

**GLEN ROCK BOROUGH
COUNCIL MEETING
February 16, 2022**

Present: Joe DiCandeloro, Joshua Miller, Jason Loudermilk, Sean O'Connor, Victoria Ribeiro, and Amanda Rombach

Others Present: Evan Gabel, Esq.; Mayor J. Trout, Jason Brenneman, P. E.*, Ann Merrick, Sec/Treas, six in-person visitors and four people online via Zoom

The meeting was Called to Order at 7:03PM by Vice-President A. Rombach with the pledge to the flag.

Amended Agenda

1. S. O'Connor moved to approve the amended February 16 Agenda for additions including the request of a time extension for 133-135 Main Street, the withdraw from Refuse/Recycling Services for 31 Main Street and possible time extension for 140 Hanover Street violations, seconded by J. Miller. Motion carried.

Public Comment

1. Resident Ken Dry, 133 Manchester Street, introduced himself and asked when Council will be voting to change police services for Borough residents. The Borough plans to discuss this matter prior to making any decisions.

Announcements/Vacancies

1. One vacancy on each of the following: GR Zoning Hearing Board, GR Planning Commission and YC Storm Water Consortium.

Approval of Minutes

1. S. O'Connor moved to approve the January 19 Council Meeting Minutes and the January 26 Quarterly Council Meeting Minutes, seconded by J. DiCandeloro. Motion carried.

Solicitor's Report

1. Update provided for 20 Argyle Avenue; letter mailed to owner outlining sixty-day final deadline for completion of project and issued Use & Occupancy Certificate.
2. Solicitor discussed process for sale of 3 Holly Lane. S. O'Connor moved to authorize the solicitor to advertised the Bid Documents for sale of Borough Property located at 3 Holly Lane as required by Borough Code, seconded by J. DiCandeloro. Motion carried.
3. E. Gabel provided copy of draft ordinance to rename a portion of Winter Avenue; Council to review and authorize decision during the March meeting.
4. E. Gabel shared research from LERTA and ReTAP redevelopment programs. V. Ribeiro moved to authorize the solicitor to draft an ordinance providing tax exemption for some redevelopment projects, seconded by J. DiCandeloro. Motion carried.
5. E. Gabel and SPCC are scheduling a walk-through for 34-40 Main Street property.

Police Commission

1. No IGA updates available.
2. Sergeant D. Teague has returned to fulltime duty.

3. 2021 end of year financials should be completed by March and then the Commission will discuss possible refund of Health Care Rebates to fulltime members.

No Old Business

Ordinance Enforcement Report

1. Property owner requested a time extension to complete demolition at 133-135 Main Street. S. O'Connor moved to grant a sixty-day extension as long as the property owner pays for and picks up the approved permits, seconded by J. DiCandeloro. Motion carried.
2. Property owner requested a time extension for property violations at 140 Hanover Street. J. DiCandeloro moved to approve an extension until July 1, 2022 to complete property violation projects at 140 Hanover Street, seconded by V. Ribeiro. Motion carried.

No Recreation Board Report

Work Supervisor's Report

1. WS thanked Council for their support during recent illness.
2. WS thanked M. Shaver for taking charge during recent snowstorms in WS's absence due to recent illness.
3. WS ordered another drum of additive for treating road surfaces in inclement weather.

Secretary's Report

1. V. Ribeiro moved to authorize the transfer of \$4500 from the Rental Fund to the General Fund for budgeted expenses, seconded by S. O'Connor. Motion carried.
2. V. Ribeiro moved to transfer \$14,800 from ARPA Funds to General Fund for reimbursement of Valley Street wall repair project, seconded by S. O'Connor. Motion carried.
3. V. Ribeiro moved to refund \$168.39 to John L. Trout, Sr. for twenty-percent of his 2021 RE Tax bill for his active volunteer status with GR EMS, Inc, seconded by J. DiCandeloro. Motion carried.
4. S. O'Connor moved to authorize the payment of \$404.09 from 2020 LST Taxes and \$1853.80 from 2021 LST Taxes, to GR EMS, Inc. as budgeted, seconded by J. Miller. Motion carried.
5. V. Ribeiro moved to authorize the payment of \$538.32 from 2021 Fire, Emergency Services Tax Fund to GR EMS, Inc. as budgeted, seconded by S. O'Connor. Motion carried.
6. V. Ribeiro moved to authorize the payment of \$13,200 for 2022 MMO for pension as budgeted, seconded by S. O'Connor. Motion carried.
7. V. Ribeiro moved to transfer \$100,000 from GF Reserve to General Fund for budgeted expenses, seconded by S. O'Connor. Motion carried.
8. V. Ribeiro moved to approval to remove mandatory Refuse Service for 31 Main Street since this unit may only be used for storage, seconded by S. O'Connor. Motion carried.

No Animal Control Officer's Report

Zoning Officer's Report

1. SPCC renewed one commercial building permits and denied one commercial building permit in January, 2022.

No Mayor's Report

Building and Property Report

1. J. DiCandeloro plans to meet with WS to discuss fire alarm quotes for 32 Main Street prior to making a decision.

No Public Safety, No Ordinance, No Special Projects, No Personnel Reports

Finance Report

1. Vice-President A. Rombach presented the invoices over \$500.00 for payment with the General Fund. S. O'Connor moved to authorize the payment of invoices over \$500.00, using the General Fund, seconded by J. DiCandeloro:

a. CGA Law Firm	\$ 4878.00
b. Hamilton & Musser, PC	6290.00
c. James R. Holley & Assoc.	2284.00
d. South Penn Code Consultants	880.00

Motion carried.
2. Vice-President A. Rombach presented the TruGreen Invoice over \$500.00 for payment with GR Recreation Funds. S. O'Connor moved to authorize the payment of the TruGreen Invoice, \$3074.90 for 2022 Service Agreement, seconded by J. Miller. Motion carried.

No New Business/No President's Report

Public Comment

1. Resident Ken Dry stated he may have some additional thoughts about Police Services in the Borough and wishes to share at a later date.
2. Erica Rearich, New Freedom Borough Council member, stated the responsibilities of Police Commission representatives.

At 7:43 PM, V. Ribeiro moved to continue the February 16, 2022 Council Meeting at 8:30 PM, seconded by J. DiCandeloro. Motion carried.

Meeting resumed at 8:25 PM.

Persons on Agenda

1. Tomy and Britta Lipka, residents/owners of 24 Junior Street: The Lipka's expressed their concerns about residing next to an abandoned building and shared their frustration with Junior Street being blocked.
2. Jordan Ilyes, Real Estate Developer: Mr. Ilyes is interested in re-development in the Borough and would like relief from borough's process that requires land development plans and zoning ordinance requirements. Council shared their compromises and is investigating some tax relief programs but will not waive requirements for land development plan and may not waive zoning ordinance requirements.

Borough Engineer's Report

1. J. Brenneman apologized for being so late to the meeting.
2. J. Brenneman discussed CS Davidson's previous concerns with structural integrity for the GR Mill Inn's building. Since CS Davidson has previously worked for the GR Mill Inn, they see a conflict of interest to now work for the Borough on proposal for the Mill Race. Council discussed hiring a

third-party structural engineer. V. Ribeiro moved to authorize J. Brenneman to obtain proposals for a structural evaluation of the GR Mill Race and the GR Mill Inn building, for the purpose of securing the GR Mill Race, seconded by A. Rombach. Motion carried.

3. Penn DOT HOP Permit Plan has been resubmitted for the Manchester Street Municipal Parking Lot project.
4. Preconstruction meeting for Hanover Street CDBG project scheduled for March 1. Letters have been mailed to all residents.
5. Hanover Street Storm Sewer project has now been surveyed.
6. Developed Rodney Krebs contacted the engineer regarding the Borough's process for submitting a sketch plan for review/comments. The property has been surveyed. J. Brenneman recommends that Mr. Krebs submit a sketch plan, showing overall intent for the project and asked that Mr. Krebs submit his request for waivers in writing. S. O'Connor moved to inform Mr. Krebs to submit his sketch plan and written waiver requests for review with the Borough Engineer and BCO Keith Hunnings, seconded by V. Ribeiro. Motion carried.

Solicitor's Report continued

6. Steve Canning, Belly Acres Farm LLC, 35 Junior Street, requested an Appeal to property code violations. Although Mr. Canning did not appear for hearing this evening as scheduled and notified, Council needs to make a decision. V. Ribeiro moved to deny the Appeal made by Steve Canning, Belly Acres Farm LLC for violations at 35 Junior Street, seconded by S. O'Connor. Motion carried.

V. Ribeiro moved to adjourn the meeting at 9:28 PM, seconded by J. DiCandeloro. Motion carried.

Respectfully submitted,

Ann E. Merrick
Secretary/Treasurer