

MINUTES

SHREWSBURY BOROUGH COUNCIL

REGULAR MEETING

JUNE 12, 2002

PRESENT: Mayor James W. Reedy, Salvatore A. DiPaula, Jr., Joseph M. Leshko, Michael W. Ridgely and Eric W. Stoley

OTHERS

PRESENT: Jeffrey L. Rehmeyer, II, Esq.; James R. Holley, P.E.; Brian L. Sweitzer, Supt. of Public Works; Jeff Keating, Zoning Officer; Gary LaBarre; Earl Schuckman, Shrewsbury Township Supervisor; Ralph Amato of York Waste Disposal; Tom Simmons; Atty. Jeff Lobach; Robert Sandmeyer; Fred Noll; Walter Jones; George Smith; interested citizens

The regular meeting of the Borough Council convened at 7:34 p.m. in the Borough Municipal Building, 35 West Railroad Avenue with Vice President Ridgely presiding.

CITIZEN'S COMMENTS

Gary LaBarre stated the second tower will soon be erected on the water tank near Smith Bros. Garage. Gary announced the Club's field day to take place on June 22 and 23 at the Codorus State Park.

REFUSE CONTRACT

York Waste Disposal has sold our contract to Penn Waste and a request was made to approve the assignment of the contract.

J. Leshko moved to approve the transfer contingent on the affirmation by Penn Waste to honor the right to extend our contract for the second one-year period of 2/1/03 thru 1/31/04.

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

SEWER EDU TRANSFER FROM RAILROAD BOROUGH TO SHREWSBURY TOWNSHIP

Township Supervisor, Earl Schuckman, was present to ask for the Borough's acceptance of the effluent from ten EDUs Shrewsbury Township plans to purchase from Railroad Borough to serve the Shrewsbury Commons Shopping Center.

The Authority will be reviewing the request at the June 26 meeting. New Freedom Borough will be contacted for comments.

This will be discussed next month.

APPROVAL OF MINUTES

E. Stoley moved to approve the minutes of the May 8, 2002 meeting.
S. DiPaula seconded. The motion carried with all in favor.

APPROVAL OF EXPENDITURES AND REPORT OF ACCOUNTS

S. DiPaula moved to approve the expenditures and report of accounts for April.
J. Leshko and E. Stoley seconded. The motion carried with all in favor.

BILLS

- James R. Holley & Assoc. scout house roof replacement \$1,338.62; sanitary sewer line repairs Southern Farms \$99.45; streets 2002 \$847.33; sewer \$345.05; general engineering \$1,373.91; sanitary sewer replacement Southern Farms \$520.75
- Velda Nickell bookkeeping services for May 18.5 hrs. \$370.00
- S & A Custom Built Homes one-half of 60% of South waterline for Covington Ridge \$11,094.60; 50% of the 5% completion of work on North end sewage pump station \$2,233.98
- CGA Law Firm Allied Trailer Sales & Rentals \$371.00; water account 2/14 thru 4/11 \$272.00
- Trinity Excavating sewer repair work to date \$17,148.91
- Rusen & Co Southern Farms sewer repair work \$45,786.55

E. Stoley moved to approve payment of the above invoices.
S. DiPaula seconded. The motion carried with all in favor.

SUBDIVISION AND LAND DEVELOPMENT BUSINESS

Southern York County Library – final land development plan #2002-1 for the library to be built on land owned by the YMCA along Constitution Avenue. The zoning hearing board approved the zoning request.

E. Stoley moved to approve the final land development plan for the new library.
S. DiPaula seconded. The motion carried with all in favor.

Covington Ridge Letter of Credit

The developer asked the letter of credit be reduced by an amount of \$118,087.90 to a new balance of \$80,157.10.

E. Stoley moved to approve the request for reduction to a new balance of \$80,157.10 and to require the letter of credit renew automatically.
J. Leshko seconded. The motion carried with all in favor.

Shrewsbury Center Final Land Development Plan

The plan was reviewed at length on August 8, 2001 but it was unclear if the plan was reviewed as a preliminary or final plan. The plan was presented this evening as a final plan. Resident Fred Noll inquired about sidewalks. Because of the nature of the State roadways and intersection, Council did not want to promote pedestrian traffic in this area and also up to the Shrewsbury Commons Shopping Center. Mr. Noll stated he was not going to sign the agreement of lease for work being done within the PennDOT right of way.

J. Leshko moved to approve the final land development plan.
S. DiPaula seconded. The motion carried with all in favor.

REPORTS

Zoning Officer/BOCA Inspector

Permission was given to the New Freedom Lions Club to place a 4' by 10' banner on property at 65 East Forrest Avenue as a temporary sign. Bonitz's building at 109 North Main Street is within the height requirements. The Borough needs to look into adopting an ordinance to regulate dumpsters and to require them to be kept closed. The cars on the lot at 2 South Main Street are in the process of being moved.

OTHER REPORTS

Water & Sewer

Wellhead Protection Ordinance

The ordinance will be adopted next month with minor changes. The next meeting will be on July 15 at 9:00 a.m.

Public Roads & Lighting

West Forrest Avenue

Motorists are making two lanes of travel eastbound on West Forrest Avenue from the fire hall to the square. In order to make two lanes, parking would have to be eliminated on both sides of the street and trucks would have a problem with the turning radius. We don't want to lose the parking.

Drainage Problem at 225 West Forrest Avenue

The resident has been having a drainage problem since the road was resurfaced last year. The Committee will look at this area.

Trimming of Trees along Main Street

Several trees need to be trimmed and the property owners are not trimming the trees planted by the Preservation Society or through the Penn State Cooperative Tree Program. According to the minutes of the June 12, 1996 meeting, the trees planted were with the property owner's permission and it was the understanding they were the responsibility of the property owner to maintain.

Resolution for Banner Across Main Street

The fire company is asking permission to install a banner in the area of the 400 block of South Main Street to promote the annual carnival/parade.

E. Stoley moved to approve the resolution.

S. DiPaula seconded. The motion carried with all in favor.

Tractor Trailer Problem on West Forrest Avenue

The York County Planning Commission studied the area west of the intersection of Route 851 and Park Street and agreed that signs should be erected to help direct tractor trailers to continue on Route 851 and not go straight and end up in the residential area.

Council agreed to erect the signage stated in the study.

Public Lands & Buildings and Finance

Scout House Roof Bids

The following bids were received:

D & D Scarborough, Inc. \$55,959.00
Less alternate bid cedar shake mansard roofing \$708.00

Golanco Contractors \$79,998.00
No alternate bid

D & D Scarborough stated substitutions could be made to lower the cost: change roof sheathing from $\frac{3}{4}$ " plywood to $\frac{3}{4}$ " OSV flakeboard; substitute aluminum mansard to painted steel over lathe; reducing the soffet gutter from 6" to 5"; use SPF lumber instead of Hemlock fir for a total reduction of \$7,200.00. If the bond was eliminated, the cost savings would be another \$1,500.00.

E. Stoley moved to accept the bid of D & D Scarborough without the alternate mansard bid but to include the change orders stated in Eng. Holley's letter dated June 7, 2002. The bond will be required.

J. Leshko seconded. The motion carried with all in favor.

E. Stoley moved to authorize Eng. Holley to proceed with the change orders but to require the bond.

J. Leshko seconded. The motion carried with all in favor.

Surveillance Cameras as Playground

This will be discussed next month.

ENGINEER'S REPORT

Street Work Contract

The Vice President was authorized to sign the contract.

Change Order Trinity Excavating

S. DiPaula moved to authorize the signing of the change order for Trinity Excavating for work near Trout Run.

J. Leshko seconded. The motion carried with all in favor.

Substantial Completion Report for Rusen & Co.

E. Stoley moved to authorize the signing of the Substantial Completion Report for work done by Rusen & Co.

S. DiPaula seconded. The motion carried with all in favor.

SOLICITOR'S REPORT

Shrewsbury Center, LLC

The following three agreements were presented for approval:

- 1) Buffer Easement Agreement: this obligates Shrewsbury Center, LLC to install and to maintain a 20 foot wide landscaping berm of plant materials

satisfactory to the Borough along the perimeter of Shrewsbury Center's property on the west side of Mt. Airy Road behind the homes on Cardinal Drive.

E. Stoley moved to approve the Buffer Easement Agreement.

J. Leshko seconded. The motion carried with all in favor.

- 2) Right of way, Easement and Protective Covenants Agreement: establishes the right of Shrewsbury Borough to the new wells, allows the Borough to access to them and prohibits Shrewsbury Center, LLC from conducting activities on its property that would have a material detrimental effect on the water supply or otherwise violate any applicable law, such as a wellhead protection ordinance.

S. DiPaula moved to approve the Right of way, Easement and Protective Covenants Agreement.

J. Leshko seconded. The motion carried with all in favor.

- 3) Termination of Lease and Quitclaim Agreement: terminates the rights of Shrewsbury Borough pursuant to a series of leases that date back to the early 1900s to the water sources on the Shrewsbury Center, LLC property. The termination is effective only after the Right of way, Easement and Protective Covenants Agreement has been recorded.

E. Stoley moved to approve the Termination of Lease and Quitclaim Agreement effective June 24, 2002.

J. Leshko seconded. The motion carried with all in favor.

Shrewsbury Cycle

Walter Jones was present to confirm that approximately 95% of his business involves work on motorcycle engines that are delivered by a truck or trailer. Drive-in business is minimal. He has a policy now where all motorcycles are pushed in and out of the building on the north entrance. If he knows someone is delivering a bike, he tells customers to park on the south side of the building next to his trailer.

Grim's Glass

Sol. Rehmeier asked the magistrate to postpone the hearings to be held before her until after the zoning hearing board makes its decision. At the zoning hearing, the applicant requested relief from the Zoning Ordinance to replace and to enlarge the front porch on the property, to enclose the loading dock and to authorize the increase in height of a section of the building from one story to two.

Outstanding 1972 Bond Issue

The balance of the bonds is approximately \$700,000. It's estimated the cost savings to either refinance or go with bank financing is between \$26,000 – 28,000.

E. Stoley moved to authorize the proceeding of the refinancing/bank financing. J. Leshko and S. DiPaula seconded. The motion carried with all in favor.

Public Safety, Welfare and Personnel – Salvatore A. DiPaula, Jr.

The reporters were asked to place an item in the paper that we're looking to hire another summer help employee.

Secretary's Report – Cindy L. Bosley

Information was submitted with the agenda packet.

York Area Earned Income Tax Bureau – Joseph M. Leshko

The next meeting will be the end of September.

Recreation Board/Regional Recreation Board – Joseph M. Leshko

If anyone has any comments about the quality of the programs or program development, they should contact Joe.

Planning Commission/Regional Planning Commission – Eric W. Stoley

The Planning Commission reviewed the Grim's Glass special exception/variance requests and the final land development plan for the library. Eric gave the Secretary a Development Guidelines Report for Land Use, Community Planning and Development in South Central, Pennsylvania. Two computers were purchased for the school districts for the Kiosk work.

Southern Regional Police

Agreement

E. Stoley moved to approve the signing of the agreement to add Glen Rock Borough as a member.

S. DiPaula seconded. The motion carried with all in favor.

Appointment to Civil Service

E. Stoley moved to appoint Michael R. Caum to the Civil Service.

J. Leshko seconded. The motion carried with all in favor.

UNFINISHED BUSINESS

NEW BUSINESS

COMMUNICATIONS

ADJOURNMENT

S. DiPaula moved to adjourn the meeting at 9:54 p.m.

J. Leshko seconded. The motion carried with all in favor.

Submitted by,

Cindy L. Bosley, Secretary