

September 8, 2022

A regular meeting of the Council of the Borough of Trainer was held on the above date at the Trainer Municipal Building, 824 Main Street, Trainer, PA with President Jennifer Frazier calling the meeting to order at 7:00 p.m. Eastern Standard Time.

PLEDGE OF ALLEGIANCE AND A MOMENT OF SILENCE

The meeting was opened with the Pledge of Allegiance to the American Flag and followed by a moment of silence.

PRESENT

Mayor Marilyn Maher, President Jennifer Frazier, Councilpersons Michael Carter, Joe Maher, Robin Rokicka, Tracy Tucker, Manager Mark Possenti, Engineer Mike Kozlowski, Solicitor Mark Much

ABSENT

John Mathews

MINUTES

The minutes of the August Council meeting were motioned for approval by Councilperson Miley to accept and seconded by Councilperson Maher. No opposition. Motion carried.

CORRESPONDENCE

It was motioned by Councilperson Maher and seconded by Councilperson Miley that the correspondence for August 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:

None

PUBLIC GENERAL AND AGENDA QUESTIONS AND COMMENTS:

Agenda states a two-minute time limit for residents/taxpayers to speak.

Terry Miley, Post Rd. – Asked about the repaving schedule for Post Rd.

Pastor Atkins – Police Chaplain introduced himself to Council and offered to answer any questions.

MANAGER/FINANCE – Mark Possenti stated we are waiting to hear in Nov. if the Borough will be awarded the grant for the street sweeper. The second American Rescue stimulus has been received in the amount of \$96,390.14

- Called for a motion to approve the use of credit/debit transactions. The cost would be \$45.00 per month with the 4% transaction fee to be paid by the user.
- Called for a motion to accept the non-uniform 2023 Non-Uniform MMO in the amount of \$4,261.00.
- Called for a motion to approve the paid August expenses for General, Recreation and Liquid Fuels Funds in the amount of \$286,412.54 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 August in the amount of \$90,448.18 which was provided for inspection.

Called for an Executive session to discuss real estate.

COMMITTEE REPORTS

Marilyn Maher - Mayor

Addressed Council in regards to a non-resident volunteer that needs some type of formal recognition.

Jennifer Frazier – President

Announced the food pantry hours.

Read the new assigned Council committees.

John Mathews – Municipal Services

Absent

Greg Miley – Property Maintenance

Read the monthly Code Office report

Michael Carter – Public Safety

Read the monthly fire report for August (attached)

Joe Maher – Ordinance/Zoning

Stated preliminary Ordinance changes were submitted to the Solicitor for review.

Announce upcoming Rec events.

Made a motion to appoint Michele Holloman and Vickie Padgett as members to the Rec Board.

Robin Rokicka – Recreation

Presented an information flyer in regards to help with Delcora bills, assistance up to \$250.00.

Tracy Tucker –

Stated she intends to bring resource information to our community events.

MONROE ENERGY

Adam Gattuso gave an update on the refinery mini turnaround bout to begin. Working with Chief on traffic control. Addressing street parking complaints in regards to contractors.

TAX COLLECTOR

Mark Possenti: Total tax and trash fees collected for the August were \$2,474.74.

-Called for a motion to approve a real estate tax deposit of \$1,864.24 into the General Fund.

-Called for a motion to approve a trash fee deposit of \$610.50 into the General Fund.

ENGINEER

Mike Kozlowski: Read monthly report (attached)

-Need a motion to adopt Ordinance 774, new draft model update NPDES Stormwater.

-Need a motion to authorize Stantec to prepare the Green Region Grant application.

-Motion was made to authorize Mike to negotiate the sidewalk easement at 7th and Chestnut with the Pigeon club of a cost to the borough of no more that \$2,600.00 and the club to maintain the sidewalks.

SOLICITOR

Mark Much:

- Need a motion to authorize to advertise Ordinance 775 Rental/Residential Disturbances.
- Need a motion to adopt Resolution 1074 Increase in zoning application fees. The fee will be \$750.00 residential and \$1,000.00 commercial.
- Need a motion to adopt the school district bus stop sign proposal. The program is of no cost to the borough and will allow camera at the school bus stops.

ORDINANCES

- Motion was made by Councilperson Maher to adopt Ordinance 774, new draft model update NPDES Stormwater and seconded by Councilperson Miley. No opposition. Motion carried.
- Motion was made by Councilperson Maher to authorize to advertise Ordinance 775, Rental/Residential Disturbances and seconded by Councilperson Carter. No opposition. Motion carried.

RESOLUTIONS

- Motion was made by Councilperson Maher to adopt Resolution 1074 Increase in zoning application fees. The fee will be \$750.00 residential and \$1,000.00 commercial and seconded by Councilperson Carter. No opposition. Motion carried.

OTHER ACTION ITEMS

- Motion made by Councilperson Carter to approve the use of credit/debit transactions for payments made to the Borough and seconded by Councilperson Miley. Councilperson Maher opposed, wanting to look at other options a gather further information. Motion carried.
- Motion made by Councilperson Carter to approve the non-uniform 2023 MMO in the amount of \$4,261.00 and seconded by Councilperson Maher. No opposition. Motion carried.
- Motion made by Councilperson Maher to approve the paid August bills for General, Recreation and Liquid Fuels Funds in the amount of \$286,412.54 and seconded by Councilperson Carter. No opposition. Motion carried.
- Motion made by Councilperson Carter to approve the paid Payroll for the month of July in the amount of \$90,448.18 and seconded by Councilperson Miley. No opposition. Motion carried.
- Motion was made by Councilperson Maher to authorize Stantec to prepare the Green Region Grant application and seconded by Councilperson Carter. No opposition. Motion carried.
- Motion was made by Councilperson Maher to adopt the school district bus stop program and seconded by Councilperson Miley. No opposition. Motion carried.
- Motion was made by Councilperson Carter to approve a real estate tax deposit of \$1,864.24 into the General Fund and seconded by Councilperson Miley. No opposition. Motion carried.
- Motion was made by Councilperson Carter to approve a trash fee deposit of \$610.50 into the General Fund and seconded by Councilperson Miley. No opposition. Motion carried.

AMENDED ACTION TO AGENDA

- Motion was made by Councilperson Maher to appoint Michele Holloman and Vickie Padgett as members to the Rec Board and seconded by Councilperson Miley. No opposition. Motion carried.
- Motion was made by Councilperson Maher to authorize Stantec to negotiate the sidewalk easement at 7th and Chestnut with the Pigeon Club and seconded by Councilperson Carter. No opposition. Motion carried.

- Motion was made by Councilperson Maher to authorize the Solicitor to negotiate the transfer of the property on Anderson St. with Brett Cox and seconded by Councilperson Carter. No opposition. Motion carried.

OLD COUNCILMANIC BUSINESS

None

President Frazier called the Executive at 8:13 pm to discuss real estate. No action was taken during this time. No decisions were made at this time.

Regular meeting re-adjourned at 8:24pm

After executive discussion a motion was made to authorize the Solicitor to negotiate terms a property transfer. Brett Cox, owner of the lot at Anderson St. and Township Line Rd. would like to donate the property to the Borough in lieu of any property taxes owed.

ADJOURNMENT

President Frazier called for a motion to adjourn at 8:25pm; Councilperson Maher made the motion to adjourn. Councilperson Carter seconded the motion. No opposition. Motion carried.

Respectfully submitted,

Victoria Orlando
Borough Secretary

ENGINEER REPORT

TRAINER BOROUGH - ENGINEER'S REPORT

- **Buckley Cable – 9th Street and Price Street Improvements**
The owner's representative advised additional punch-list work has been completed. We visited the site and found the majority of the items have been completed with several items to be done. We will keep Council informed of the status.
- **Erosion Ridge Road**
MOR acknowledged they have additional stone to install in grass areas per their correspondence with John Mathews. We will advise Council of their schedule. **NO CHANGE**
- **MS4 Program**
Based on the Solicitor's response, we will need to publicly bid the Pollution Reduction Plan project. We are preparing a proposal for the design and will present to Council.

We are preparing the Year 4 MS4 report due to PADEP September 30, 2022.

- **Parkview Mobile Home Park**
The applicant's engineer advised they responded to PADEP and are expecting an approval for the Planning Module within the next several weeks.

As requested by the Mayor, we asked the applicant's engineer if the developer would be willing to install a privacy fence between the Mobil Home Park property line and Henry Johnson Park. The applicant's engineer advised the developer responded due to costs they are not committing to installing a fence along the entire property, however, they may consider installing along a portion of the property depending on the extent. We will arrange a site meeting with the Mayor, engineer and developer to review options for the fence.

The Borough Secretary advised the developer sent a check to replenish the escrow account however there is only a balance of \$140.00. We are reviewing our files.

We are reviewing the revised plans from the project engineer.

- **FY 2021 CDBG Chestnut Street Improvements**
With the Borough Secretary's assistance, we contacted a representative with the Lennox Park Pigeon Club and sent them the proposed Easement Agreement prepared by the Solicitor. They requested a driveway apron within a portion of the sidewalk along Chestnut Street and the sidewalk to be adjacent to edge of asphalt road with no grass strip so they can park their vehicles in the grass area on their property. The Ordinance requires driveways and parking areas to be paved with a hard surface and the areas do not occupy the required front yard. Council may consider if they will allow vehicles to park on the grass area and waive the ordinance requirements. We advised the Lennox Park Pigeon Club representative the Pigeon Club would be responsible for additional costs associated with a driveway apron in lieu of a sidewalk including additional concrete for the sidewalk and concrete curb. We sent a sketch to Premier Concrete who provided a verbal cost of \$3,200. We also sent the sketch to the Pigeon Club representative and will discuss the costs with them.
We further discussed the cost with Premier and obtained a written proposal in the amount of \$2,600 (attached) and sent to the Pigeon Club. We informed the Pigeon Club they are responsible for maintaining and repairing the curb and sidewalks. We will advise of their response.
We sent the award letter and contract documents to Premier Concrete on July 27, 2022 and will process the contracts upon response from Premier.
The contracts will be presented for signature at tonight's meeting.

▪ **Post Road and W. 9th Street Repaving by PennDOT**

PennDOT advised they are awaiting an updated schedule from the contractor. We will inform Council of PennDOT updates. **PennDOT advised they completed temporary asphalt patching at Post Road and Main Street and will complete additional temporary work as needed until the final repaving is completed.**

▪ **Sinkhole at A & R Iron Works**

Council approved our recommendation for payment in the amount of \$58,550.00 to Moore Outdoor Rejuvenation, Inc. at the August Council meeting. \$4,700.00 of the \$58,500.00 is to be paid by A & R Ironworks to the Borough for raising the storm manhole. We sent the invoice to A & R Ironworks and they advised they will pay \$4,700.00 to the Borough. Per Council's request, we asked PennDOT if the \$53,850.00 that is the Borough's responsibility could be paid using Liquid Fuels funds and sent them requested documents. PennDOT advised since the work was within the property and outside the roadway area Liquid Fuels funds may not be used.

▪ **4401 Ridge Road**

We were provided copies of a plan and Field View Scoping meeting request to PennDOT along w/ the applicant's consultant for the proposed improvements for 9th Street. We will advise when that is scheduled. **NO CHANGE**

We are reviewing the Land Development submission from the project engineer. We obtained required signatures for the Act 247 Application from the Borough Secretary and sent to the project engineer. **We sent our review letter on 9/8/2022. We will request Council consider conditional approval at the October Council meeting.**

▪ **Community Center**

We sent the Act 247 Application and plans to the County for review. Per Councilman Maher's request, we asked the OHCD if CDBG funds may be used for the demolition of the building. They advised the proposed use of the property will need to comply with CDBG program requirements for CDBG funds to be considered.

The County Planning Department issued their acknowledgement letter on 8/31/2022 advising a public meeting is tentatively scheduled on 9/15/2022 at 4:00 PM at the Government Center Building in Media. Participation is not required but welcomed.

▪ **PY 2022 CDBG – Chestnut Street Improvements- 12th Street to Township Line Road**

We are preparing the design plans and specs.

▪ **2022 County Aid**

We encourage the Borough to consider a project in 2022 where the funding can be used. If a project is not considered we need to request by September 15, 2022 the County rollover the \$2,052.00 2022 funds to 2023.

▪ **NPDES / Stormwater**

We reviewed the new draft Model Stormwater Ordinance in comparison to the Borough's existing Stormwater Ordinance and drafted updates. A highlight of some of the proposed revisions and requirements:

- Includes a focus on LID Low Impact Development - use of natural systems for infiltration and reuse of rainwater.
- Drainage easements required for storm water discharge on adjacent properties
- Follows PADEP BMP Manual
- Riparian Buffers to be established for all perennial and intermittent stream and planted with vegetation as needed
- Discusses requirement of inspections and as-built plans.
- Discusses O&M agreements and financial guarantee for permanent SWM BMPs. Agreement to be recorded
- List of prohibited connections into storm systems

We coordinated and worked with the Solicitor who advertised the new Ordinance. We sent the draft copy of the Ordinance to the Borough Secretary for printing and available for public review and comment. We recommend Council adopt the Final version of the Ordinance which will be presented at the September Council meeting.

▪ **Post Road (SR 13) and Price Street (SR 219) Intersection Upgrades**

The project engineer, McMahon Associates, advised they are working on 2 projects that involve proposed improvements to the intersection of Post Road and Price Street in the Borough as follows. We responded that Stantec on behalf of Trainer Borough has no objections to the improvements.

1. Project in Chester City with proposed improvements as shown on the sketch dated 2022-04-20.
2. Project in Marcus Hook Borough involving revisions to the traffic signals as shown on the attached Traffic Signal Permit plan.

McMahon requested that PennDOT allow combining these projects, both which require a PennDOT Highway Occupancy Permit (HOP), into a single HOP and is awaiting PennDOT's response.

We processed the Traffic Signal Maintenance Agreement (TSMA) between the Borough and PennDOT required for the traffic signal modifications. PennDOT issued the executed TSMA to the Borough and our office and we informed McMahon of the this. We will prepare a PennDOT TE-160 Application(s) for the signal modifications upon notification from McMahon.

▪ **Escrow Funds**

As requested by Councilman Maher, we are discussing with the Borough Secretary various projects where the escrow funds have negative balances.

▪ **Flooding Main Street near Amtrak Railroad Tracks**

We researched our files and found a map from the previous Pennsylvania Ave. Improvements project and sent to an Amtrak representative. They advised they will be providing property ownership information to our office. We will inform Council of their response.

▪ **Municipal Building**

We are reviewing the draft Easement Agreement for the proposed sanitary sewer easement provided by the Solicitor.

We sent our comments to the Solicitor and project engineer, reviewed the revised Easement Agreement from the project engineer and advised the Easement Agreement is acceptable.

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

The Borough Secretary sent a request from WSFS Bank to release a 2nd letter of credit in the amount of \$10,308. A letter of credit was released in 2021 in the amount of \$86,521. We are reviewing our files and will advise Council of our recommendations.

▪ **Henry Johnson Park**

- PECO Green Region Open Space Program- Wildlife Habitat.
- Dedication of a bench and picnic table in memory of Ashlynn R. Harasymiw.

We discussed with the Program Administrator and a PECO Municipal representative and will advise of their response.

MARCUS HOOK TRAINER FIRE DEPARTMENT

MONTHLY REPORT

AUGUST, 2022

INCIDENT TYPE	# INCIDENTS
Building fire	7
Trash or rubbish fire, contained	1
Brush or brush-and-grass mixture fire	1
- Outside rubbish, trash or waste fire	1
- Medical assist, assist EMS crew	11
Motor vehicle accident with injuries	2
Motor vehicle accident with no injuries.	1
Gasoline or other flammable liquid spill	1
Gas leak (natural gas or LPG)	2
Oil or other combustible liquid spill	2
Chemical spill or leak	1
Carbon monoxide incident	1
Electrical wiring/equipment problem, other	2
Public service	1
Cover assignment, standby, moveup	7
Dispatched & cancelled en route	6
Smoke scare, odor of smoke	1
- CO detector activation due to malfunction	1
- Carbon monoxide detector activation, no CO	1
TOTAL INCIDENTS:	50

CALLS INTOWN: 16

MUTAL AID: 34

CALLS FROM 6AM-6PM: 25 CALLS

CALLS FROM 6PM-6AM: 25 CALLS

TOP RUNNER FOR THE MONTH: RAY BETTS 29 CALLS

REPORTING OFFICER: KENNY SMITH JR. DEPT. CHIEF.

Monthly Report – August 2022
Charles Remaley – Code Enforcement

Building Permits Issued - 7

Commercial – 0

Residential - 7

Street Opening – 0

Certificates of Occupancy Permits Issued – 26

Sales - 3

Conditional Sales -0

Rentals - 22

Re inspection – 1

Contractor License Issued – 1

Total for 2022- 50

Zoning Permits - 0

Residential – 0

Commercial –0

Portable Structures -0

Property Maintenance – Violation Notices & Citation Warnings & Citations

4302 Post Rd. – Accumulation of trash, rear yard.

3506 Post Rd. – Accumulation of trash, rear yard.

939 Langley St. – Posting – Abatement Notice.

Smith Rd. – Trailer parked on Public Street.

3523 9th St. – Accumulation of trash.

3413 3rd St. – Open burning violation.

3509 9th St. – Zoning Violation.

1217 Anderson St. – Electrical work being done without a permit.

939 Langley St. – Postings (Invoice #304, #305, #306)

Grass, Overgrown Vegetation Notices

Anderson St. - 1229, 1314, 1314

Langley St. – 939, 921, 1028

Main St. – 800

Post Rd. – 4510, 4512, 4514, 4508, 4302, 4306, 4312

Sunset St. – 1024

3rd St. – 3506, 3517, 3326

9th St. - 3808

Citation Warnings

3826 W 9th St. – Failure to renew rental C.O.

3308 W 3rd St. – Trash accumulation.

1327 Chestnut St. – Failure to renew rental C.O.

4302 Post Rd. – High grass, overgrown vegetation.