

**Abbottstown Borough Council Meeting
June 18, 2015**

Meeting was called to order in the Council Room at 7:02 p.m. by Council President April Trivitt.

COUNCIL ROLL CALL: Walter Baker, Mark Heisey, Dale Reichert, April Trivitt, Hugh Wellen, Mayor Craig Peterson.

Also in Attendance: Chad Clabaugh, Engineer; Loreen Greer, Secretary/Treasurer

VISITOR(S): Laura Carson, Abbottstown; Dennis Posey, Abbottstown; Angelo Galantino, Abbottstown; Mary Galantino, Abbottstown

PLEDGE OF ALLEGIANCE

ANNOUNCEMENT(S): none

PUBLIC COMMENT:

- Laura Carson commented that Council should pursue grants that are available from the state, through the county for the new Borough Office. She also feels that a brick building is not necessary; that a Morton building is sufficient.

NEW OFFICE MUNICIPAL BUILDING:

- Report from the Construction Committee
Mark reviewed the bid results. Chad indicated that the electric could be re-bid separately, but that would set the beginning of the construction back at least one month because the electric contract is needed for demolition and the beginning of construction. Chad stated that if the council re-bid the entire job in the fall with a start date of early 2016, giving the contractor 9 months to complete, there is a chance the bids would come in lower. Walter feels the cost (\$500,000) is too high for the borough for a project of this size. He sees Mark's and Hugh's points, but feels there must be other less expensive alternatives. The current rent even if it doubles, could still be half of what a loan payment would be for the construction. Mark commented that if the building were to have been built the last time plans were developed, twenty years ago, it would have been paid for by now. Dale feels it's premature to vote on the award of the contracts before Council knows where the money is coming from and how the borough is going to sustain the 20 or 25 year repayment plan.

Awarding of the contracts for the Proposed Office Building; Contract #1 General Construction, Contract #2 Mechanical Construction; Contract #3 Electrical Construction; Contract #4 Plumbing Construction

Motion made by Hugh Wellen to award the construction bid to the contractors indicated by deferring to the highlighted sections on the bid tabulation spreadsheet; 2nd by Mark Heisey; Motion carried 3 Aye, 2 Nay Baker and Reichert.

- Approval of Land Development Plan for 241 High Street
The County Planning and Zoning Officer made the decision that the trees that exist along the park are equivalent to street trees
Chad pointed out the County's requirement to have landscaping included on the plan. Abbottstown Borough Planning Commission has recommended approval of the plan.
Motion made by Mark Heisey to approve the Land Development Plan for 241 High Street with a date of June 3, 2015; 2nd by Hugh Wellen; Motion carried 5 Ayes

- Request for Waivers for Land Development Plan for 241 High Street
Chad reviewed the four waivers being requested. Abbottstown Borough Planning Commission has recommended approval of the waiver requests.
Motion made by Hugh Wellen to approve the request for the following waivers: Property Corner Closures, Sidewalks & Curbs, Street Lights, Cross Walks for the Land Development Plan for 241 High Street; 2nd by Mark Heisey; Motion carried 5 Ayes
- Building Security System for 241 High Street
Motion made by Mark Heisey to approve the purchase of the security system proposed by Law Security for 241 High Street; 2nd by Hugh Wellen; Motion carried, 5 Ayes
- Financing Options
Mark said that council should look into issuing a bond. Loreen will check to see if PSAB has any info on issuing bonds and work with Guy on getting information for council to review.

APPROVAL OF MINUTES:

Motion made by Mark Heisey to approve minutes of May 21, 2015; 2nd by Dale Reichert; Motion carried 5 Ayes.

REPORTS:

TREASURER'S REPORT:

Motion made by Mark Heisey to accept the Treasurer's Report; 2nd by April Trivitt; Motion carried, 5 Ayes

APPROVAL TO PAY BILL(S):

Motion made by Hugh Wellen to authorize payment of bills as presented; 2nd by Dale Reichert; Motion carried, 5 Ayes

ABBOTTSTOWN PARADISE JOINT SEWER AUTHORITY

- Minutes of the March meeting were presented
- April reported that the Commonwealth Code Inspection Services March invoice for time spent on the sewer issue for 3 W King Street will be paid by Abbottstown-Paradise Joint Sewer Authority
- Abbottstown Borough no longer shows as owner of the pump station on Kinneman Road on the Adams County Tax Services records

COMMITTEES

- Adams County Tax Collection Committee – none
- Advisory – none
- Center Square Maintenance
 - Planters – The committee has received commitments of \$1,000 from three separate sources towards the cost of the planters
Motion made by Mark Heisey to place order for 6 planters from US Lawns with a deposit of 50%; 2nd by Walter Baker; Motion carried, 5 Ayes
- Construction – see NEW OFFICE MUNICIPAL BUILDING

- Finance and Budget
 - Loreen has begun prep work on the 2016 budget
 - Special meeting dates for budget preparation are the first Thursday of September, October, November and December as needed
- Parks and Recreation
 - Tree Trimming/Removal – Walter reported that the contractor did a good job trimming and removing trees, but that there are still some trees that need to be removed and some to be trimmed. He would like to see this work done in the near future. The committee will see if they can plan for a clean-up day with volunteers.
 - Mowing Contract – April has noticed that the contractor is not weeding around the buildings. Walter will be in contact with the contractor to resolve the issue.
 - Community Yard Sale – no report
- Personnel – none
 - Craig asked who Don Myers (maintenance) take direction from. Don usually let's April know if he sees problems to be corrected. It was suggested that anyone else who wants work done by Don should run it through the Borough Office.
- Sidewalk and Street
 - Craig asked if Don has a pesticide license to spray vegetation on the roads. Chad indicated that street/road sealing is on the Five Year Street Repair Plan.
 - Dale presented the June 11th meeting minutes. Chad reviewed the proposed 2015 street repairs on Sutton Road and the culvert work at the intersection of South Country Club Road and East Fleet Street. Originally both projects were estimated at \$150,000, but after being designed it is estimated at \$200,000 (Sutton Rd @ \$180,000). The committee recommends separating the two jobs due to the increase. The culvert work can be done in early 2016.

Motion made by Dale Reichert to authorize C. S. Davidson to advertise for bids for 2015 street repairs on Sutton Road; 2nd by Mark Heisey; Motion carried, 5 Ayes

COMMONWEALTH CODE INSPECTION SERVICES

- May 2015 Building Permit Report presented
- May 2015 Code Enforcement Report presented

EAST BERLIN AREA COMMUNITY CENTER

- Craig reported that the Garden Tour was a success and that the center hired a new part-time receptionist.

ENGINEER – none

MAYOR

- May report presented
- Craig will check with McSherrystown Mayor Weaver for more information on the Joint Regional Police Force meeting that was held in May. He will have information available for the July Council meeting.

PENNSYLVANIA STATE POLICE

- May report presented

PLANNING COMMISSION

- Draft minutes from the June 9th meeting were presented

SECRETARY

- May report presented

UNITED HOOK AND LADDER COMPANY #33

- May report presented
- Dale reported that Adams County Regional EMS expected to be up and running for the June 28th date. July 1, 2015 Wellspan Hospital is slated to pull out all paramedic units out of Adams County.

CORRESPONDENCE

- 06/02/15 PA DEP Report on the review of the 2013 Annual Wasteload Mgt Report for Abbottstown-Paradise Joint Sewer Authority

OLD BUSINESS

- Race Track Road Property
 - Discussion of May 30th auction
Mark feels the Race Track Road property should be put back on the market to sell, this time as sealed bids and with a minimum acceptable bid.
Motion made by Mark Heisey to authorize the Borough Secretary to advertise for sealed bids per the Borough Solicitor's review; 2nd by Hugh Wellen; Motion carried, 5 Ayes
 - Retain appraiser for 2nd appraisal
Mark and Dale do not feel a second appraisal is necessary.

NEW BUSINESS – none

COUNCIL COMMENTS

- Councilor Walter Baker – none
- Secretary Loreen Greer – none
- Council Vice President Mark Heisey – none
- Mayor Craig Peterson – none
- Councilor Dale Reichert – none
- Councilor Hugh Wellen – none
- Council President April Trivitt

Adams County Law Enforcement Association is hosting a fund raiser on June 20th at Battlefield Harley Davidson to raise money for a proposed law enforcement firearms training range.

PUBLIC COMMENTS

- Angelo feels that the planters on the circle are not a good use of the borough funds at this time. He also questioned whether council considered purchasing the building they currently occupy and whether a budget was given to the engineer when council authorized him to design a new office building.
- Dennis agrees with Angelo regarding the purchase of the new office building; the borough may have been able to lease out portions of the current location for added income. He also feels that building before you have financing for it is premature.

ANNOUNCEMENTS

- The next scheduled Council meeting is July 16, 2015 at 7:00 p.m.

Motion made by Hugh Wellen to adjourn at 8:43 p.m.; 2nd by Mark Heisey; Motion carried, 5 Ayes.

Submitted,

Loreen Greer, Secretary – Treasurer