

MINUTES
LANGHORNE MANOR BOROUGH COUNCIL
MEETING OF NOVEMBER 14, 2023

- 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 November 14, 2023, at 7:00 P.M. Eastern Standard Time by Nicholas Pizzola, President.

PERSONS PRESENT —Nicholas Pizzola –President, Councilpersons: Dawn Seader, James Niwinski, Alicia Gasparovic, Cheryl Oessenich and Bob McBeth, Solicitor - Thomas J. Profy, IV., Bonnie McGoldrick, Secretary-Treasurer.

PERSONS ABSENT – Grace Judge - Councilperson, Police Chief John Kenney, Mayor Robert Byrne.

- 2. THE PLEDGE OF ALLEGIANCE** – Led by Alicia Gasparovic.
- 3. APPROVAL OF MINUTES** – Council President asked if there were any concerns or comments about the minutes from October 10, 2023.

Council President asked for a motion to approve the minutes of October 10, 2023. Ms. Seader made the motion as called for. Mr. McBeth seconded. Mr. Niwinski abstained. There were no objections. The motion carried.

- 4. COMMENTS FROM RESIDENTS AND VISITORS (Comment form must be submitted 24 hours prior to this meeting)** - The Council acknowledged a submission by Christopher Croteau, who was not in attendance.
- 5. POLICE REPORT** – No report.
- 6. INSPECTORS REPORT** – There were 5 permits issued in October, 2 permits denied and 1 inspection.
- 7. REPORTS** –

7.1 Jim Niwinski – Mr. Niwinski reported that he is working on getting a contractor to clean out the basement and garage, hopefully to be completed in December.

The consortium oil delivery was priced at 3.59/gallon. Mr. Niwinski will discuss pricing with Harris Oil to see if they would honor their earlier price quote of \$3.39 per gallon.

7.2 Alicia Gasparovic – Ms. Gasparovic reported that the Shade Tree Commission has been working on a tree survey, determining how best to contact homeowners who have trees needing attention. She also noted that the Shade Tree Commission called Verizon out to address a large limb hanging on a wire.

The Middletown. Police chief sent an email update regarding a Court of Common Pleas decision that no action can be taken against CSX for interrupting traffic at train crossings due to Federal Railroad law. But he provided a link to report train crossing blockages to the Federal Railroad Administration which will be posted on our website for residents.

We are expecting a payment of \$3255.47 from our auto insurance to pay for the accident involving our police car.

Thank you to Bonnie and Ellyn for identifying and paying the purpose of the Solvency Fee for Unemployment Compensation.

Ms. Gasparovic asked about the next steps regarding unregistered apartments in the Borough. It was noted by others in the meeting that there are still unresolved issues regarding the current list, and we should plan to re-address this subject in December, including receiving an update by the Borough Solicitor on this matter.

Ms. Gasparovic asked for an update on the enforcement of the Abandoned Cars Ordinance. It was noted by others in the meeting that a second violation letter went out after 45 days, and some of the issues are starting to be resolved as a result.

Ms. Gasparovic prepared and sent a letter to PennDOT based on the information gathered at the Council Meeting in October. This included requests for approval for placement of crosswalk signs, lowering the speed limit in Hulmeville Ave, adding LEDs to the stop signs at Comly Ave & Hulmeville Ave as recommended

by our police chief, and converting all borough intersections to 4-way stops including the intersection of Highland Ave & Hulmeville Ave.

A resident called Ms. Gasparovic to reiterate that there is still an issue with a business being operated out of a home on Langhorne Ave, which was discussed previously in council meetings. The resident needs to know next steps to address this ongoing concern.

Ms. Gasparovic reported on current Stormwater activities.

- A walking tour was conducted with RVE to identify culvert locations needing child/pet screens for safety, and a plan will be proposed soon.
- The Comly Ave Ribbon Cutting was successful, and a thank you to Lois for posting the final webpage update on the project.
- A few items remain on the punch list and are being addressed.
- Ms. Seader and Ms. Gasparovic will be submitting documents for reimbursement from our Grants with the RDA and Growing Greener.
- If it's ok with Council, Ms. Gasparovic will tell RVE to offer to give the unused 24" pipe from the project to Middletown if they can use it.
- RVE has begun surveying on Pine Ave & Prospect Ave for the upcoming infiltration trench project. A letter to the residents went out ahead of time.
- The DCED Horseracing Grant application is due by 11/30/23. Did Council want to apply for it? After discussion, the consensus is that yes, Ms. Gasparovic should apply for this grant for the Infiltration Trench projects.

Ms. Gasparovic encouraged the Council Members to utilize Teams as opposed to keeping records only on personal computers, for ongoing projects and information that is necessary for background and future reference or historical access.

7.3 Cheryl Oessenich – There are still questions about getting new recycling and/or trash containers. Ms. Oessenich spoke with Laura from Republic and received the following information:

7.3.1 Recycling containers have yellow lids and are 95 gallons.

7.3.2 Trash containers have a green lids and are 95 gallons.

7.3.3 The number to call to request a container is 844-737-8254, the cost is \$60.

7.3.4 Republic also rents dumpsters. For cost and rental information call the same number, 844-737-8254.

7.3.5 Concerns about service, missed pick-up or any other concerns the number to call is 610-265-6337.

Ms. Oessenich has asked Republic if there are smaller containers and if new residents are entitled to receive containers free of charge, no answer yet.

Ms. Oessenich would like to review our Resale Inspection information and update it. One of the requirements is a chimney certification but does not specify a level 2 certification which is needed. Ms. Oessenich feels strongly that we keep our Resale Inspection requirement for sellers as many buyers today are opting out of home inspections in order to win the bid. We have many older homes and many need significant chimney work.

Ms. Oessenich is concerned over the Borough Office storage needs. There are many old files that need to move or be destroyed creating more room for current records. This work began with Barbara and Dawn and should be continued as we look to improve.

7.4 Dawn Seader – Ms. Seader reported on the following issues and projects.

RDA Grants: The work on the garage is completed; shutters are painted and the doors have been replaced. The RDA approved the extra expenses. All Invoices have been submitted.

Storm Water Management: The JNS invoice for \$190,000 has been submitted for reimbursement of \$125,515.00. The RDA approved moving the remaining garage project money to the SWM project which is approximately \$20,500.

Borough Hall Repairs: The Grant was \$53,800. To date, the work completed includes painting, power washing & painting the old garage, new porch decking, electrical work and the repair and painting of the Borough Office railing. There is \$21,570 left in the grant. Other work, still to be done includes the basement clean-out, disinfection and installation of a dehumidifier. The memorial stone should be righted.

Police: Our chief was involved in a shooting in his other job; he's on desk duty until the investigation is completed, which means he's also on desk duty for LMB; he's currently working on policies.

Events Committee: The Annual Tree Lighting will be Sunday, December 3rd. The 3rd Annual Flower Arranging Class will be Thursday, January 11th. Clean-up Day should coincide with Earth Day in April and date is yet to be determined. The committee is looking for help with the purchase of trash bags, gloves and vests. The estimated cost should be less than \$100. The committee would also need; the boroughs truck for bag pickup, police and traffic cones. Alicia offered the committee use of the cleanup material that were used in previous clean up days.

Langhorne Manor Boroughs 135th Anniversary – the Events Committee started as the planning committee for the Borough’s 125th Anniversary; the Borough provided approximately \$5,000 for the event; the 135th is coming up and the committee would like to plan another event; they’re requesting \$5,000 possibly from the American Rescue Funds.

Inspection Company: It is recommended we consider another inspection company. Ms. Seader provided information for 4 companies. Barry Isett & Associates serves both Morrisville and Lower Southampton and both are pleased with the company. Ms. Seader suggested Bob McBeth research the companies and bring them back to the next meeting.

Website: We are currently running out of space on the website; the main issue is some very large images and pdfs; we can increase the space for an additional \$60 per year.

7.4 **Nick Pizzola** – Mr. Pizzola reported no resumes had been received for the Borough Manager position.

7.4.2 Approval of Preliminary Budget for 2024. – Mr. Pizzola presented a preliminary budget to the council. There was a math error in the totals of the general fund therefore the council requested that the preliminary budget be corrected and reviewed at the next council meeting. Ms. Seader requested that \$5000 be added to the budget to cover the cost of the borough’s 135th year celebration. She also asked to have approximately \$500 added to the budget to cover the cost of usage rights for the borough website domain name.

7.4.3 Review of Roadway Maintenance Evaluation - Mr. Pizzola asked if there were any questions on the Roadway Maintenance Evaluation. Council members request that they have more time to study the report and have a detailed discussion at the next Council meeting.

7.4.4 Reappointment of Remington Vernick as LMB MS4 Engineer- Mr. Pizzola stated that Reminton Vernick was requesting that Langhorne Manor borough reappoint them as the Boroughs MS4 Engineer in 2024. Discussion was deferred until the next council meeting.

7.5 Grace Judge – No report

7.6 **Bob McBeth** – Zoning Ordinance Working Group Update. Mr. McBeth stated that he and Kevin Oessenich discussed expanding the ZOWG by one or two members in light of the resignation of Jay Ferraro who was a knowledgeable and key member of the team. The plan is to reconvene the ZOWG(Lois, Kevin, Bob), recruit the new members and bring the working document to LMB Council working sessions starting as early as January for review and input/questions. The expectation is that several sessions will be required.

8. MAYORS REPORT – No report

9. **SOLICITORS REPORT-** Mr. Profy reported on the property at 306 Comly Avenue. They are on the court schedule for December.

10.**CORRESPONDENCE** – The Borough received a \$643.62 rebate from the P-Card for the third quarter of 2023.

11.**APPROVAL OF BILLS FOR PAYMENT** – Council President asked if there were any questions about the General Unpaid Bills Report for November.

Council President called for a motion to approve the November General Unpaid Bills. Ms. Seader made the motion as called for. Ms. Gasparovic seconded. There were no objections. The motion carried.

Council President asked if there were any questions about the November Unpaid Sewer Bills Report.

Council President called for a motion to approve the November Unpaid Sewer Bills. Mr. McBeth made the motion as called for. Ms. Gasparovic seconded. There were no objections. The motion carried.

12. APPROVAL OF TREASURERS REPORT – Council President asked if there were any questions or concerns regarding the General Fund report for October.

Council President called for a motion to approve the General Fund Report for October. Ms. Gasparovic made the motion as called for. Ms. Oessenich seconded. There were no objections. The motion Carried.

Council President asked if there were any questions or concerns regarding the Sewer Fund report for October.

Council President called for a motion to approve the Sewer Fund Report for October. Ms. Seader made the motion as called for. Mr. McBeth seconded. There were no objections. The motion carried.

Council President asked if there were any questions or concerns regarding the Highway Aid Fund report for October.

Council President called for a motion to approve the Highway Aid Fund Report for October. Ms. Oessenich made the motion as called for. Ms. Gasparovic seconded. There were no objections. The motion carried.

13. COMMENTS FROM RESIDENTS AND VISITORS –

Chris Croteau, 608 Station Avenue. Thanked the Council for their service and asked that the meeting agenda be posted sooner so that residents would have more time to review it and prepare comments.

Bob Rickerl, 1000 Hill Avenue.

Jay Ferraro, 402 Hill Avenue. Discussed the “sign-off” from the BC Conservation District. Mr. Ferraro stated that there should be no reason to expect that previously granted stormwater grant money won’t come in if we have met our obligations. Mr. Ferraro also reminded us that the new garage needs a final building inspection.

Teresa Weiser, 206 Prospect Ave. Asked questions about the planned work on her street and along her property. Ms. Wisser asked that the residents affected by the upcoming stormwater projects be kept up to date and whether the application form to rent borough hall is ready yet.

Jim Keba, 604 Hill Avenue,

Mark Schapcott, 108 Langhorne Avenue, stated that a neighbor is operating a business from his home that continues to be disruptive to the neighborhood.

14. SECOND MEETING FOR MONTH OF NOVEMBER – November 28, 2023

15. ADJOURNMENTS - Council President called for a motion to adjourn the meeting. Ms. Seader made the motion as called for. Ms. Gasparovic seconded. There were no objections. The motion carried.

16. NEXT MEETING – December 12, 2023

Respectfully Submitted

Bonnie McGoldrick

Secretary/Treasurer