

Marietta Borough Council
Minutes of Meeting held July 12, 2016
113 East Market Street, Marietta, PA

President Hannold with Council members Snow, Kulman, Nagle, Renninger, Mazis, Foreman and Mayor Vegso present called the regularly scheduled monthly meeting of the Marietta Borough Council to order at 7:00 PM. The meeting opened with a moment of silence followed by the pledge of allegiance.

PUBLIC HEARING

President Hannold opened the public hearing for the proposed Zoning Ordinance.

AJ – Environmental Planning & Design, LLC. (EPD) – AJ went over the Lancaster County Planning Commission's recommendations page by page. A lot of Lancaster County Planning Commission's recommendations were clarifications. There was nothing on the list that had any substantive change.

Bev Kreider – Express Laundry – Bev asked AJ to explain the chart on page seven (7) in regards to make sure that she is reading the chart correctly pertaining to permitted uses. AJ explained the chart so that she understood what she was reading.

Phyllis Stellfox – 270 W. Front Street – She is no expert and she is confused and would like verification on where we are tonight. Should council like information on what got us to the plan? What stroked her was that they wanted to expand the commercial district down onto Front Street, pickup Hazel, and go from New Haven to Gay. For the people that will be using the trail, they wanted to encourage them to enjoy the building environment. Also encourage them to spend money. They started small and let's make small changes. The Comprehensive Plan states for a vibrant and successful downtown. Most of the lots on Front Street are residential and if the new zoning is approved then property owners on Front Street would be able to have multifamily dwellings, automobile sales and service, group homes and tap rooms and daycare centers. AJ stated that Front Street has a lot of potential. When looking at the table the Rail trail has a flavor more for bed and breakfasts and not all the uses she stated can happen on Front Street. She questioned the heritage committee and the heritage overlay in the zoning.

Council member Mazis stated that this is a compromise with not doing anything to preserve historical character in this town and having a strict approach in having a HARP. This is to articulate later with the planning commission. It can be the planning commission that makes the decision. The council can appoint the planning commission and this can be set up and worked through later.

AJ stated that the only thing that it currently controls is demolition. It sets the table for the future overlay of a historic district standard. It does reference the SALDO in regards to demolition. The planning commission will be working further on putting together a heritage plan.

Phyllis states that she does not feel comfortable when they replace a whole chapter in the borough code. Did they follow the process for MPC? AJ stated that they followed the MPC requirements and when you change the law you have to get up to standards and he feels very comfortable that everything has been reviewed. They all had very good comments. Phyllis would hope that Council would hold another public meeting and the hearing be continued, and send out mailings to residents so that the mass majority of the town has an opportunity to look over and familiarize themselves with the new zoning ordinance.

Mark Davis – 336 East Market Street - The overlay for the historic district he questions if it is necessary. For years this town has developed. The MRA and individual people who chose to rebuild these houses. They have done a lot without having to have an extra layer for the historic district. Having the extra layer you change the nature of this town. You are getting other people that are not qualified to tell you what you can do and not do to your house.

Linda Ross – 67 Fairview Avenue - She has been very interested in the borough having a historic district from the beginning. Marietta is going to be changing, with the trail you don't know what will be coming. There is not anything that would prohibit people from putting on vinyl siding that does not look right for the area. They would be looking more as an advisory committee. This committee would make suggestions to the person applying for a zoning permit to make sure that they considered different things.

Council member Renninger stated that one of the important things pertaining to Front Street in reality going up to Market Street in relation to the next big flood is that there will be a lot of restriction on properties on how they are rehabilitated, renovated, improved if we were to have another large flood. There have been a lot of historic homes that have disappeared because of the damage from the flood water. She's sure that there will be a lot of regulations on what we will be able to rebuild on Front Street. All this needs to be considered for the heritage district.

Oliver Overlander – 450 East Front Street – Phyllis has a great idea to have all the residents come to the fire house and Council should have a meeting in regards to the Zoning Ordinance. There is no architectural review board in place and they would be dictators. AJ explained that there is no architectural review board in place at this time. All the new ordinance deals with is demolition which would follow the state rules. Oliver stated that the people that sat on the review board in Lititz have no idea what restoration is. We have enough people coming into town and leaving their trash and he is tired of picking up their trash.

Phyllis Stellfox – 270 W. Front Street – Stated that Oliver's comments on the alcohol related impact on Front Street is right on. She is already living beside a commercial use which is right beside an industrial use. We have enough businesses on Front Street. It is Zonings job to regulate land uses and regulate the intensity of those uses and make sure all sites are litigated. Until this can be explained to us then her life will not improve.

Mary Churchhill – 336 East Market Street – For fifteen (15) years she has been living beside a trash dump and the borough has not done anything about it. Her property value has dropped because of it. Many years ago when she was in fourth grade and her teacher sent them to Front Street to understand what that whole development was and the old houses down there were houses of ill repute. What you are preserving down there you need to think about.

Oliver Overlander – 450 East Front Street – asked what the acreage is in the new zoning to have chickens. Is it still a half acre? AJ informed him that it is still a half acre.

President Hannold closed the Public Hearing.

Motion was made by Council member Renninger with a second by Council member Mazis to recess for 10 minutes. Recess by Council at 8:30 PM and re-convened at 8:40 PM.

President Hannold brought the meeting back to order and opened the public comment session.

PUBLIC SESSION

Joe Portner – 430 Hill Street, Mount Joy – Commander at American Legion. He would like in the future that the bike race function not shut down the ability for patrons to get into their place of business. They donate a lot to this Borough and he feels that they are treated like trash. He would also like to see the Council come in and support the Legion. The Fire Police parked in their handicap space, who are they, they cannot take over the Legion's parking lot. He would like if they moved the Bike Race to the East end of Marietta.

Bev Kreider – Express Laundry – She also stated that she lost business during the bike race also.

Jerry Dunlap – 2270 Ironville Pike – he is interested in purchasing 470 Wasp Street and was questioning AJ on the new zoning and would like to use it for a body shop. AJ answered his question for the use, which would be a non-conforming use and converts to the uses that are allowed now. In theory he could buy it and use it as a commercial building.

Oliver Overlander – 450 East Front Street – If the business was operating today, they would be grandfathered in. AJ confirmed that.

President Hannold closed public comment.

President Hannold was asked to move the Zoning Ordinance up from Old Business to now so that AJ could get on the road.

Council member Mazis made a motion to pass the Zoning Ordinance with the edited changes that were discussed tonight with a second by Council member Snow. A roll call vote was taken.

Marcus Snow – aye	Sharon Renninger – aye	Steven Foreman – aye
Harold Kulman – aye	Leah Nagle – aye	Glen Mazis – aye
Bridey Hannold – aye		

Motion carries.

Council member Foreman made the motion to approve the minutes as presented with a second by Council member Snow. Motion carries.

TREASURY REPORT/SECRETARY'S REPORT – Sharon Bradnick

Sharon Bradnick – Treasurer Reports - before us is the General Fund Monthly Breakdown dated 7/12/2016. The total general fund accounts are \$978,230.21. Council member Snow approved the report with a second by Council member Kulman. Motion carries.

Sharon Bradnick – Secretary's Report – stated that we had a meeting for the NWRT on June 28th, Columbia has Susquehanna Heritage managing the facility in Columbia and they had 8, 200 people that they have helped since March. They have handed out 600 brochures on information of the old Furnaces along the trail. We received the letter accepting to move the one grant to the other. We need to mail back the \$112,050 to close the grant out. We are still waiting for the permit to place the bridge over Evans Run. We will need to rebid the paving on the trail.

MAYOR'S REPORT - Mayor Ray Vegso

Mayor Vegso spoke on the safety issues on the Park on Front Street. The police gave an idea to maybe have the Council put up a fence and he feels we can put up a temporary fence.

Mayor Vegso congratulated everyone that organized and ran the bike race. It is good for the community. The fire police are terrific and everyone should support them. The police minutes are in the back.

Mayor Vegso stated that he was invited by Louis McKinney to meet with Mr. Cary Kirkland who is the Central Regional Director of the PA Department of Community and Economic Development. They discussed some of the programs that the state might be able to offer in Marietta. He shared the Keystone Programs. He suggests that we have a preliminary meeting. They met on June 21 and in attendance were Julie Fitzpatrick, Cary Kirkland, Beverly Kreider, Linda Ross and Ray Vegso. They spoke on the visions of Marietta. This all remains an exploratory document.

REPORTS

Ernest Lehman – EMA – in the month of June they had thirty-two (32) officers for forty-eight (48) hours at fire and fire related events. They had six (6) officers at accidents for ten and a half hours (10 ½), public service calls there were nine (9) officers for forty-two and a half hours (42 ½) and a total of twenty-three officers (23) for seventy-two and a half hours (72 ½) at meetings, training and working of the vehicle.

Glenn Orr – Pioneer Fire Company – For the month of June they ran nineteen (19) fire calls and sixteen (16) QRS calls. They had a total of thirty-five (35) hours on fire calls.

Bill Laudien thanked the fire police and the fire company for all their help with the bike race. He is here to help promote the community and support the community. There were four to five hundred people that came into town and the bars and restaurants were the biggest beneficiary of that. So thank you to everyone.

Marietta Sewer Department Savings Account at the end of June has a balance of \$157,691.58 and the Checking account has a balance of \$6,028.70. The Borough recycled 33,240 pounds of recyclables for June. On a motion by Council member Foreman with a second by Council member Nagle, the reports were unanimously approved. Motion carries.

Council member Nagle asked that this report be modified to reflect the actual dollar amount that we earn from recycling? President Hannold stated that we would check into this with Ronda.

Council member Renninger asked if we have an update on the Sewer Basin Grant. President Hannold stated it would be discussed later.

ANNOUNCEMENTS

President Hannold gave an announcement; the Heritage will be holding a flatwater challenge on July 16th at the East Donegal Riverfront Park.

ADMINISTRATIVE/PERSONNEL/FINANCE – President Bridey Hannold

President Hannold stated we need to set a date to go over the editorial analysis to proceed with the codification project. We will hold a special meeting and she is looking at July 26th or July 27th. The administrative committee has been updating the personnel policy. Some updates were changing the committee names and two things were removed. One was pre-employment physicals which violate HIPPA and the second thing was post-retirement health insurance benefits. Another change was the drug and alcohol policy and they added a paragraph to address this. Another item was addressing employees as hourly employees. The auditor has stated Ronda should be hourly, so that would have three employees already as hourly, so they are looking into making the secretary/treasurer hourly as well. They will be reviewing all of this.

Bill Laudien stated that PLIGIT has some investment opportunities that we may want to check out and to put money in some of these more aggressive vehicles was not worth the risk, only because the rate of return is only marginal.

Council member Snow stated that he would not dismiss a longer term but you need to at least hold a CD for at least six months to break even.

President Hannold stated that the administrative committee will look into this.

HOUSING/ZONING/ENVIRONMENTAL – Council member Glen Mazis

Council member Mazis stated that they discussed the little free library issue and it is more detailed and they need to take pictures of the ones throughout town. You do not want to squash people from doing

something nice, but we need to have some rules and regulations in putting them up. They are really pursuing the heritage plan and property maintenance code, complete streets. Land Bank will be very helpful to us and we should get on board. Lancaster County Planning Commission asked that we all get our own SALDO's and we need to do a new Memorandum of Understanding which allows us to get expedited reviews. Council member Mazis made a motion to enter into the Memorandum of Understanding with the Lancaster County Planning Commission with a second by Council member Kulman. Motion carries.

PUBLIC OUTREACH – Council member Leah Nagle

Council member Nagle's stated that they are working on the website daily and the newsletter for the summer is ready to publish. The movie night cost about \$1200 and \$375 for the movie. She was looking at other avenues to make it more affordable. Movie night is July 29th and the movie will be the Minions.

President Hannold stated that she hates to add more work on her. FunFlicks comes in and does all the work and we already have a \$500 donation by the Legion and other donations and her cost is pretty much covered. Council could back up the difference from the budget.

PUBLIC SAFETY – Council member Harold Kulman

Council member Kulman spoke about the ROBO and the training and looked at the burning ordinance and false alarm ordinance. They gave Leah an article to put in her newsletter to address people having more proper addresses. He will be having a meeting with the two ambulance companies in regards to their response time.

President Hannold asked that his committee start working with the Fire Company on their budget.

PUBLIC WORKS – Council member Steve Foreman

Council member Foreman commented on a bike lane on Front Street and he feels that we need to go with signage at this point because of the work that needs done on Front Street. Put a sign directing people up to Hazel. In 2017 the Joint Authority is looking at replacing the forced main on Front Street and the Water Company is to do work also, so we want to work with both of them to have the work done and repave the street.

Council had a length conversation on the bike lane on Front Street and currently the signs will direct cyclists off the trail at Bank Street and up Bank to Hazel Avenue to Clay and across at Donegal Place. They are adding another pole and sign off Bank Street.

Mayor Vegso commented that we need to have the Sewer Authority and the Water Company's funds and do the work right.

Council member Renninger stated that maybe we set up an escrow account and put the money into it on what they were going to pay to pave and we bid it out and if the Borough needs to put funds with it, it may be a win win for everyone.

SPECIAL COMMITTEE REPORTS

Council member Renninger is working on the Marietta Placemaking Committee and she placed a letter in everyone's packet with questions that the committee has. These are questions in relation to the RFP for the grant from Lancaster County Conservancy.

President Hannold stated that it is a good plan for Mr. Laudien to help them come up with their request for proposal and then we can double check with the solicitor to make sure all the wording is correct.

Once the RFP is completed Council can vote to advertise it.

Council member Renninger asked if Council would like to review the RFP's or would they like the committee to review the RFP's.

President Hannold stated that the committee could review them and come back with recommendations to Council.

Fritz Schroeder – Lancaster County Conservancy – stated that they do not require us to advertise but they ask that we solicit more than one proposal. They did provide a list of people that work in that area to consider.

President Hannold stated so a small advertisement in the American Planners Association.

Council member Renninger gave a pending timeframe.

President Hannold stated last month she asked for people to serve on the Northwest River Trail Facility Committee and the people on the committee will be Sharon Bradnick, Glen Mazis, and Sharon Renninger and she will forward our information on to Justin Eby.

OLD BUSINESS

Council member Kulman made the motion to advertise the False Alarm Ordinance with a second by Council member Renninger. Motion carries.

Council member Kulman made the motion to advertise the Burning and Open Fires Ordinance with a second by Council member Foreman. Motion carries.

Council member Foreman made a motion to award the Basin D bid for the sewer work to Fast Pipe Lining East with a second by Council member Mazis. Motion carries with a 6 to 1 vote.

President Hannold addressed Mayor Vegso's question on did council review the RFP for the sewer work. The bid package is in the office for anyone to review.

NEW BUSINESS

No new business was addressed.

PUBLIC COMMENT SESSION

Wayne Pearson – 88 North Bridge Street – stated that there is painting being done at the aluminum plant and do they have a permit to paint or do they have a paint booth because they are getting paint fume smells and if someone could look into it. He also wanted to know if there is still a truck route that is in place that Bridge Street should not be used. President Hannold stated we did have our zoning officer look into a complaint there but it was not in reference to paint and we will forward his concern to our zoning officer to look into this and she will look into the truck route on Bridge.

There being no further business to come before Council, the meeting adjourned at 10:45 PM on a motion by Council member Snow with a second by Council member Foreman.

BOROUGH SEAL

Respectfully submitted,

Sharon L. Bradnick
Secretary/Treasurer