

MINUTES
LANGHORNE MANOR BOROUGH COUNCIL
MEETING OF JANUARY 23, 2024

- 1. CALL TO ORDER** – the Meeting of Langhorne Manor Borough Council was called to order in the Langhorne Manor Borough Hall, 618 Hulmeville Avenue, Langhorne, Pennsylvania on January 23, 2024, at 7:00 P.M. Eastern Standard Time by Nick Pizzola.

PERSONS PRESENT – Nick Pizzola – President, Cheryl Oessenich – Vice-President, Councilpersons: James Niwinski, Alicia Gasparovic, Grace Judge and Bob McBeth, Police Chief John Kenney, Solicitor - Thomas J. Profy, IV., Mayor Robert Byrne, Bonnie McGoldrick – Secretary/Treasurer.

PERSONS ABSENT –

- 2. THE PLEDGE OF ALLEGIANCE** – Led by Mayor Robert Byrne
- 3. APPOINTMENT OF THE NEW COUNCIL MEMBER FOR VACANT COUNCIL POSITION** – Council President asked if there were any nominations for the vacant council seat. Mr. Niwinski nominated Samuel Jennings. Mr. McBeth Seconded.

There were no other nominations. Council President called for a motion to close the nominations. Mr. Niwinski made the motion as called for. Ms. Judge seconded. The motion carried.

Council President asked Mr. Jennings to address the Council and explain his interest in the council seat. Council Members asked questions. Mr. Niwinski asked about his employment. Ms. Judge asked Mr. Jennings to describe the Manor. There were no other questions.

Council President made a motion to accept Samuel Jennings as the new council member. Mr. Niwinski made the motion. Mr. McBeth seconded. Council President called for a vote. All councilmembers voted in favor of accepting Samuel Jennings.

Mr. Jennings was sworn in By Mayor Robert Byrne.

- 4. APPROVAL OF MINUTES** – Council President asked if there were any questions, concerns, corrections, or comments on the minutes of December 12, 2023, December 26, 2023, January 2, 2024 Reorganization Minutes and January 2, 2024 meeting minutes.

Ms. Gasparovic identified several corrections to the 12/12/23 meeting minutes. Mr. McBeth identified a correction the 1/2/24 minutes. Council President called for a motion to approve the minutes of December 12, 2023, December 26, 2023, January 2, 2024 Reorganization minutes and January 2, 2024 Meeting Minutes with the corrections identified by Council. Ms. Gasparovic made the motion as called for. Ms. Judge seconded. Mr. Jennings abstained. There were no objections. The motion carried.

- 5. RESIDENT COMMENT** – There were no comments.

- 6. POLICE REPORT** –

Chief Kenney reported 166 total hours for November.

Assist Other Police – 3
Disabled Vehicle – 1
Medical Emergency – 1
All Other Complaints – 1

Car Washed – 0
Total Gasoline – 33 gal.
Total Mileage – 334
Traffic Citations – 0
Non-Traffic Citations - 0
Total Citations – 0
Traffic Stops - 0
Criminal Arrest - 0
Total Complaints – 6

Chief Kenney reported 182 total hours for December.

Abandon Vehicles – 1

Accident Reportable – 1
Assist Other Police – 1
Arson –
Domestic – 1
Harassment – 1
All Other Complaints – 2

Car Washed – 0
Total Gasoline –50 gal.
Total Mileage – 374
Traffic Citations – 0
Non-Traffic Citations - 0
Total Citations – 0
Traffic Stops - 0
Criminal Arrest - 0
Total Complaints – 7

The Chief explained why he was absent from the last meetings. The Police Chief reported that we have lost a member of the police force to a full-time position with another police department and the new department, like many departments, does not allow officers to retain part-time jobs. We do have applicants to fill the open positions.

Ms. Gasparovic asked the Chief about AED & CPR training. Chief Kenney said as soon as Ms. Weeder finishes reviewing the policies, we can schedule the training for anyone who wants it.

- 7. APPROVAL OF PETER GRAY’S EMPLOYMENT CONTRACT** – Council President stated that all council members were provided a copy of the employment contract for Peter Gray and asked if any council members had questions or concerns. There were no questions or concerns.

Council President called for a motion to approve the borough manager contract for Peter Gray. Ms. Judge made the motion as called for. Ms. Gasparovic seconded. There were no objections. The motion carried.

8. RVE'S PRESENTATION TO PREPARE THE BID FOR THE PINE STREET & PROSPECT AVENUE STORM WATER PROJECT.

Dominic Cundari from RVE was here to request authorization to proceed with the Pine Street Infiltration Trench Project. Originally the request was to include Pine Street and Prospect Avenue. However, 'soils' on Prospect Avenue are not conducive to infiltration for the MS4 project. The plan for Pine Street is to replace existing swales with an infiltration trench, allowing a portion of the groundwater to infiltrate into the ground and recharge ground water therefore less sediment will be discharged. The reduction of discharged sediment is the DEP MS4 requirement.

Ms. Gasparovic stated, "If we are not proceeding with the properties on Prospect they should be repaired immediately." Mr. Cundari agreed.

Ms. Gasparovic, Mr. Profy and Mr. Cundari discussed exactly what the council is approving tonight and the time constraints in completing the paperwork, documentation, advertising, bidding, review and recommendations.

Mr. McBeth asked about alternatives to choosing Prospect Avenue, assuming it was a key area for the project. Mr. Cundari advised that we had identified options other than Prospect Avenue and, with the completion of Comly Ave, we have "Reduction Credits" exceeding what were projected. This would allow us to scale back on the credits necessary to complete the work on the Neshaminy Creek Watershed. Comly Ave provided around 2/3 of the DEP requirement, reducing what we still need to achieve by the end of 2024. Prospect Avenue was ultimately chosen because it would have the least interference to trees, utility poles and residents. Other options: Highland Ave Between Hill & Hulmeville, Hill Ave between Highland & Prospect and Pine and Park Ave swales, and potentially retesting of Prospect Avenue.

Mr. Ferraro, 402 Hill Avenue, asked if he could comment before the council took their vote. Mr. Ferraro stated that the percolation tests are not affected by ground water, as Mr. Cundari stated, but could be affected by a rise in the water table which may have been elevated due to the excessive. Therefore, they should be cautious when picking the time for further testing. Mr. Pizzola thanked Mr. Ferraro for his comments.

Mr. Keba, Hill Avenue, asked if there were differences in the failure rates between different locations. Mr. Cundari stated that they were the same.

Mr. Pizzola asked Mr. Cundari to provide a written summary, showing the “big Picture” for the total project cost and future expenditures.

Ms. Gasparovic asked Mr. Cundari for an update on DEP planning requirements.

Mr. Pizzola stated that the goal for RVE is to move quickly and be ready by the next council meeting on February 13, 2024.

The most eminent time concern is June 1st for the Pine Street Infiltration Trench.

9. APPROVAL OF THE RESOLUTION TO HAVE RVE PREPARE BIDS FOR PINE STREET STORM WATER PROJECTS – The Council President called for a Motion to Authorize RVE to prepare the bid documents and advertising, to review and make further recommendations, and to identify a contractor for the Pine Street Storm Water Project. Ms. Gasparovic made the motion as called for. Mr. Niwinski seconded. There was no further discussion or questions. There were no objections. The motion carried. .

10. APPROVAL OF THE RESOLUTION TO SELL THE POLICE VEHICLE - Council President tabled the resolution to sell the Police Vehicle until a later date.

11. APPROVAL OF THE RESOLUTION TO ACCEPT THE H2O STORMWATER GRANT FOR \$300,000 - Council President read the resolution and asked if there were any questions or concerns. Council President called for a motion to approve the resolution to accept the H2O Stormwater Grant for \$300,000 as amended. Ms. Gasparovic made the motion as called for. Mr. Niwinski seconded. There were no objections. The motion carried.

12. APPROVAL OF THE RESOLUTION TO ESTABLISH A CREDIT LINE WITH FIRST NATIONAL BANK OF NEWTOWN - Council President read the resolution and asked if there were any questions or concerns. The Council

discussed the wording of the resolution and Ms. Judge suggested that current wording limited the use of the funds and Mr. Profy suggested changing the wording to “any and all expenditures for borough operations”.

Mr. McBeth asked about the interest rate and if Mr. Pizzola would need the Council to approve use of the credit line. Mr. Pizzola stated that the interest rate was a minimum of 6 ½ % and all use would be approved by the council.

Council President called for a motion to approve the resolution to establish a line of credit of \$250,000.00 with First Nation Bank of Newtown as amended. Mr. Niwinski made the motion as called for. Mr. McBeth seconded. There were no objections. The motion carried.

13. APPROVAL TO PURCHASE A VIDEO MONITOR FOR COUNCIL

MEETINGS – In December, Mr. Niwinski presented the council with a proposal to purchase a 75” Commercial Grade Video Monitor for \$5,665.00. The price would include delivery, installation, cables and a stand with wheels. The Council discussed the operation and function of the Video Monitor.

Council President called for a motion to approve the purchase of a Video Monitor for \$5,665.00 to use in Council Meetings. Mr. Niwinski made the motion as called for. Ms. Gasparovic seconded. There were no objections. The motion carried.

14. INSPECTORS REPORT – NO REPORT

15. REPORTS

10.1 Jim Niwinski – Mr. Niwinski reminded the council that we ran out of oil at the last Council Meeting. Our contract for oil delivery is with Harris Comfort and when they made an emergency oil delivery, they also identified and provided a service to restart the burner. Although our contract for service is with Good Service. Mr. Niwinski negotiated a discount with Harris and a new bill is expected by the end of this week.

Presentation of policy to rent LMB Borough Hall to residents and local groups. Mr. Niwinski presented a risk assessment for the use and rental of

Borough Hall and suggested further discussion in a council work session. Insurance for events would cost approximately \$150 per event. Mr. Niwinski suggested that use should be limited to Residents. He advised that there is cost involved in reviewing an application as well as the potential for damage, cleaning, opening and closing the building, etc. etc. Several questions are worth considering. How do we deny one party and not another? Can this lead to legal issues? Groups like The Events Committee and Girl Scouts should be discussed further in the work session because they are essentially social groups.

10.2 Alicia Gasparovic – The Stormwater Growing Greener Grant was denied.

The blockage in the Comly Avenue Basin was cleared by Nick Paladino.

The Shade Tree Commission is considering whether we should we do a spring planting or fall planting. Those discussions will be continued at their next meeting.

The Newsletter Committee is short one person since Ms. Seader left and perhaps the New Council Member can fill that vacancy.

There are 2 questions regarding the RDA Grant for \$3000. 1. Does the money cover planting? 2. Would the grant cover advertising for such?

Ms. Gasparovic asked Mr. Pizzola where we were on the Road Maintenance Plan. Mr. Pizzola advised that we have verbally solicited quotes for an Engineer. We need to pick an engineer and they will put it out to bid.

Ms. Gasparovic is handling an issue regarding the Neshaminy Interceptor Connection Management Plan (NICMP): A letter was sent to the Borough Manager in July 2023, LMB and several other boroughs and townships never responded to that inquiry. Ms. Gasparovic provided background on the NICMP, which involves rainwater getting into the sewer system and increases treatment cost. Apparently, there is a plan, but we don't know what that plan is, and we don't know where we stand on that plan. Per Mr. Pizzola, the good news is we have funds to cover whatever repairs we need to make, and Carroll Engineering can determine what needs to be repaired. Each municipality must comply or be refused future hook ups.

10.3 Cheryl Oessenich – The Recycling Grant was applied for at the end of December, will be determined around the end of May. Last year about \$4k Still waiting to hear from Republic Services about the final dates for Bulk trash. Trash pickup dates are on the LMB calendar.

10.4 Nick Pizzola – the brand-new fence on Comly Ave experienced a tree fall. Everlasting Fence, the installer has been advised. They have not responded yet. Mr. Keba called about an LMB valve box cap that had to be replaced. Next week the Liquid Fuels fund will be audited, it should go smoothly. Updates at next meeting.

10.5 Grace Judge has updated the network, she removed Ms. Seader and added Mr. Jennings.

There are Residents complaining about the website, they are misreading the trash schedule.

Ms. Judge commended Lois for the great work she does keeping the website up to date with information.

Mr. Niwinski asked how many residents were on the Text System. There are 105 Residents receiving Text Messages, they have to opt in. Some Residents complained about text messages being sent at 8:30 in the morning.

10.6 Bob McBeth – No Report

16. MAYORS REPORT – No Report

17.SOLICITOR’SREPORT – A residence on Langhorne Avenue was up for sale and requested a U&O which could not be issued because the property was zoned as a duplex but being sold as a single-family residence. The deed was modified to consolidate the properties, wording was noted on the U&O Certificate and the issue has been resolved.

The 306 Comly Avenue property is moving ahead with their sale.

Ms. Gasparovic asked if Mr. Profy had determined whether council members can vote remotely. Mr. Profy will address that at the next meeting.

18.CORRESPONDENCE – There was a comment from a resident about the website wording for the Trash Collection dates. It refers to “All major holidays” and that implies 12 holidays. But the calendar only identifies 4 effected dates. The resident asked if the wording could be modified.

Ms. McGoldrick also advised that the permits for the new home on Gillam Avenue are ready to be approved. A new home at 703 Hill will be approved soon.

19.APPROVAL OF BILLS FOR PAYMENT – Council President stated that the January Unpaid bills Reports were available for the Council to review and asked if there were any questions or concerns. Mr. Niwinski asked that they add the Harris Service Bill to the list of bills to be approved. Council President called for a motion to approve the Unpaid Bills for January. Mr. Niwinski made the motion as called for. Ms. Judge seconded. There were no objections. The motion carried.

20.TOPICS FOR FUTURE WORK SESSIONS – Council President asked that council members provide a list of issues to be addressed at future sessions. Mr. Niwinski suggested Borough Hall Rentals.

Ms. Gasparovic mentioned, getting all information on Teams, zoning fees & escrows, zoning work group updates, rental properties, 4 way stop signs, permits for solicitations, Zoning Hearing Board Meetings, the Langhorne Avenue business issue, new & old Council Members attending boot camp.

21.APPROVAL OF TREASURER’S REPORT - Council President advised that the General Fund Statement needs to be restated and will not be approved tonight .

Council President asked for a motion to approve the Sewer fund Report for December. Mr. Niwinski made the motion. Mr. McBeth seconded. There were no objections. The motion Carried.

Council President asked for a motion to approve the Highway Aid Fund Report for December. Mr. Niwinski made the motion. Ms. Judge seconded. There were no objections. The motion carried.

22.COMMENTS FROM RESIDENTS AND VISITORS –

Teresa Weiser asked if Mr. Jennings can continue on the Shade Tree Commission now that he is a member of the Council. There was some discussion. Mr. Profy will research and report.

23.NEXT MEETING – February 13, 2024

24.ADJOURNMENT- Council President call for a motion to adjourn the meeting. Mr. Niwinski made the motion as called for. Mr. McBeth seconded. There were no objections. The motion carried.

Respectfully Submitted

Bonnie McGoldrick

Secretary/Treasurer