

HATFIELD BOROUGH COUNCIL  
WORKSHOP / REGULAR MEETING  
August 19, 2020

MINUTES

THIS MEETING WAS HELD ON ZOOM WITH THE PUBLIC  
AVAILABLE BY ZOOM AUDIO

CALL TO ORDER AND ROLL CALL:

- (X) John H. Weierman, President
  - (X) John Kroesser, Vice President
  - (X) Salvatore DiLisio Jr.
  - ( ) Jason Ferguson
  - (X) Lawrence G. Stevens
- (X) Mayor, Robert L. Kaler III

The record shows that four members of Council were present at roll call, as well as, Mayor Robert L. Kaler III, Solicitor Catherine M. Harper; Timoney Knox LLP, Borough Manager Michael J. DeFinis, and Assistant Manager Jaime E. Snyder

1. APPROVAL OF MEETING AGENDA:

Motion: A motion was made by Councilmember Stevens to Approve the Agenda of the Workshop / Regular Meeting of August 19, 2020. The motion was seconded by Councilmember Kroesser and unanimously approved with a vote of 4-0.

2. APPROVAL OF THE MINUTES:

Motion to Approve the Minutes of the July 15, 2020 Workshop / Regular Meeting.

Motion: A motion was made by Councilmember DiLisio to Approve the amended Minutes of the July 15, 2020 Workshop / Regular Meeting. The motion was seconded by Councilmember Stevens and unanimously approved with a vote of 4-0.

3. PUBLIC INPUT: President Weierman asked if there was any Public Input. The Public was allowed to comment from Zoom audio during this time.

No Public Input.  
Media was not present.

4. ANNOUNCEMENTS: Manager DeFinis made the following announcements:

- Movie in the Park is scheduled for August 20<sup>th</sup>
- The Planning Commission is scheduled to meet August 31<sup>st</sup> via Zoom
- Borough Council Workshop Meeting is scheduled September 2<sup>nd</sup> and the Regular Meeting is Scheduled for September 16<sup>th</sup> via Zoom both meetings begin at 7:30PM
- Borough Council will hold a Strategic Planning Meeting at 5:30PM on September 16<sup>th</sup> via Zoom
- Fall Festival/Car Show is scheduled for September 26<sup>th</sup> – cancelled
- The Borough Office will be closed Monday, September 7<sup>th</sup> in Observance of the Labor Day Holiday

President Weierman congratulated Mr. Stevens on the Hatfield History Museum opening by appointment only in their new building.

5. Howard Heckler Preliminary / Final Subdivision Presentation:

Manager DeFinis informed Council that Jeff Wert from Metz Engineering was on the call this evening representing the applicant. Manager DeFinis added that this application was received and sent to the MCPC and the sewer planning module was sent to DEP. Manager DeFinis informed Council that the Borough Engineer issued comments in a July 1<sup>st</sup> letter that the applicant has seen and agreed to.

Solicitor Harper stated that yes there was one discussion item that needed to be addressed and that was the requirement of a tree to be installed upon the property being built on. Solicitor Harper stated that it was suggested that this tree be installed upon permit approval when the property is going to be developed. Jeff Wert, the applicant's engineer agreed. Solicitor Harper added that this issue along with the engineer review letter is addressed in the proposed resolution for this subdivision.

Jeff Wert addressed Council and spoke about the lot sizes and an existing driveway easement. Mr. Wert added that as of Friday all pins and monuments will be set and that these lots are not planned to be developed for some time.

President Weierman asked about the tree locations on the plans and also about the driveway easement with the neighbor.

Mr. Wert discussed the tree options upon development and added that the neighbor was approached regarding the driveway easement but was not responsive so the applicant decided to just leave it how it currently stands and note it on the plans.

Councilmember DiLisio asked about the sewer capacity and it was stated that there is a letter indicating that there is enough capacity at the Hatfield Township Municipal Authority for these additional lots to be developed.

President Weierman stated that no further questions were addressed and this is on for consideration this evening.

6. Public Hearing Regarding Ordinance No. 537 Amending the Code of Ordinances of the Borough of Hatfield Authorizing for the Incurrence of Non-Electoral General Obligation Debt in the Amount of \$3,640,000.00

PRESIDENT JOHN WEIERMAN: This hearing is for Ordinance No. 537 Amending the Code of Ordinances of the Borough of Hatfield Authorizing for the Incurrence of Non-Electoral General Obligation Debt in the Amount of \$3,640,000.00

SOLICITOR HARPER: At this time, I would like to call the public hearing to order.

SOLICITOR HARPER: There are two exhibits to mark. Borough 1 proof of publication in the North Penn Reporter. Borough 2 is a copy of the Ordinance.

MANAGER DEFINIS: When this process started the available rate was .894. The current rate for the eleven years left on the payment for the Borough Building is 2.125. As you may have seen rates have increased slightly but the Borough could potentially see substantial savings if the rate would stay around .894.

PRESIDENT JOHN WEIERMAN: Need to confirm where we are making the payments as it states in some places Wells Fargo and other places TD Bank is listed as the trustee. I am aware the existing loan is directly paid to Wells Fargo. What is the time frame on this?

SOLICITOR HARPER: After they lock in the rate and present the proposal to the Borough the Borough then has till September 22, 2020 to close. The Borough just wants to make sure that this rate is in their favor and is a fixed rate.

PRESIDENT JOHN WEIERMAN: Any comments or questions from Council?

(None were presented)

PRESIDENT JOHN WEIERMAN: Any comments or questions from the Public?

(None were presented)

PRESIDENT JOHN WEIERMAN: Hearing no other comments or questions the hearing is closed at 8:05PM.

## 7. REPORTS FROM STANDING COMMITTEES AND MAYOR:

Councilmember Stevens spoke to Council regarding the HERC budget and requested \$5,000.00 of the allotted funds and the rest in 2021.

## 8. MANAGERS REPORT: MANAGERS REPORT: General Report and Project Updates. Manager DeFinis reviewed the Reports and made the following announcements:

### 1. Land Use & Development Updates:

- A. St. Mary St. Kyrillos Coptic Church / Sewer Escrow Under Review
- B. Hatfield Auto Museum / Nothing New
- C. 122 ½ Towamencin Ave. / Access to Property / Under Review
- D. Salter's – Bought Old Firehouse – Plans to Renovate
- E. Edinburgh Square Subdivision – Final Plan Under Review
- F. 369 Edgewood Drive Fence Permit / Under Review
- G. SEPTA Property / Two Interested Parties
- H. Howard Heckler Subdivision – Preliminary Plans in Progress – August
- I. Bennett's Court – Still Planning to Submit Plans

### 2. Utility Billing Update:

- A. Staff continues to monitor past due Electric & Sewer accounts. Residents are being sent reminders for PAST DUE ACCOUNTS. Past Due Accounts will be addressed in two tiers.
- B. I encourage all account holders to take advantage of the cost-effective billing delivery opportunity.

### 3. 2020 Project Updates:

- A. East Lincoln Avenue Bridge – project moving forward Electric pre-bid August 10<sup>th</sup>
- B. Curb Ramp Bids – COVID-19

### 4. Items of Interest:

- A. Hatfield Police Future Home
- B. Meeting Dates
- C. Indian Valley CC 50<sup>th</sup> Anniversary
- D. 2020 Mayor of the Year
- E. County Unemployment Data

### 5. AMP R.I.C.E. BTM Peaking Project - electric pre-bid August 10<sup>th</sup>

### 6. PMEA Update - Website - Business Meeting September 11<sup>th</sup>

### 7. AMI UPDATE – 1156 Meters installed / in-house prep for billing

### 8. HERC Update: COVID Grants

## 9. NEW BUSINESS / DISCUSSION ITEMS:

### A. AMP Board Position

Manager DeFinis spoke with Council about the possibility of another Pennsylvania at-large seat becoming available on the AMP Board and the possibility of Hatfield being nominated for this open seat. Manager DeFinis went over some specifics of the board position and was directed by President Weierman to inform AMP that the Borough is interested in being considered for the additional Pennsylvania Seat once created.

B. Resolution No. 2020-19 the Howard E. Heckler 3-Lot Subdivision - spoke about previously in the subdivision presentation.

### C. Defined Benefit Plan 2021 Minimum Municipal Obligation

President Weierman stated that this letter informs the Borough of next year's pension obligations.

### D. Defined Contribution Plan 2021 Minimum Municipal Obligation

President Weierman stated that this letter informs the Borough of next year's pension obligations.

### E. Ordinance Amending Chapter No. 9 "Electricity" of the Borough Code

Manager DeFinis stated that this came up because other municipalities are offering people an opt-out option for the AMI Meters. Manager DeFinis added that in the Borough Ordinance it lists electric equipment, including meters, used for our system. If someone would request not to participate in the AMI program, there would be an additional charge for their meter and manual readings that would need to take place outside the scope of work done within the AMI System.

A discussion ensued with Council and it was stated that no resident or business has expressed interest in opting-out of the AMI program at this time but if they would, we could address it at that time.

### F. Future Community Room Use

Manager DeFinis stated that this came up because the Borough has received calls requesting to use the Community Room again as it was not open for use during the

height of COVID-19. Manager DeFinis asked for thoughts about opening up the Community Room for use.

Councilmember Kroesser stated he did not think it would be worth the risk of the staff at this time even if it was sanitized and or cleaned more thoroughly after use. The rest of Borough Council concurred and it was decided not to allow use of the community room till further notice.

#### G. The DCED MTF Grant (Traffic Calming Improvements at Broad Street and Towamencin Avenue and Installation of a Pedestrian Crossing and Flasher)

Manager DeFinis described that this grant opportunity became aware to the Borough by McMahon Associates, our Traffic Engineer, as due to COVID-19 they are proposing to waive all matching funds for awarded multimodal grants. Manager DeFinis added that due to past traffic study's and the Zoning Hearing Board decision on Vinny's Pizzeria, which is located at this intersection, it was decided to pursue a grant focused on slowing traffic down off of West Board Street onto Towamencin Avenue and create a safe way for students as well as pedestrians in general to cross West Board Street as there is no dedicated crosswalks at this time.

A discussion ensued amongst Borough Council regarding this proposed grant application and Councilmember DiLisio asked if the main objective was to slow down speed on Towamencin as well as create a safe passage across West Broad and it was answered as yes.

President Weierman added that a tighter turn off of West Broad onto Towamencin should minimize the speed.

Borough Council agreed they would like to see a deceleration lane as part of the design concept.

Councilmember Kroesser stated that he was concerned with a tighter turn on Towamencin and that this might create accidents. Councilmember Kroesser added that he would also like to see flashers located at the crosswalk on Broad Street for pedestrian crossing. Councilmember Kroesser stated that he was unsure if this would limit the speeding on Towamencin and would like to see stop signs added to Towamencin to reduce the speeding.

Lieutenant Robertson was asked if many accidents have occurred at this intersection in recent years and she stated no and that a traffic study was done in the past on this intersection.

Councilmember Stevens added that there is no sidewalk on the other side on West Broad and Forty Foot Road that allows for safe travels for pedestrians so he does like the idea of the crosswalk as long as there is signage for safety.

It was discussed and decided by Borough Council to see what McMahon Associates design proposal is and decide at that time if the grant application should move forward.

#### H. Declaration of Emergency Disaster from Tropical Storm Isaias

Manager DeFinis stated that this declaration is for the August 4<sup>th</sup> Tropical Storm Isaias. Manager DeFinis added that this declaration would allow the Borough to recoup emergency funding if allowed due to the storm. Manager DeFinis stated that as of now, not enough damage occurred in Montgomery County or Pennsylvania to submit for emergency funding. Manager DeFinis highlighted the storm and the issues that did occur in the Borough with residents and Borough businesses.

Councilmember DiLisio asked about the inflow from the storm and our HTMA Capacity.

Manager DeFinis stated that there was no report issued by HTMA as of today but he expects it to show massive flows for this storm.

#### 10. OLD BUSINESS:

A. REPORTS AND CORRESPONDENCE: President Weierman and Manager DeFinis updated Borough Council on Reports and Codependence. Lieutenant Robertson from the Hatfield Police Department addressed Council with a Police Report Update.

- Monthly Investment Report
- Monthly EIT / LST Report
- Police Department Report
- Fire Department Report
- Public Works Department Report
- Engineering Report
- Zoning Officer, Building Code, Property Maintenance Report
- Fire Safety Inspection Report
- Pool Advisory Report

#### 11. ACTION ITEMS: (the public was taken off mute for any comments)

A. Motion to Consider Ordinance No. 537 Authorizing for the Incurrence of Non-electoral General Obligation Debt in the amount of \$3,640,000.00 (Three Million Six Hundred Forty Thousand Dollars)

Motion:	A motion was made by Councilmember Kroesser to Approve Ordinance No. 537 Authorizing for the Incurrence of Non-electoral General Obligation Debt in the amount of \$3,640,000.00 (Three Million
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Six Hundred Forty Thousand Dollars). The motion was seconded by Councilmember Stevens.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was unanimously approved with a vote of 4-0.

B. Motion to Consider Resolution No. 2020-19 Approving the Howard E. Heckler 3-Lot Subdivision Located at 27 West School Street

Motion: A motion was made by Councilmember Stevens to Approve Resolution No. 2020-19 Approving the Howard E. Heckler 3-Lot Subdivision Located at 27 West School Street. The motion was seconded by Councilmember DiLisio.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was unanimously approved with a vote of 4-0.

C. Motion to Consider the 2021 Defined Benefit Pension Plan Minimum Municipal Obligation in the amount of \$144,144.00 (One Hundred Forty-Four Thousand One Hundred Forty-Four Dollars)

Motion: A motion was made by Councilmember Stevens to Approve Resolution the 2021 Defined Benefit Pension Plan Minimum Municipal Obligation in the amount of \$144,144.00 (One Hundred Forty-Four Thousand One Hundred Forty-Four Dollars). The motion was seconded by Councilmember Kroesser.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was unanimously approved with a vote of 4-0.

D. Motion to Consider the 2021 Defined Contribution Pension Plan Minimum Municipal Obligation for employees receiving a 3% or 6% contribution of their annual income in the amount of \$24,154.00 (Twenty-Four Thousand One Hundred & Fifty-Four Dollars)

Motion: A motion was made by Councilmember Stevens to Approve the 2021 Defined Contribution Pension Plan Minimum Municipal Obligation for employees receiving a 3% or 6% contribution of their annual income in the amount of \$24,154.00 (Twenty-Four Thousand One Hundred & Fifty-Four Dollars) The motion was seconded by Councilmember Kroesser.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was unanimously approved with a vote of 4-0.

E. Motion to Consider Accepting the McMahon Proposal for Traffic Engineering Services for the MTF Grant in the Amount of \$5,250.00 (Five Thousand Two Hundred and Fifty Dollars) and Appoint Assistant Manager Jaime E. Snyder to Execute all Grant Documents

Motion: A motion was made by Councilmember Stevens to Approve Accepting the McMahon Proposal for Traffic Engineering Services for the MTF Grant in the Amount of \$5,250.00 (Five Thousand Two Hundred and Fifty Dollars) and Appoint Assistant Manager Jaime E. Snyder to Execute all Grant Documents. The motion was seconded by Councilmember Kroesser.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was unanimously approved with a vote of 4-0.

F. Motion to Consider Accepting the August 4, 2020 Declaration of Disaster Emergency for Tropical Storm Isaias

Motion: A motion was made by Councilmember Stevens to Approve Accepting the August 4, 2020 Declaration of Disaster Emergency for Tropical Storm Isaias. The motion was seconded by Councilmember Kroesser.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was unanimously approved with a vote of 4-0.

12. MOTION TO APPROVE PAYMENT OF THE BILLS:

President Weierman and Manager DeFinis reviewed and answered questions regarding the bill list.

Motion: A motion was made by Councilmember Kroesser to approve payment of the bills. The motion was Councilmember Stevens.

President Weierman asked if there were any comments or questions. There were no comments or questions.

The motion was approved unanimously with a vote of 4-0.

13. MOTION TO ADJOURN:

Motion: A motion was made by Councilmember Kroesser to adjourn the Workshop / Regular Meeting of August 19, 2020. The motion was seconded by Councilmember Stevens and unanimously approved with a vote of 4-0. The meeting was adjourned at 9:40PM.

*Executive Session Litigation and Personnel*

Respectfully Submitted,  
Jaime E. Snyder  
Assistant Manager