

April 8, 2021

A regular meeting of the Council of the Borough of Trainer was held over the phone through a call-in service with President Greg Miley calling the meeting to order at 7:00 p.m. Eastern Standard Time. The meeting was vis Zoom due to COVID19.

PRESENT

Mayor Frances Zalewski, President Greg Miley, Vice President Jean Beck, Councilpersons John Mathews, Jim Cassidy, Awilda Burgos, Jenn Frazier, Tim Horgan
Manager Mark Possenti, Engineer Eileen Nelson, Mike Sheridan

ABSENT

MINUTES

The minutes of the March Council meeting were motioned for approval by Councilperson Burgos to accept and seconded by Councilperson Cassidy. No opposition. Motion carried.

CORRESPONDENCE

It was motioned by Councilperson Cassidy and seconded by Councilperson Horgan that the correspondence for March be accepted and any necessary action taken. No opposition. Motion carried.

QUESTIONS AND COMMENTS FROM AUDIENCE ON CORRESPONDENCE None

ANY MATTERS THAT NEED COUNCILMANIC ACTION: A motion to approve an Electronic pick-up in the Fall at a cost of \$1,500.00

MANAGER/FINANCE

Mark Possenti:

- Announced vaccine site at DCCC to schedule appointments you can visit delcopa.gov/vax. There is a rental assist program for renters behind on rent due to Covid, apply at Delco-era.com.
- Updated the Street Light project. Had a phone meeting, still waiting on the County to approve loan and other options were discussed to fund the project if needed.
- Stated the re-bid for the Municipal Complex were in and a motion would be needed to award to the lowest bidder which is JJ Dougherty. The bids came in as follows:

John J Dougherty	\$1,174,950.00
L.J. Paoella Construction	\$1,239,000.00
Brightline Construction	\$1,514,028.00
A.J. Jurich, Inc.	\$1,560,100.00

- Called for a motion to approve the paid March expenses for General, Recreation and Liquid Fuels Funds in the amount of \$149,527.09 which were provided for inspection. Expenses are filed in the Secretary’s office where they can be requested to view.
- Called for a motion to approve the paid Payroll for the month of March in the amount of \$93,019.55, which was provided for inspection.

President Miley lost touch with the meeting, Vice President Beck conducted the remainder of the meeting.

COMMITTEE REPORTS

MAYOR /POLICE

Mayor Zalewski: Introduced, by name, a new part-time police officer. Would like to swear him in. A motion was made to hire Julian Michel. An open invitation was presented for Council to set a time to meet him if they wish.

COMMUNITY REDEVELOPMENT/GRANTS

Councilman Jim Cassidy: No report

HIGHWAY/BUILDINGS

Councilman Mathews: Stated the shed at HJ Park was broken into and there will be security cameras and lights installed when the electrician does the already scheduled work this Spring. Doors will need replaced.

BOARD OF HEALTH

Councilman Tim Horgan: Read a letter of interest from Marcia Kline and Aaron Mathis to be members of the Board of Health. Separate motions were made to accept each. Announced the Church of the Overcomer will be hosting a vaccine site.

PUBLIC SAFETY/FIRE

Councilwoman Beck:

- Read March Code enforcement report (attached)
- March fire report was not received

PARKS/ENVIRONMENT

Councilman Miley: No report

COMMUNITY OUTREACH

Councilwoman Burgos: Announced her office has Johnson & Johnson vaccines available for anyone seeking to have it. Call her to schedule.

RECREATION/NEWSLETTERS

Councilwoman Jenn Frazier: Asked for a motion to replace the doors and add lights and cameras to the shed and concession area of HJ Park. Councilman Mathews stated that it would all be taken care of. Announce upcoming events.

CODE ENFORCEMENT OFFICER

Charley Remaley: No report

TAX COLLECTOR

Mark Possenti: March tax and trash fees collected \$687,892.06 to deposit. Need a motion to approve deposit into the General fund.

ENGINEER

Eileen Nelson: As per a previous meeting, discussed the PennDot bike lane project and Borough approval whether we would be willing to maintain the striping of the lanes. Council voted that they were not in agreement.

In regards to County Aid rollover of funds, a project must be decided on this year to use the funds or lose a year of funding. A possible project could be to put toward the street light project if approved as it is typically used for a resurfacing of a road.

Discussed and asked for a motion to approve the proposed changes to the HJ Park creek erosion project and pollution reduction. Eileen will look into the creek issues behind Borough Hall where flooding of homes is a problem.

SOLICITOR

Mike Sheridan stated:

- A motion is needed to adopt Resolution 1053 Disposition of Municipal Record. Every Municipality, under the Municipality Records Act is required to have a method of how to destroy and keep records.
- In regards to the Aqua/Delcora requisition. A judge voted to not approve the requisition approve by the PUC and have the record reopened.
- Motion is needed as recommended to retain Frank Catania to represent the Borough in Congoleum tax assessment appeal. The appeal will have a significant impact on the Borough.
- Need a motion to sell the Borough properties in regards to drafting Resolution 1060. All properties valued over \$6000,00 must be put out for bid or auction. All properties valued less than \$6,000.00 Will need an appraisal to confirm the value and then can be sold in any fashion without bid or auction. A description of the properties must be in the Resolution.

ORDINANCES

- None

RESOLUTIONS

- Motion was made by Councilperson Cassidy to adopt Resolution 1053 Disposition of Municipal Records and seconded by Councilperson Burgos. No opposition. Motion carried.

OTHER ACTION ITEMS

- Motion was made by Councilperson Cassidy to authorize the Electronic pick-up scheduled for the Fall at a cost of \$1,500.00 and seconded by Councilperson Burgos. No opposition. Motion carried.
- Motion made by Councilperson Cassidy to approve the paid March bills for General, Recreation and Liquid Fuels Funds in the amount of \$149,527.09 and seconded by Councilperson Mathews. No opposition. Motion carried.
- Motion made by Councilperson Cassidy to approve the paid Payroll for the month of February in the amount of \$93,019.55 and seconded by Councilperson Burgos. No opposition. Motion carried.
- Motion was made by Councilperson Mathews to award the Municipal Complex site work re-bid to JJ Dougherty in the amount of \$1,174,950.00 and seconded by Councilperson Burgos. Councilperson Cassidy opposed. Motion carried.
- Motion was made by Councilperson Cassidy to approve the hire of part-time police officer Julian Michel and seconded by Councilperson Burgos. No opposition. Motion carried.
- Motion was made by Councilperson Horgan to appoint Marcia Kline to the Board of Health and seconded by Councilperson Burgos. No opposition. Motion carried.
- Motion was made by Councilperson Horgan to appoint Aaron Mathis to the Board of Health and seconded by Councilperson Frazier. Councilperson Cassidy opposed asking Council to reconsider the appointment due to Mathis' background issues. The consideration was denied. Motion carried.
- Motion was made by Councilperson Cassidy to approve the auction/sale to include all Borough

- properties that can be sold and seconded by Councilperson Burgos. No opposition. Motion carried.
- Motion was made by Councilperson Cassidy to have attorney Frank Catania represent the Borough in regards to Congoleum tax assessment appeal and seconded by Councilperson Mathews. No opposition. Motion carried.
 - Motion was made by Councilperson Cassidy to authorize a tax collector deposit for March collections to the general fund in the amount of \$687,892.06 and seconded by Councilperson Burgos. No opposition. Motion carried.
 - Motion was made by Councilperson Horgan to authorize to modify the location to the tributary across north and east side of the new Municipal Complex in regards to the creek erosion restoration project and seconded by Councilperson Mathews. No opposition. Motion was carried.
 - Motion was made by Councilperson Cassidy to retain Attorney Frank Catania to represent the Borough in Congoleum tax assessment appeal and seconded by Councilperson Mathews. No opposition. Motion was carried.
 - Motion was made by Councilperson Cassidy to approve the sale of all Borough property that can be sold and seconded by Councilperson Burgos. No opposition. Motion was carried.

OLD COUNCILMANIC BUSINESS

Councilman Cassidy stated that the fence at the Veteran's Drive Memorial was painted without permission and needs to be addressed. Solicitor Mike Sheridan will address the matter via a letter.

NEW COUNCILMANIC BUSINESS

None

QUESTIONS AND COMMENTS FROM AUDIENCE

Kaci Beaumont, Ridge Rd. – Expressed concern of parking issues on the Ridge. Homes with multiple cars. She was asked to provide the addresses of these residences so the Borough can look into the tenants listed.

Ashley Mathis, 13th St. – Questioned Councilman Cassidy about his comment of his background and confirmed information in regards to COTO hosting Covid vaccines through Springfield pharmacy. Mathis defended his background. Councilman Cassidy stated he did not have first-hand knowledge or facts and only knows what was relayed by the Mayor.

Terry Yeager, Chestnut St. – Thanked Councilperson Jenn Frazier for getting paperwork together for Committee people to work the polls and make sure the residents have a polling place and not have to go to Media to do so. Councilperson Cassidy stated this is the first he heard of this. She stated it was due to himself and Karen resigning as of April 1. Cassidy stated he is talks with Media now about it.

ADJOURNMENT

Vice President Beck called for a motion to adjourn at 8:34 pm; Councilperson Burgos made the motion to adjourn. Councilperson Cassidy seconded the motion. No opposition. Motion carried.

Respectfully submitted,

Victoria Orlando
Borough Secretary

TRAINER BOROUGH - ENGINEER'S REPORT

- **Bike Lane on 9th Street**

PennDOT will be resurfacing 9th Street and would like to create bike lanes along with shrinking the 4 lanes configuration down to one lane in each direction and a center turn lane. Similar to the letter provided for the Post Road (US 13) resurfacing and Bike lane installation, PennDOT requires a letter confirming the Borough will maintain the pavement markings until the state resurfaces again. If Council is in agreement, we will prepare the letter for signature.

- **4011 Township Line Road**

We are awaiting paperwork regarding the easement and force main for permitting for connection into the DELCORA owned sanitary sewer in Roseanna Court.

- **2021 County Aid**

The County approved the \$2,565.00 County Aid Funds for 2020 be rolled over to 2021 as requested in our letter of February 17, 2021. We will coordinate with the Borough Secretary submitting the 2021 County Aid Application through DotGrants. The 2020 funds will need to be used for a project in 2021 otherwise the Borough will lose the funding. We therefore encourage the Borough to consider a project in 2021 where both the 2020 and 2021 funding can be used. – A list of acceptable uses for Liquid Fuels funds is attached to the report.

- **Transportation Improvements Inventory**

A representative with the Delaware County Planning Department (DCPD) contacted us and advised they are encouraging municipal officials to identify their transportation needs and potential projects that could be entered in the Delaware County Transportation Improvements Inventory (TII) per an application. The DCPD will help municipalities with identifying funding sources and preparing applications. Funding can come from various Federal, State, and regional programs as well as the County's \$5 vehicle fee revenue.

Anything related to transportation can be submitted including highways/streets, intersections/turn lanes, bridges, traffic signs, pavement markings, traffic signals, sidewalks, crosswalks, pedestrian signals/countdowns, bicycle lanes/multiuse paths/trails, bicycle parking, bus stops/shelters, rail stations, streetscapes, traffic calming, safety improvements for vehicles/bicyclists/pedestrians, and anything else transportation related not listed.

We have attached the application including mapping and cost estimates that were submitted to the DCPD for the 2018 TII. This includes traffic signals including at 9th and Main which the Borough advised needs maintenance. If Council requests our assistance, we recommend Council review the 2018 items to confirm the extent including any additional items desired. We will also review the costs and update as needed if we are directed to proceed. NO CHANGE reported.

- **Eske Developers, LLC - Nealy Blvd. (McCarthy Tire)**

The developer contacted us and advised they would like to close the project and have any funds that may be remaining in the escrow account returned. We discussed and reviewed escrow account information with the Borough Secretary who mentioned she will confirm the account balance. The \$2,289.00 Stormwater fund is to remain in the Borough's account and used for our annual site observations of the stormwater management system required for the MS4 program. We reviewed information from the Solicitor. Per review of our files, we confirmed all punch-list items have previously been addressed with the exception of the as-built drawings. We requested a copy of the as-builts from the project engineer and are awaiting receipt.

The developer advised the deficiencies with the stormwater management system we observed during our Annual stormwater O&M Inspections as noted in our letter of September 21, 2020 have

- **Buckley Cable – 9th Street and Price Street Improvements**

We inspected the site on March 25th. The construction is substantially complete and we will perform a follow-up inspection upon the contractor's notification the project is 100% complete.

- **Monroe Energy**

Monroe advised PennDOT has issued a conditional permit for the new driveway. Once they meet the conditions, they will provide an updated schedule for the work. We are also in receipt of plans and a modification to the NPDES permit application for several areas on the site to pave a parking lot, construct new Cooling Towers and provide for soil borrow and laydown areas. We have them under review.

- **Erosion Ridge Road**

We reviewed the site and confirmed the retaining wall is substantially complete. MOR advised they will be completing the several areas requiring backfill, place the stone within the vegetated area behind the wall and then install the asphalt berm. We will inform Council of their schedule.

- **Adelphia Cable Pipeline**

Based on discussion with Charley Remaley I conveyed to the Adelphia representatives the need for a Soil Erosion Permit for the Horizontal Directional Drilling entry and exit points within the Borough. I was also contacted about a temporary Traffic Signal modification at Ridge and Baker. I will report more once I have had the chance to review further. They have recently indicated some of the improvements will be temporary and some permanent.

- **Dawes Court Erosion**

We spoke to the property Owner for Buckman Village who questioned their responsibility to address the erosion. We also discussed with DELCORA who confirmed they will be reviewing the integrity of their sanitary sewer system and will advise of their findings. NO CHANGE

- **MS4 Program**

Henry Johnson Park– Creek Erosion

In preparing the scope of work required design the restoration we visited the site to review the surrounding area. My colleague who has prepared and constructed numerous stream restoration projects, has suggested we modify the location to the tributary across north and east side of the new Municipal Complex. The main branch of Marcus Hook Creek originally proposed is situated under the high-tension lines which limits the type of vegetation that can be planted. The main branch will also require a significantly greater effort for a pump around. This should help keep costs closer to the budgeted amount. We also discussed the possibility of the project being done as a design/build process. We will need to discuss with the Solicitor if this is an acceptable approach in keeping with municipal bidding requirements. required for the Pollution Reduction Plan based on the confirmation of location being directly downstream from Township Line on Marcus Hook Creek. If Council is in agreement with the change in location, we can start the process of notifying PADEP of the change and start the 30-day public comment period.

Attached is an article from the EPA with household tips that promote clean stormwater.

On April 1 we performed our annual review of the BMPs at the various sites and are preparing documentation of the field data. We are planning to screen the several remaining outfalls required to be done during this permit cycle within the next few weeks and will notify the Borough of our schedule.

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been addressed. We will review in conjunction with our upcoming screening of the outfalls for the MS4 program.

- **Flood Mitigation**

I received a response from Justin Miller of the Army Corps of Engineers about the possibility of them providing assistance for the area of Marcus Hook below Main Street for both Borough Hall and the residential properties adjacent. His initial reaction was that the area seemed re: Flood Mitigation and review info provided re: potential programs. He provided documentation of their programs which are under review. **(ongoing)**

- **Parkview Mobil Home Park**

We are reviewing the Land Development application plans and documents submitted. The applicant's engineer suggested the required Conditional Use Hearing be scheduled after we have completed our first review.

- **Chestnut Street Improvements.**

The County notified the project has been approved for funding. We will work with the OHCD and the Borough to proceed with the project.

Monthly Report – March 2021

Charles Remaley – Code Enforcement

Building Permits Issued - 18

Commercial – 4

Residential - 10

Street Opening – 4

Certificates of Occupancy Permits Issued – 5

Sales - 2

Conditional Sales - 1

Rentals – 2

Re inspection – 0

Temporary Structure- 0

Contractor License Issued – 3

Total for 2021- 39

Zoning Permits - 4

Residential – 2

Commercial –2

Portable Structures -0

Property Maintenance – Violation Notices & Citation Warnings & Citations

Violation Notices

929 Chestnut St. – Vacant Property Notice.

1019 Langley St. – Vacant Property Notice.

4512 Post Rd. – Vacant Property Notice.

4514 Post Rd. – Vacant Property Notice.

4326 Ridge Rd. – Vacant Property Notice.

4350 Ridge Rd. – Vacant Property Notice.

218 Wilcox St. – Vacant Property Notice.

220 Wilcox St. – Vacant Property Notice.

3414 W 3rd St. – Vacant Property Notice.

3517 W 3rd St. – Vacant Property Notice.

4210 W 7th St. – Vacant Property Notice.

3808 W 9th St. – Vacant Property Notice.

4328 Ridge Rd. – Vacant Property Notice.

940 Sunset St. – Roof replacement without a Permit.

929 Sunset St. – No CO for Transfer of Title.

3306 W 3rd St. – Excessive Bulk Trash out for pick-up.

3306 W 3rd St. – Mattress out for trash, not bagged.

3501 W 3rd St. – Vehicles on property, not tagged.

3431 W 3rd St. – Trailer parked on Public Street.

1017 Langley St. – Animal Defecation Violation.

3431 W 4th St. – Rental Property, Roof Leak Notification.

710 Trainer St. – Dumping of solid waste on property.

1204 Chestnut St. – Posting, structure unfit for occupancy.

203 Irving St. – Accumulation of trash, rear yard.
205 Irving St. – Accumulation of trash, rear yard.
207 Irving St. – Accumulation of trash, rear yard.
215 Irving St. – Accumulation of trash, rear yard.
3311 W 3rd St. – Accumulation of trash, rear yard.
4322 Ridge Rd. – Excessive Police calls notification.
4322 Ridge Rd. – No CO issued for Transfer of Title.
4322 Ridge Rd. – No CO issued for Rental property.
4215 W 5th St. – Mattress out for pick-up not bagged.
1204 Chestnut St. – Accumulation of trash from clean out.
4039 W 7th St. – Mattress out for pick-up not bagged.
3421 W 3rd St. – Excessive trash in rear alley.
3423 W 3rd St. – Excessive trash in rear alley.
3425 W 3rd St. – Excessive trash in rear alley.
3427 W 3rd St. – Excessive trash in rear alley.
3429 W 3rd St. – Excessive trash in rear alley.
506 Main St. – Unsafe structure, Front Porch partial roof collapse.
3414 W 4th St. – Vehicles & Material stored on Borough Property.
1032 Price St. – Dumpster on property, expired Permit.
1217 Anderson St. – Animal feces accumulation on property.
1204 Chestnut St. – No occupancy permitted, rear apartment.
3414 W 4th St. – Property Maintenance Violation.