

**BOROUGH OF HEIDELBERG
COUNCIL WORKSHOP MEETING
December 13, 2016**

The Council of Heidelberg, Pennsylvania, held a Workshop Meeting at 6:45 p.m., on Tuesday, December 13, 2016, at the Municipal Community Room, 1639 E. Railroad Street, Heidelberg, PA 15106. Council President Carrie Nolan called the meeting to order and led in the Pledge of Allegiance to the Flag. President Nolan called the roll. Present were Councilor's Rick Jordan, Ray Losego, Rick Pattinato, Dave Morgan and Carrie Nolan. Also present were Mayor Kenneth LaSota, Manager Harry Faulk, and Solicitor Anthony Colangelo.

AJ Schwartz from Environmental Planning and Design presented to Council key discussion points on the mixed-used overlay. Mr. Schwartz highlighted to Council differences between the Commercial District Zoning and the Mixed-Use Overlay. President Nolan asked how where the Heidelberg Apartments Building able to be built? Mr. Schwartz stated that it appears it did not meet the requirements for the Mixed-Use overlay to kick in and the developer was able to make an argument that it met a mixed-use purpose. Mr. Schwartz also stated that the Mixed-Use overlay does not kick in until a development is the size of four acres or more. A developer will have a difficult time collecting parcels for a major development. Mr. Schwartz also mentioned the Borough is requiring too much parking for a business and should amend the ordinance to reflect a lease option for a business to obtain parking spots. Council President Nolan will keep Mr. Schwartz in the loop for Council's next action.

Council President Nolan stated that next month Mara Dowdy will come to the Council meeting to discuss a proposal from Town Center Associates'. Council has in their packet the proposal.

New Business

Dolly Kosol has submitted her letter of interest for the Zoning Hearing Board.

President Nolan presented to Council her list of members for recommendation for the Nuisance Property Appeals Board as follows: Pete Galigui for one year, Linda Farrow for two years, and Cora Pruss for three years. Councilman Pattinato questioned President Nolan who is Cora Pruss. President Nolan commented that she lives on West Railroad Street and has lived in the Borough for a while and lives next door to an apartment building and understands the tenants. President Nolan wanted individuals that do not sit on other boards. Councilman Pattinato stated that he wanted to more active on this group and is interested. President Nolan commented that members of Council should not serve on this Board.

Lisa Karbowski has submitted a letter of interest to serve on the Vacancy Board.

Mayor LaSota and Councilman Pattinato submitted letters of interest to serve on the Planning Commission.

Solicitor Colangelo stated that if Council wants change the commission of the Tax Collector, they have to do so by Resolution or Ordinance by February 15, 2017 of the municipal election year. Manager Faulk stated that the tax collector's commission is 3% discount and 5% on face and penalty. Councilman Jordan states that no one can find anything in the books. Ted Gazda, Tax Collector states that that is how it was when he took over thirty years ago. Solicitor Colangelo states that the max to compensate is 5%.

Mayor LaSota and Councilman Pattinato would like to attend the Allegheny League of Municipalities Legislative Reception on January 19th.

Manager Faulk stated that the MBS Joinder Agreement for 2017 is required to be approved for life insurance and accidental, death and disability.

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Manager Faulk stated that Mabey would like to renew their lease that expires in February of 2017. Solicitor Colangelo states that Mabey is requesting a new lease with new terms with options to extend the lease to expire in 2022 and a six month opt out if they wish to vacate the property. Solicitor Colangelo states after reviewing the lease and comparing the dates, it appears that the current lease has the last option to extend the lease until Feb 2018. Manager Faulk will reach out to Mabey to clarify when the lease is actually up.

Council President stated that the 2017 meeting schedule will need to be advertised.

President Nolan commented that the Resolutions setting wages for the Police and Public Works are in line with the budget. Raises are at 8% and this will make the police department competitive with other municipalities of this size. This is a onetime raise. Councilman Pattinato mentioned that an employee will be given a stipend for not taking the medical insurance. Manager Faulk stated that the police uniform allowance was increased for full time officers. Councilman Jordan would like to see the public works uniform allowance increased and Veterans Day should be added as a holiday. Council President stated that these discussions should have happened in the budget meetings.

Manager Faulk stated that the Tax Collectors Bond expires at the end of the year. Ted Gazda states that his bond is good until the end of this term and will bring a copy of his bond to the office to double check. Council wishes to have the President of Council Bonded since it has been past practice.

Manager Faulk stated that the worker's compensation insurance is up for renewal.

President Nolan stated that it is a tradition for Council to purchase gift cards for employees for Christmas. Councilman Losego states that a gift card for Shop N Save is good and past practice is \$50 for full time and \$25 for part time.

Manager Faulk states that the Response Computer Service Network Support agreement is up for renewal. They handle the police departments server and the boroughs computers repairs.

Councilman Jordan stated that at last night's planning commission, they decided not to move on with the parking lot ordinance and asks if Council would be interested in moving forward with it. Councilman Pattinato recommended to not move forward with it due to the concern of parking lots for profit. Councilman Jordan stated that it can be worded for a lot to not store vehicles that need worked on or for profit. Solicitor Colangelo stated that it appears Council is going to work with Environmental Planning Design to just wait and see what their recommendation will be and do it all in one swoop. President Nolan asked for Councilman Pattinato to have the Planning Commission meeting minutes done before January. Mayor LaSota stated that the Planning Commission did not have a recommendation as to what to replace the parking lot ordinance with. Councilman Morgan stated that the Planning Commission had no idea what they were looking for. Council did not forward what they wanted, just to amend the Ordinance, but nothing to replace it with.

The Civil Service Commission has recommended the promotion of Sgt Dennis Dixon to Lieutenant after adoption of Ordinance No. 626.

The Civil Service Commission has recommended the promotion of Office Brad Geary to full-time effective January 1, 2017 contingent of Officer David Gregg's resignation letter.

The Civil Service will also need to advertise for testing for a new list.

President Nolan stated that the updated Resolution for clearance for volunteers are in Council's packets.

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Manager Faulk states a whirl will need to be installed at the Ellsworth Playground in order to apply for an additional \$30,500 from DCNR. President Nolan asked to verify with the Engineer which size will be needed for the playground. The grant coordinator feels that we have a great chance to receive the additional funds, however there is no guarantee.

Old Business

President Nolan stated that Ordinances 622 – Restricted Parking, 625-Zoning Change for Halfway Houses, 626- Civil Service Commission Lieutenant Position, and 627- 2017 tax rate along with the 2017 Budget have been advertised.

Public Comment

Marilyn Makar, Thomas Towing commented that the two vacant parcels, the one piece that we bought the Taylor property for people that park, and the left hand side where we tore the houses down, but we are not allowed to park there. The Taylor property was grandfathered in. We were told that you cannot park on a lot that does not have a structure.

Council broke for executive session at 8:45pm for personnel issues.

Council reconvened at 8:55pm.

Motion made by Vice President Morgan and seconded by Councilman Losego to adjourn the meeting at 8:55pm. All in favor, motion carried.

Harry R. Faulk, Manager