

MONT ALTO BOROUGH COUNCIL MEETING

CALL TO ORDER – Council President Michael Gossard called the Regular meeting of April 6, 2009 of the Mont Alto Borough Council to order at 6:34 p.m.

ROLL CALL – Dennis Monn, Beverly Spicer, Debra Lee, Rick Lee, Tom Lawson, Shannon Strizziere and Michael Gossard present.

MAYOR – Mayor John Esser present.

BOROUGH STAFF – Jeff Evans Solicitor, Maurice Gossert Engineer, Michael Hansen Zoning Officer and Patricia Kocek Borough Secretary.

INVOCATION – P. Kocek

PLEDGE OF ALLEGIANCE

VISITORS

Bobby Robinson	Mont Alto Athletic Association
Pete Selham	Glessner Alarm & Communications
Allison Stains	The Record Herald

RECREATION COMMITTEE

Proposal from Perry Fence Company Fences at ball fields – Council President M. Gossard recognized Bobby Robinson. B. Robinson reviewed the proposal from Perry Fence Company with the members of Council.

1. Install 76' of 5' high 11 ½" gauge galvanized chain link fence. Posts are 2" O.D. SS40 end and corner posts, 1 5/8" O.D. SS40 line posts and 1 3/8" O.D. top rail. All posts are set in concrete. This would form two dugouts around the new benches that were installed. Cost \$983.00.

2. Install 10' of 5' high 9 gauge galvanized chain link fence with PVT slats in it. Posts are 2 ½" O.D. SS40 end post and 1 5/8" O.D. SS40 top and bottom rail. This fence would place a barrier between the Home Team and the Visitors benches. Cost \$360.00

3. Remove 89' of 4' high 11 ½" gauge chain link fence from existing posts and install 89' of 4' high galvanized chain link where the 11 ½" gauge was. This will replace the fence that is pushed back. The Athletic Association would like the Borough to install signs on this fence "No hitting balls against fence." Hitting balls against the fence is what damaged it in the first place. Cost \$572.00.

B. Robinson stated that the Athletic Association is willing to fund the three projects listed above.

The Athletic Association requested a quote from Perry Fence Company to install a 70' long by 12-15' high batting cage. Perry Fence would install the poles and the Athletic Association would cover with netting to totally enclose the structure. Depending on the cost will determine whether or not the Athletic Association would fund this Project. Perry Fence Company did not provide a quote for this structure.

B. Robinson would like the Borough to purchase the items and then the Athletic Association would reimburse the Borough. Discussion on where to locate the proposed batting cage. Council President M. Gossard told B. Robinson to come back with a proposal for the batting cage.

The Athletic Association would gift these items to the Borough and they then would become the property of the Borough to maintain.

The above projects will require a Land Use Permit and possibly a Building Permit.

Jessie Smith arrived at 6:48 p.m.

D. Monn made a motion to accept the above equipment from the Mont Alto Athletic Association, D. Lee seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

PROPERTY & SUPPLY COMMITTEE

Glessner's Alarm and Communications

Alarms (fire & intrusion)/Card Access System – Council President M. Gossard recognized Pete Selham of Glessner's Alarm and Communications. Council Vice President D. Monn asked P. Selham to attend the meeting to answer any questions Council may have about the proposed system from Glessner's.

P. Selham presented his proposal to the members of Council. Council and P. Selham discussed various aspects of the system and how the system would work at the different Borough buildings.

The card access is more expensive but is the best system available. The card access logs who comes in and out of the buildings. He explained various options that are available with the card access system.

P. Selham told Council that the communications for the security systems is done through the phone lines. If the phone lines are down there isn't any communication between the security system and Glessner's central alarm system. He also provided an option for digital cellular backup in case the phone lines go down.

Council Vice President D. Monn thanked P. Selham for coming to the meeting and told him Council would take his proposal under review.

Mont Alto Borough Square Project – Council President M. Gossard recognized Jessie Smith.

J. Smith presented Council President M. Gossard with a letter regarding the land the Borough is purchasing from the Smith's in reference to the Square Project.

J. Evans and J. Smith discussed the documents that Jessie and Pat Smith need to sign in order to convey the land to the Borough of Mont Alto for the sum of \$1.00.

ACCEPTANCE OF ZONING OFFICERS REPORT

March 2009 – D. Lee made a motion to accept the Zoning Officer's Report for March 2009, D. Monn seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

BOROUGH OF MONT ALTO
ZONING OFFICERS REPORT TO THE BOROUGH COUNCIL

Michael Hansen
 for Accredited Services, Inc.
 Zoning Officer

Report Period: March, 2009

LAND USE PERMITS

<u>Date</u>	<u>Name</u> <u>Project Address</u>	<u>Inspections</u>	<u>Comments</u>
3/26/09	Joseph and Connie McGill 303 Park Street		Permit 09-01 Construct a deck for existing pool.
3/26/09	Brian Phillips 219 Park Street		Permit 09-02 Install a 12' X 8' shed

DEMOLITION PERMITS

NONE

SUBDIVISION REVIEWS

NONE

Land Use Permits Issued This Month	2	Demolition Permits Issued This Month	0
Land Use Permits Denied This Month	0	Demolition Permits Denied This Month	0
Land Use Permits Issued To Date	2	Demolition Permits Issued To Date	0
Subdivision Reviews This Month	0		
Subdivision Reviews Year To Date	0		

Building Code Officials Report March 2009 and Complaint Log – M. Hansen very briefly reviewed the open issues listed on the Report with the members of Council. (Copy on file)

Vehicles 108 Park Street - The problem with the cars at 108 Park Street has not been abated. This item was referred to the Solicitor for action.

Electric Service meters/cable 312 Park Street – A letter was sent to the property owners giving them 30 days to bring their property into compliance with the applicable regulations. They have until April 11, 2009 to complete the repairs.

Electric Service Cable 410 Constitution Avenue – Certified letter was sent to the property owner prescribing that repairs must be made within 30 days or the building will be listed as unsafe and an order to vacate will be issued.

Clean up Mont Alto Initiative – Zoning Officer M. Hansen told Council that this is an ongoing process. He has provided P. Kocek with two violations and she will be sending out 30 day

courtesy letters tomorrow. P. Kocek will provide copies of the letters to M. Hansen and M. Hansen will follow up to make sure the situation has been corrected within the 30 day time period.

UCC Violations – M. Hansen told Council that as he is working on the Clean Up Mont Alto Initiative he has seen things that are not Ordinance violations but are violations of the Universal Construction Code.

One issue is the soft sided swimming pools that people are erecting in their yards. The members of Council and M. Hansen discussed the Ordinance violations Vs UCC violations.

After discussion Council instructed M. Hansen to only work on Borough Ordinance violations.

Apex at Mont Alto – M. Hansen informed Council that five (5) units are finished at this time but he has not issued the Occupancy Permits. Short discussion about the unit that Apex wants to use part of it as a community room.

Commonwealth Code Inspection Service, Inc. Report - For your information.

Accredited Services Report – For your information.

APPROVAL OF MINUTES

March 2, 2009

D. Monn made a motion to approve the Minutes of March 2, 2009, R. Lee seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

March 17, 2009

D. Monn made a motion to approve the Minutes of the Special Meeting and Conditional Use Hearing Bates of March 17, 2009, D. Lee seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

ACCEPTANCE OF TREASURER’S REPORT

February 28, 2009 – D. Lee made a motion to accept the Treasurer’s Report of February 28, 2009, B. Spicer seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

Table the March 31, 2009 Treasurer’s Report until the May 2009 meeting.

ADOPT RESOLUTION NO. 482 TRANSFER OF FUNDS MARCH 2009 – D. Monn made a motion to adopt Resolution No. 482, Transfer of Funds for March 2009, D. Lee seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

FINANCE AND ADMINISTRATION COMMITTEE

COLA Policy – Council President M. Gossard is developing this Policy. M. Gossard does not have anything at this time. Table until the May 2009 meeting.

Acceptance of 2008 Audit – T. Lawson told Council that it was a very good Audit. Short discussion about the Audit. T. Lawson noted that they are working on the Fixed Assets in conjunction with Boyer & Ritter.

S. Shannon made a motion to accept the 2008 Audit, R. Lee seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

VACANCIES - None

ATTORNEY’S REPORT

Recreation Fees for developers – Nothing at this time.

Adopt Resolution No. 483 “Records Retention Policy” – J. Evans briefly reviewed the Ordinance with Council.

J. Evans will also work on some policies for Council’s consideration, to help make it easier to comply with the Records Retention Policy and the Open Records Act.

D. Lee made a motion to adopt Resolution 483 “Records Retention Policy”, D. Monn seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

Franklin County Soil Conservation Memo of Understanding – J. Evans and M. Gossert met and discussed this document. After considering the Memo of Understanding J. Evans and M. Gossert recommends that Borough Council not enter into this agreement with Soil Conservation.

J. Evans told Council that the only thing that will have to be done is a change will have to be made to the Subdivision Ordinance, Section 605 D. The Borough cites a Handbook in the Ordinance for soil erosion and sediment control but Andy Stottlemeyer of Soil Conservation prefers that the Ordinance reference PA Code Title 25 **Chapter 102** in respect to standards for erosion and settlement control.

This document will not be signed by the Borough of Mont Alto.

MAYOR’S REPORT

April 6, 2009 – The April 6, 2009 report was provided to Council in their packets on April 3, 2009.

Mayor J. Esser briefly reviewed the March 2, 2009 Mayor’s Report with the members of Council. (COPY ON FILE)

ENGINEER’S REPORT

Report on progress of Borough boundary project – M. Gossert reported that the control points are mostly completed except for the Penn State area. This is being coordinated with PSU. After this is completed Nassaux-Hemsley, Inc. will begin to do the computations.

When the Project is completed the Subdivision Ordinance will be amended to require all surveyors to put their surveys on that particular coordinate system.

WATER/SEWER COMMITTEE

Water problems – Carbaugh/Baker property Slabtown Road and Furnace Road – Council Vice President D. Monn explained the situation at the Carbaugh/Baker property. There are two (2) houses and four (4) trailers hooked up to the water line but there is only one shut off so if there is a problem with one dwelling you have to turn off the water to all of the homes.

The property on Furnace Road was supposed to hook up to the new water line on Furnace Road when it was completed and the water line from Slabtown Road to that house was supposed to be terminated but George Carbaugh has not severed the line. There are also other Ordinance violations concerning how the meters are installed for the trailers.

Council also discussed the Grant that was received to install the Furnace Road water line. It is felt that the Grant required that Quincy Township make all residents on Furnace Road that the line passes their property hook to the water line. There are homes that are not hooked to this line.

There was a lengthy discussion between Council and J. Evans about how to correct the problems existing at these properties.

After this discussion J. Evans was instructed to research the original grant documents for the Furnace Road Project as it pertains to the homes that were required to hook up to the Furnace

Road water line. J. Evans will also do research and try to bring the Carbaugh/Baker situation to a Resolution.

Application for Water Allocation Permit Quincy Township – For your information. P. Kocek to provide a copy of the documents to M. Gossert.

STREET COMMITTEE

Joint road maintenance with Quincy Township – Nothing at this time.

S. Strizziere left the meeting at this time.

Mont Alto Borough Square Project Update – T. Lawson told Council that he has been contacted by the head surveyor and the surveyor is ready to sign off on the Project. The Penn Dot surveyor needs some additional information about the Borough boundaries. T. Lawson referred him to M. Gossert.

J. Evans told Council that Jessie Smith addressed two (2) concerns in the letter she dropped off this evening.

1. Wants language in the Agreement stating that the Borough is actually going to complete the Project to improve the area beside their building by planting grass.
2. Wants to be sure the Borough has insurance in case there would be any damage to their building during construction.

J. Evans told Council that these items can be overcome. J. Smith has the Agreement for her and her husband to review. J. Evans asked her to return the document as soon as possible.

Liquid Fuels money – T. Lawson told the members of Council that Rick Levin from Penn Dot will be coming in on Wednesday April 8, 2009 to discuss the University Drive Storm Water Project. The proper paperwork was not completed so that the Liquid Fuels money could be used to pay off the loan for this Project.

PROPERTY & SUPPLY COMMITTEE

Glessner's Alarm and Communications

Alarms (fire & intrusion)/Card Access System – Covered previously.

NAC Alarm Communication Telephone – The proposals for the Alarms (fire & intrusion)/Card Access System from this company was provided to Council for their review.

Council now has two proposals to consider in discussing a security system for the Borough of Mont Alto.

Office Upgrade – Council has three (3) quotes for this Project. Table until L. Wenger has a chance to review the three (3) quotes.

Proposal from Verizon Wireless – Council Vice President D. Monn told Council that there have been problems with the Nextel phones.

There is a quote here from Verizon. Nextel has been contacted to come in and discuss the phones. At this time D. Monn has not heard from Nextel. Table until a response is received from Nextel.

Salt Shed – T. Lawson explained that when the Salt Shed was originally erected the backhoe that was used to remove the salt from the structure was smaller. The backhoe that is now owned by the Borough is larger and can not reach far enough into the shed to remove the remaining salt from the back of the building. The contents in the back of the shed needs to be removed or turned over each year but at this time this cannot be done.

Discussion on raising the roof on the salt shed.

T. Lawson told the members of Council that money from Liquid Fuels can be used to purchase equipment. T. Lawson suggests buying a skid loader. There is \$20,000.00 available from the 2008 Liquid Fuels money and there will also be money available from the 2009 allocation.

The skid loader could be utilized for jobs other than loading the cinders but the equipment purchased must be used in support of the streets within the Borough.

There are not any major street projects planned for 2009, but there will be some small jobs to be done. T. Lawson said there would be money available for those jobs.

T. Lawson suggests purchasing this piece of equipment instead of renovating the salt shed.

L. Wenger will be instructed to look for a skid loader for the Borough of Mont Alto and present his findings.

Federal Surplus Program – For your information.

ELECTRIC COMMITTEE

Letter from Penn State University Re: Street light (Copy on file) – PSU would like to work with the Borough to provide additional lighting at the intersection of Route 233 (Park Street) and Slabtown Road. The letter stated that PSU is willing to share in the cost of this project. The lighting at the intersection and cross walk is not sufficient to assure the safety of the persons using the cross walk.

J. Esser told Council that the light at the corner of Willow Street is much brighter than the one at the corner of Slabtown and Park Street. The shade may need to be cleaned. Discussion on various ways to bring this situation to a resolution. D. Monn has had L. Wenger order one of the new LED street lights. This could be installed at Park and Slabtown. Council Vice President D. Monn will continue to look into this request.

Allegheny Power Cooperative NYPA – For your information.

Electrical Grant – Council Vice President D. Monn told Council that Governor Rendell is urging communities to take advantage of stimulus funds to conserve energy and lower costs.

D. Monn would like permission to submit a grant to purchase LED street lights to replace all of the street lights within the Borough of Mont Alto. The LED lights are much more efficient than the current street lights.

D. Lee made a motion that D. Monn be allowed to pursue a grant to replace all of the street lights within the Borough with LED street lights to increase efficiency, B. Spicer seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

Council Vice President D. Monn told Council that he is going to work with Bryan Stevenson to submit the Grant.

Senate Bill 168 – D. Monn explained that this Bill has passed through the subcommittee. This Bill will not benefit the Borough. In fact it would be detrimental to the Borough because in the long run it would cause a financial burden to the Borough.

Senator Alloway voted for Senate Bill 168. D. Monn will discuss this matter with Senator Alloway and let him know the Borough's stand on this Bill.

D. Monn will call Ron at Chambersburg and find out what they are doing concerning Senate Bill 168.

D. Monn has a sample letter from Pennsylvania Municipal Electric Association in opposition of Senate Bill 168. D. Monn will coordinate getting the letter sent out to the appropriate people.

Letter to Mont Alto Borough electric customers – Council Vice President D. Monn composed a letter to the customers of the Mont Alto electric system in response to all of the questions and complaints that have been received regarding the electrical system. He provided the letter by email to the members of Council for their review.

D. Lee made a motion authorizing the above referenced letter to be sent to all electrical customers, B. Spicer seconded, any further discussion, any further discussion, all in favor Aye, opposed No, motion carried.

Electric invoices – D. Monn told Council that there have been numerous complaints and questions concerning the electric bills that have gone out in March and April. Borough staff provided information to D. Monn concerning the accounts in question. D. Monn has offered to

sit down and discuss the questions with the customers that made inquiries. Council Vice President D. Monn has only had one person call him to discuss their disputed bill. Continued discussion.

PJM Audit – T. Lowson read a portion from the PJM Audit. The Audit will be placed on top of the mail boxes for review by the Council members.

PERSONNEL COMMITTEE

Request from Mont Alto Volunteer Fire Department – This matter will be discussed in Executive Session.

SANITATION & SAFETY COMMITTEE

Bulk Pick Up Day – April 15, 2009 will be Bulk Pickup Day for IESI customers.

RECREATION COMMITTEE

Joint venture Mont Alto State Park – B. Spicer reported on the meeting with Quincy Township. This was a very basic fact finding meeting. The group will work on a draft agreement for the joint venture. Council is to provide B. Spicer with any ideas and/or questions to be included in the agreement.

Proposal from Perry Fence Company Fences at ball fields – Covered previously.

REPORT ON COG (COUNCIL OF GOVERNMENT) ISSUES – No one attended this meeting.

VISION 2015

Joint Police Department Washington Township and Waynesboro – Is the Borough interested in discussing this with the parties involved? Consensus is to let them know that the Borough is interested. J. Esser will contact Mike Christopher at Washington Township.

OLD BUSINESS

NIMS Certification – Council Vice President D. Monn will try to arrange for the trainer from Emergency Services to come to a Council meeting and have him review the requirements for the NIMS Certification.

Public Gathering/Festival Ordinance – M. Gossard wants Council to review the fee schedule. J. Evans to provide copies of the fee schedule for Council to review.

Ordinance 35 – An Ordinance Regulating Hawking, Peddling and other Borough Ordinances – No report.

Generator for Mass Care Center – Council Vice President D. Monn provided Council with a cost tabulation for this project. For your information.

Emergency Operations Plan – Mayor Esser is working on the EOP.

Emergency Management Coordinators – Mayor Esser and D. Monn will meet and discuss the role of the Emergency Management coordinators for the Borough of Mont Alto.

Commemoration of John Brown Memorial on Route 233 – Nothing at this time. D. Monn will follow up with the MAVFD Fire Police about this event.

Franklin County Emergency Service Alliance Meeting – B. Spicer and D. Monn attended this Monday on April 4, 2009. D. Monn gave a brief report on various items that were discussed at the meeting.

NEW BUSINESS

Cumberland-Franklin County Boroughs Association Meeting – If anyone is interested in attending please contact P. Kocek prior to the deadline.

Waynesboro Summer Jubilee – After discussion it was the consensus of Council not to donate any funds for this event.

Franklin County Drug Task Force Breakfast May 8, 2009 – D. Monn, T. Lowson, S. Strizziere and B. Spicer will attend. J. Esser will notify P. Kocek if he can attend.

Report on CoStars Training – D. Monn attended the training and found it useful. He has not utilized the training at this time but feels he will in the future.

M. Gossard suggested contacting Shaefer/Yesco in regards to purchasing the LED street lights through Costars.

The Angela Krom for Judge Committee – For your information.

EXECUTIVE SESSION – Council President M. Gossard called for an Executive Session at 9:12 p.m. to discuss personnel issues.

Council President M. Gossard called the Regular Meeting of April 6, 2009 back to order at 9:50 p.m.

Adjournment – R. Lee made a motion to adjourn the Regular Meeting of the Mont Alto Borough Council of April 6, 2009 at 9:51 p.m., D. Monn seconded, all in favor Aye, opposed No, motion carried.

Respectfully submitted,

Submitted to Council for their approval on
May 4, 2009.

Patricia A. Kocek

Patricia A. Kocek
Borough Secretary

Michael Gossard President

Dennis Monn Vice President

Debra Lee President Pro Tem