

HATFIELD BOROUGH COUNCIL
WORKSHOP MEETING
February 3, 2021

MINUTES

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

CALL TO ORDER AND ROLL CALL:

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

The record shows that five 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, Assistant Manager Jaime E. Snyder, and Borough Engineer Chad Camburn.

1. APPROVAL OF MEETING AGENDA:

Motion: A motion was made by Councilmember Kroesser to Approve the Workshop Meeting Agenda of February 3, 2021. The motion was seconded by Councilmember DiLisio and was unanimously approved with a vote of 5-0.

2. 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 Comment. No Media Present.

3. ANNOUNCEMENTS:

- Next Council Meeting February 17, 2021 Regular Meeting @ 7:30PM VIA ZOOM Registration Required
- HERC is scheduled to Meet Wednesday, February 24th @ 8:00AM VIA ZOOM Registration Required
- Next Planning Commission Meeting is Scheduled for March 1, 2021 @ 7:00PM VIA ZOOM or In-Person Registration Required

4. 43 Roosevelt Preliminary Land Development Presentation:

The applicant for 43 Roosevelt Avenue, Mr. Art Herling, addressed Council to give an update on the proposed property plan. Mr. Herling stated that the property is currently a single-family home and at the rear of the property is a large metal attached garage with two quadruplex units on Girard Terrace. The applicant stated he is proposing the removal of the single-family home, garage and quadruplex units to place four, twin units on the lot. Mr. Herling added that he and his team had met with Planning Commission and had a good conversation and are working towards cleaning up the plan and issues. Mr. Herling went over the proposed design of the homes and spoke about landscaping buffering and the proposed street scape tree locations, which were an issue at the Planning Commission Meeting, due to locations with the utilities.

Councilmember Stevens stated that as the applicant mentioned a discussion on street trees did take place along with the applicant stating they will comply with the review letters from all consultants. Manager DeFinis added that the Planning Commission did approve waivers.

Chad Camburn, the Borough Engineer stated that his office will work with the applicant to address all concerns for the next submission.

Jason Smeland, the applicants Engineer, went over the waivers approved by the Planning Commission: Waiver for SALDO Section 22-410 & 412.H Relating to Sight Triangles, Waiver for Stormwater 26-123.B(2) & B. (4) Relating to Volume Requirement Related to Infiltration, and Waiver for Engineering Standards Relating to the Building Setback Requirements for Stormwater Management.

President Weierman asked about the stormwater in the alley and Borough Engineer, Chad Camburn stated the applicant has agreed to modify this and his office is going to work with the applicant for a better solution.

President Weierman asked is the alley an issue? Jason Smeland, the applicant's engineer, stated that it is going to be left as is. He added that it is not going to be used as part of this development but wanted to leave it open as they know neighbors use it.

Solicitor Harper asked if this needed Zoning relief and Chad Camburn, the Borough's engineer, stated that he is not aware of any zoning issues but might have had zoning issues with the previous driveway proposal but that was addressed by the applicant with this rendering.

President Weierman asked about the proposed time frame and the applicants stated they are looking for preliminary approval as soon as possible.

Councilmember DiLisio asked if the alley was used by the Borough at all and Manager DeFinis stated it was not. Councilmember DiLisio asked about the cost of underground utilities and Manager DeFinis stated these costs are incurred by the applicant.

President Weierman asked the applicant if he has ever built anything like this before and the applicant stated yes, most recently in Whitpain.

President Weierman stated that this would be on for discussion and possible action at the Regular Meeting; subject to approvals.

5. REPORTS FROM STANDING COMMITTEES AND MAYOR: (NONE)

6. 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 / Use Under Review
- B. Hatfield Auto Museum - Nothing New
- C. 122 ½ Towamencin Ave - Demo Permit Pending Recording
- D. Salter's – Bought Old Firehouse – 90% Renovation Completed
- E. Edinburgh Square Subdivision – Grading Permit / Utility Installation
- F. SEPTA Property / License Agreement
- G. 43 Roosevelt Avenue – Plan Under Review
- H. Bennett's Court – Preliminary Plan Under Review
- I. 127 Penn Avenue - Plan Under Development

2. Utility Billing Update:

- A. Staff continues to monitor past due Electric & Sewer accounts. Residents are being sent reminders for PAST DUE ACCOUNTS.
- B. I encourage all account holders to take advantage of the cost-effective billing delivery opportunity.
- C. Electric Customer Portal now available.

3. 2021 Projects:

- A. East Lincoln Avenue Bridge - advertised
- B. ADA Curb Ramp packet advertised
- C. Roadway Resurfacing bid opening March
- D. Stormwater Projects

4. AMP R.I.C.E. BTM Peaking Project - Electric work completed / Site Visit

5. PMEA Update - Website

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

7. HERC Update:

8. Items of Interest

- A. ZHB Decision
- B. APPA Conference - Virtual
- C. NextERA Conference - Virtual

7. ASSISTANT MANAGERS REPORT: Assistant Manager Jaime Snyder reviewed the following items:

1. PEMA/ FEMA PPE Grant Update
2. DCED MTF Grant Update
3. PPE Kit Distribution Initiative
4. Statement of Financial Interest Forms
5. Public Works Director Transition
6. Public Works Employee Job Posting (attached)
7. Borough Website Update (attached)
8. GLC Community Caroling & Tree Lighting (attached)

8. NEW BUSINESS / DISCUSSION ITEMS:

A. Resolution 2021-03 Appointing Stephen S. Fickert Jr. as Public Works Director

President Weierman stated that this will be the official action needed to make Steve the Public Works Director and is on for consideration this evening.

B. 2021 ADA Curb Ramp Bid Results and Engineer Letters

Chad Camburn, the Borough Engineer, stated that ten bids were received for ADA Curb Ramp Project. Mr. Camburn added that after a review of the documents and speaking with the Solicitor it was determined that the lowest bidder did not supply a complete bid package. Mr. Camburn stated that this would then disqualify them from the bid and make the second lowest responsible bidder eligible. Mr. Camburn added that in packet are recommending G & B Construction Group Inc as the awarded bidder for the 2021 ADA Curb Ramp Bid Project in the amount of \$47,840.00.

Solicitor Harper stated that Chad was absolutely correct when reviewing the submitted documents for completion and that the lowest, responsible bidder, for this project was G & B Construction.

C. Ordinance No. 539 Authorizing Nonelectoral Debt & Pro Forma

Manager DeFinis went over the proposed Ordinance with Council and highlighted the two different notes; short-term and long-term based on the projects and reimbursable monies from grant funding. Manager DeFinis added that any principal payments will be deferred out till March of 2023 and the long-term note is going to look to be around \$525,000.00. Manager DeFinis added that fingers are crossed to keep the rate around 1.427 which it is currently, when we are able to lock it in.

Solicitor Harper asked about termination fees as it wasn't listed in the proposed Ordinance. She added that this Ordinance is much broader than the specific loan documents.

Manager DeFinis stated Series A is a fixed rate and Series B is a variable rate which is allowed to be paid out in advance, scheduled out over 20 years. The Borough doesn't have to carry the loan for the full twenty years and is looking to pay that portion off with the reimbursable grant funds.

President Weierman spoke about rate SWAP and stated that this Ordinance is on for consideration to advertise this evening.

9. OLD BUSINESS:

A. 2021 Roadway Resurfacing Bid Advertisement & Schedule

President Weierman stated that the 2021 Roadway Resurfacing advertisement is on for consideration this evening and is looking at early March 2021 for the bid opening.

10. REPORTS AND CORRESPONDENCE:

Manager DeFinis and President Weierman updated and answered questions regarding the Reports and Correspondence. Lieutenant Robertson answered questions regarding the Police Report.

- 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 Marshal / Fire Safety Inspection Report
- Pool Advisory Board Report

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

A. Motion to Consider Resolution 2021-03 Approving the Appointment of Stephen S. Fickert Jr. as the Public Works Director for the Borough of Hatfield

Motion: A motion was made by Councilmember Kroesser to Approve Resolution 2021-03 Approving the Appointment of Stephen S. Fickert Jr. as the Public

Works Director for the Borough of Hatfield. 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 approved unanimously with a vote of 5-0.

B. Motion to Consider Motion to Consider Rejecting the 2021 ADA Curb Ramp Project Bid from Drumheller Construction Co. in the Amount of \$ 46,500.00 (forty-six thousand five hundred dollars)

Motion: A motion was made by Councilmember Kroesser to Approve Rejecting the 2021 ADA Curb Ramp Project Bid from Drumheller Construction Co. in the Amount of \$ 46,500.00 (forty-six thousand five hundred). 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 approved unanimously with a vote of 5-0.

C. Motion to Consider Awarding the 2021 ADA Curb Ramp Project Bid from G&B Construction Group Inc. in the amount of \$47,840.00 (forty-seven thousand eight hundred forty dollars)

Motion: A motion was made by Councilmember Kroesser to Approve Awarding the 2021 ADA Curb Ramp Project Bid from G&B Construction Group Inc. in the amount of \$47,840.00 (forty-seven thousand eight hundred forty dollars). 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 approved unanimously with a vote of 5-0.

D. Motion to Consider Advertising the 2021 Roadway Resurfacing Bid Specifications

Motion: A motion was made by Councilmember Kroesser to Approve Advertising the 2021 Roadway Resurfacing Bid Specifications. 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 approved unanimously with a vote of 5-0.

E. Motion to Consider Advertising Ordinance No. 539 Authorizing a Public Hearing on February 17, 2021 to Discuss the Incurrence of Nonelectoral Debt

Motion: A motion was made by Councilmember Kroesser to Approve Advertising Ordinance No. 539 Authorizing a Public Hearing on February 17, 2021 to Discuss the Incurrence of Nonelectoral Debt. The motion was seconded by Councilmember Ferguson.

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 5-0.

12. ADJOURNMENT:

Motion: A motion was made by Councilmember Kroesser to adjourn the Workshop Meeting of February 3, 2021. The motion was seconded by Councilmember DiLisio and unanimously approved with a vote of 5-0. The meeting adjourned at 8:51PM

Executive Session Personnel, Litigation and Real Estate

Respectfully Submitted,
Jaime E. Snyder
Assistant Manager