the solvents used. There were 12 samples taken and Brian Sweitzer was satisfied with the testing process. Eng. Lipinski got the test results today and has not had a chance to review them but will correspond with Ms. McCleary as to whether she can have the fill spread, seeded and covered.

Southern Regional Police Department – Mayor Schnabel

Mayor Schnabel stated the Borough is still leading in calls for service and it looks like that will continue. There could be a merger with Stewartstown Borough and the Commission is working on a budget to show those costs. If there is no financial benefit to the three member municipalities, the merger may not take place.

Unsafe Private Intersection

M. Ridgely mentioned there is an unsafe intersection near the YMCA and the road into the commercial park in the Township. Another stop sign should be installed as oncoming motorists pull out in front of vehicles that don't have the stop sign. A

letter will be sent to the owner of the commercial area asking them to place a stop sign at this intersection to hopefully alleviate a potential liability and safety issue.

Codes Enforcement – Keith Hunnings

Keith reported that eight permits were issued in October.

430 South Main Street

Pete Shilling of Commonwealth Code Inspections visited the site with Mr. Seman and Keith. Since the building predates 1927, the building does not have to be brought up to Code. A sketch along with proposed uses should be provided.

Proposed Gun Shop at 215 North Main Street

Keith had a request that someone wanted to open an office in Pennsylvania in order to attend gun shows and to meet ATF requirements. No guns would have been sold, it was just to meet with clients. The building is a non-conforming use and currently has some zoning hearing board approvals. This use would have been considered office space and not retail sales. The applicant is considering another location in town where it is a use by right.

Saubel's Shurfine, 65 East Forrest Avenue

Saubel's would like to add a florist, a pharmacy, and renovate the entrance with no changes to the footprint of the building. A copy of the building plans will be kept on file.

39 Old Farm Lane

For informational purposes, Keith reported an acupressurist has applied to occupy space at 39 Old Farm Lane so there will be three offices at this location.

Water & Sewer – Eric W. Stoley

430 South Main Street

Buck did not submit the settlement proposal on the outstanding invoice for water connection at this property. This will be discussed next month when Buck is present.

Blouse Well Testing

The president of the Valley View Grove Home Owners Association will not respond to the packet dropped off at his home nor to e-mails that Brian has sent regarding signing the right-of-way agreement. The pipe will go across the detention pond parcel to the outfall of the detention pond. Sol. Rehmeyer will send the HOA president a letter that if we don't hear from him by a certain date, we will assume it is okay to proceed to place the pipe on the ground at the detention pond property. The owner of 15 Kratz Road has retained an attorney regarding her concerns for the creek, changing the language in the right-of-way agreement, and also asking for reimbursement of her attorney's expenses. There is a sewer right-of-way that crosses her property near the creek. Buck had made contact with this property owner and we will wait to hear what he has to report next month.

Windy Hill Bridge Sewer Relocation

The pipe has been corrected and meets with the Borough's approval. We can now ask for reimbursement from PennDOT for engineering costs, infrastructure, and the Public Works Department's time.

Smith Brothers Gasoline Spill

United Environmental installed pressure transducers at MW-1, MW-2, MW-4, and MW-7 and the Borough's monitoring well on Brook Meadow Circle. They will monitor water level in conjunction with the Meadow Well pumping hours. The goal is to evaluate the spill area with regards to the Meadow Well pumping and to find out if there is an influence.

Arcview Data

Information regarding the data compiled by Arro Consulting in 2005 was requested for the mapping update project spearheaded by Ted Nadobny.

Water and Sewer Pipe Replacement

B. Sweitzer submitted a preliminary project list for future water and sewer line replacement projects. The preliminary water cost is \$4,482,814.00 for the cost of the mains and \$1,845,000.00 for the services. The estimate for sewer replacement projects is \$1,154,886.10 and is mostly under the Municipal Authority's jurisdiction.

Covington Drive Sewer Replacement

The sewer main lining will occur after Thanksgiving with the sewer lateral lining being done in early 2013. The residents have been notified about what will be occurring. The Public Works Department will excavate the sewer lateral pipe and install a cleanout for access during the lining project and future maintenance.

Russett Farms Pipe Problem

The pipe connecting the two Russett Farms developments under Windy Hill Road does not meet our approval. B. Sweitzer contacted the developer about the problem and has met with Kinsley Construction to set a replacement schedule. The pipe does not flow properly and backs up into the manhole channel. The Municipal Authority will discuss this at the November 28 meeting.

New Manhole Specification

The current specifications show all concrete. B. Sweitzer would like the drop manhole specification to be adopted for future use. Sol. Rehmyer will prepare a short document for adoption next month.

Public Roads & Lighting – Eric W. Stoley

Crack Sealing

Crack sealing is complete.

427 North Main Street

A letter was sent asking for a correction to the washing of gravel from the lower driveway at this property. The property owner did contact B. Sweitzer. He is concerned the drainage problem has increased since the York Water Company extended its water main to the east side of I-83.

Drainage Problems

It appears that 15 Shetland Drive and 18 Devonshire Drive did not experience any drainage problems with the recent hurricane on October 30. A curb was installed on the Borough access driveway near Shetland Drive with leftover blacktop from the water and sewer patches.

Gas Main and Service Replacement on South Main Street

There are numerous road cuts on South Main Street and it was questioned whether the gas company will be required to repave this section of Main Street when they are finished. B. Sweitzer stated he would contact the gas company to find out.

Public Lands, Buildings and Finance – Christopher M. Skoglund

2013 Budget

The budget is ready to be adopted tentatively at the December 12 meeting.

Lighting Audit

Stouch Lighting has offered to perform an energy audit to determine if a lighting retrofit could provide a desired payback. The audit is at no cost.

Since no funds were budgeted next year for lighting replacement, B. Sweitzer was asked to inform the salesman of that fact and leave it up to him if he still wants to perform the audit.

ENGINEER'S REPORT

Heathcote Glen II

No bond has been obtained and the outstanding fees have not been paid. Eng. Lipinski will ask for a timetable from the developer.

95 East Forrest Avenue Traffic Study

Eng. Lipinski asked what intersections Council would like to see studied as far as a proposal to develop the tract at 95 East Forrest Avenue.

Council would like to see all intersections studied at peak hours from the intersection with Main Street to the I-83 intersection.

Rabbit Transit Parking Area

It is believed the Park and Ride that was located east of I-83 has been relocated to the Assembly of God parking lot.

SOLICITOR'S REPORT

EXECUTIVE SESSION

An executive session was called at 8:45 p.m. to discuss current litigation issues. The meeting was reconvened at 9:11 p.m.

Stormwater Management Ordinance Requirement

Sol. Rehmeier has sought clarification of several provisions of the proposed ordinance. Upon receipt of those comments, the ordinance should be ready for Council to review.

York County UCC Board of Appeals and Recent Commonwealth Court Decision

The Bill that was introduced in the House to allow municipalities to join together to establish a joint board of appeals for the administration and enforcement of the PA Construction Code was signed by the Governor on October 24 as Act 174.

Comcast Cable Franchise Renewal Process

M. Sharkey was asked to report on the progress of the cable franchise contract renewal. Mike stated he received a red line draft agreement that the Cohen law firm sent to him. A negotiation session is scheduled for November 27. We hope to gain connectivity at all Borough facilities including the pump houses, customer service commitments, and franchise fees based on gross revenues.

Public Safety, Welfare and Personnel – Michael G. Sharkey

Fire Department Funding

The discussion held on Monday during the budget meeting was a good discussion with President Caruccio. Additional funding will be covered next year from the Borough's General fund reserves, and it will be likely that a special fire or emergency services tax will need to be enacted in the future.

Declaration of Disaster Emergency

A declaration of disaster was signed during Hurricane Sandy due to the possible damages that could have been incurred during the hurricane October 29 and 30.

York County Quick Response Team

A letter was received asking for a contribution. Tony Myers responded that a Southern Regional Police Officer has been trained and will be part of this team so there will be no need for a financial contribution.

Secretary's Report – Cindy L. Bosley

Reminder was given about the appreciation dinner this Friday evening. The tree lighting ceremony is Sunday, December 2 at 6:00 p.m.

York Adams Tax Bureau – Michael G. Sharkey

The draft minutes were distributed to Council in their mailboxes. The amount of \$537,000.00 will be distributed back to the municipalities. The Gettysburg office plans to open on December 30.

Subdivision, Land Development & Zoning – Eric W. Stoley

Staff review met to discuss the Members 1st Credit union proposed for a pad site at the Shrewsbury Square Shopping Center. The staff also reviewed a proposal for an eight unit apartment complex at 21 South Hill Street. Special exceptions and variances will be required for both locations.

Planning Commission/Regional Planning Commission – Eric W. StoleyUNFINISHED BUSINESSNEW BUSINESS

The issue control sheet was reviewed and updated.

2013 S.P.C.A. Contract

E. Stoley moved to approve the 2013 contract with the S.P.C.A.
C. Skoglund seconded. The motion carried with all in favor.

Agreement for Block Grant

Since the work was rebid, a new agreement was prepared showing the extended date for completion.

C. Skoglund moved that President Ridgely be authorized to sign the agreement with the minor modification.

E. Stoley seconded. The motion carried with all in favor.

COMMUNICATIONS

A complaint was received that a vehicle stops to let two dogs out to run at large on the Borough's property on Whitcraft Lane. The complainant would like to see signs posted or another deterrent placed so the dogs are not allowed to run loose on this property. There was a discussion as to whether "No Dogs Allowed" signs should be placed but other people walk their dogs and this would affect them. The Secretary was asked to contact the complainant to ask her to provide us with the license plate number so we can contact them to ask that they keep their dogs on a leash (as required by the State).

ADJOURNMENT

The meeting was adjourned at 9:37 p.m.

Submitted by,
Cindy L Bosley, Secretary