

**MANOR BOROUGH COUNCIL
MONTHLY BUSINESS MEETING – February 21, 2024**

1. **CALL TO ORDER** – Council President Mr. Tony Gockel called the Council Meeting to Order at 6:30 P.M. on February 21, 2024, in the Manor Community Room and led the
2. **PLEDGE OF ALLEGIANCE.**

3. **ROLL CALL** of Attendance:

(Present)	Tony Gockel, President	Dawn Lynn, Vice-President
	Chuck Charrie	Ted Dornin
	Terry Nemitz	Jim Vacha
	Chelsea Dice, Solicitor	Ed Antonacci, Engineer (arrived at 7:00 P.M.)
	Mike Radakovich, Tax Collector	
(Absent)	Dave Gongaware	Ed Malinoski, Mayor
	Randy Carlson, Chief of Police	Jason Krainbucher, Zoning Office

4. **APPROVAL OF THE MINUTES** for the meeting on January 17, 2024. Ms. Lynn motioned to accept the meeting minutes for the meeting held January 17, 2024. Seconded by Mr. Dornin, the motion carried unanimously.

5. **PUBLIC COMMENT – AGENDA ITEMS ONLY**

Jeri Lewis of Harding Street, Manor stated that she had called the Borough office on February 20, 2024, asking for copies, and later that day visited the office for the copies and to drop off Right to Know Requests. She states that the administrative assistant denied her copies and she has it on video. Furthermore, she stated that the Borough Manager came in and accused her of “lying”. She also states that “I want him fired. I want Joe Lapia fired.” She alleges that the Borough Manager hit her arm with the service window in the Borough Office. The Council President attempted to interject and continue the meeting because Ms. Lewis’s comments were not about agenda items. Ms. Lewis instead continued stating that “I want him fired for assaulting me again with that service window.” She then states that she had to go to the hospital because of the alleged incident and needed a cast on that arm. Additionally, she alleged that she had filed charges against the Borough Manager, but “all his buddies took care of it”. She then went on to state “Him and Alicia set their own fucking rules.” Solicitor Dice stated at this point the we’re done. Council President interjected stating “if we were having a conversation and you were a calm individual, I would hear you out but the fact that you started swearing”. Ms. Lewis continued her rant stating, “No I am not going to be calm anymore when I have to go to the emergency room when I was assaulted by that guy for twice.” She continued stating “It goes in one ear and out the other with you Tony. One ear and out the other and the rest of you people are just as complacent.” [At this point Mr. Gockel stated we are moving on. Mr. Gockel asked if there were any additional public comment, there was done.] Mr. Gockel called for the Mayor’s Report. The Borough Manager attempted to give the Mayor’s report and Engineer’s report in their absence, but Ms. Lewis continued speaking. (Mr. Gockel attempted to continue with the Agenda and Ms. Lewis continued to shout comments) She stated, “You just think it’s all right for someone to assault someone don’t you” and “Yeah go ahead keep talking and I’m going to keep talking because I’m not going to shut up.” Solicitor Dice attempted to stop Ms. Lewis by stating “Jeri, you’re interrupting now, the rest of the meeting.” Ms. Lewis replied “No I’m not interrupting. I’ve had my time to listen. I want him arrested.” She continued stating “No, no they’re going to listen to me” and “They want courtesy. They want to do stuff, but don’t want to do stuff for the residents of this

community.” She continued, stating “No, I don’t give a shit about no freaking street paving. Yes, I can swear. I can tell them and say fuck them anytime I want to.” Ms. Lewis then went on to state “Give me a warning. Go ahead and give me a warning.” and “No, they don’t listen.” Solicitor Dice again tried to interject stating “Jeri, I’m going to ask you to please politely stop.” To which Ms. Lewis replied “No, don’t ask me. You’re not law enforcement.” Ms. Lewis continued stating “When I come here with a serious problem, you ignore it, you ignore it, you ignore it. That piece of shit over there. And you (unintelligible) piece of shit right there.” The solicitor again tried to interject stating “So, if you are not going to stop talking then I am going to ask the police officer to have you removed.” Which Ms. Lewis replied stating “No, you don’t tell me what to do.” She continued stating “This son of a bitch over here thinks he has the right to touch people.” Another resident attempted to calm Ms. Lewis, but Ms. Lewis replied “No, I’m tired and they don’t listen, and I wouldn’t have to talk in this tone of voice if you did listen.” Another councilmember attempted to stop Ms. Lewis saying “You’re done. You’ve said your piece”. Ms. Lewis stated in response “No, I have not said my piece.” She continued stating “I’m allowed to talk. That’s freedom of speech” and “I’m allowed to swear. I am allowed to swear.” She continued stating “I am not going to calm down until I get a response from them whether they’re going to do something about Joe Lapia or not. Do something about Joe Lapia.” Council President asked if there were any comments or questions regarding the treasurer’s report. Ms. Lewis replied “Yeah, I’ve got comments and questions. When are you going to start doing your damn jobs?” She continued saying “No, no I don’t have to have. I can say whatever I want to say to you jerks. They’re clowns. They’re idiots. They’re disrespectful.” She continued saying “Arrest me. Go ahead. Go ahead. Until they start listening to me, I’m tired of it.” She finished by stating “That’s okay nobody gives a shit that that piece of shit up there smacked my hand in the window. They didn’t know it because I told you yesterday when you came.”

6. **MAYOR’S REPORT** – Mr. Lapia on behalf of the Mayor, invited Council to the Community Day planning meeting on March 2, 2024 at 1:00pm in the community room.
7. **SOLICITOR’S REPORT** – None.
8. **ENGINEER’S REPORT** – Bids for street paving out next week (2/26-3/1). Cameron Sewer Project has started this week.
9. **ZONING OFFICER’S REPORT** – None.
10. **BOROUGH MANAGER’S REPORT** – None.
11. **TREASURER’S REPORT** – Ms. Lynn motioned to approve the Treasurer’s Report for the Month of January 2024. Seconded by Mr. Nemitz. The motion carried unanimously.
12. **TAX COLLECTOR’S REPORT** – Ms. Lynn motioned to approve the Tax Collector’s Report for the month of January 2024. Seconded by Mr. Nemitz the motion was carried unanimously.

At this time a motion was made to go into Executive session. See Agenda item #18 below.

13. COMMITTEE REPORTS

- a. **Buildings & Properties** (Mr. Gongaware) – Bid notice for audio system is complete. The solicitor requests there be a 2-week period for the community to

comment. Mr. Charrie commented on the type of system and the cost. Discussion on whether there is an ADA problem now without the sound system, especially with the trains that pass the building. Mr. Vacha motioned to table the discussion until March regular meeting. Seconded by Mr. Nemitz

- b. **Community Betterment & Recreation** (Mr. Dornin) – None.
- c. **Personnel & Finance** (Mr. Vacha) – None.
- d. **Community Outreach & Communication** (Ms. Lynn) – From the meeting for committee, the committee wants to start a Facebook page. They also want to start a committee for economic outreach for businesses to join. Finally, they discussed the development of the new web page.
- e. **Planning & Zoning** (Mr. Charrie) – They are behind on updating the zoning ordinance descriptions, and reviews will be needed. In the next meeting, they will update the property maintenance and occupancy permits.
- f. **Public Safety & Public Works** (Mr. Nemitz) – The house on Manor-Harrison City Road that had fire damage (414 Manor Harrison City Rd) was torn down, and the house 359 Manor Harrison City Rd was also torn down.

14. OLD BUSINESS

- a. Report from Borough Engineer on the Police/Public Works building settlement and step cracking. - The building was surveyed in November, and there was a max difference of 1/8 inch which is an insignificant amount. It needs continued monitoring at regular intervals every 6 months to 1 year. Mr. Charrie commented as to whether the police department should be moved. Mr. Vacha motioned to monitor the building once a year. Seconded by Ms. Lynn, the motion was carried unanimously.
- b. Report from Borough Engineer on feasibility of upgrades to the existing Manor Park restroom. – The engineer read the floodplain management ordinance for the restroom. The ordinance stated the restroom walls had to be watertight and floodproof the structure in accordance with the Army Corp of Engineers publications. To summarize the publications, zero water is allowed in the building in a high-water event. Mr. Antonacci felt that renovations would be in the \$100,000 price range Mr. Charrie stated the cost shouldn't be half of the \$100,000. Mr. Vacha commented that spending a \$100,000 plus to renovate didn't make sense if a new restroom could be built for \$150,000. Mr. Vacha motioned to table this discussion until the next council meeting. Seconded by Mr. Nemitz, the motion carried unanimously.
- c. Employment status of Police Office Badge #42. – Mr. Vacha motioned to terminate Police Office Badge #42. Ms. Lynn seconded, the motion carried unanimously. The roll call vote is as follows:

Mr. Gockel	- Yes	Mr. Gongaware	- Absent
Ms. Lynn	- Yes	Mr. Nemitz	- Yes
Mr. Charrie	- Yes	Mr. Vacha	- Yes
Mr. Dornin	- Yes		

15. NEW BUSINESS

- a. Hiring an Administrative Assistant. Mr. Vacha reported that the position had been advertised, two applicant applied and both were interviewed by the Personnel Committee. Mr. Vacha motioned to hire Christina Antonacci. Seconded by Ms. Lynn. The roll call vote is as follows:

Mr. Gockel	- Yes	Mr. Gongaware	- Absent
Ms. Lynn	- Yes	Mr. Nemitz	- Yes
Mr. Charrie	- Yes	Mr. Vacha	- Yes
Mr. Dornin	- Yes		

- b. Vacation and sick leave buyout for Administrative Assistant. – Mr. Vacha reviewed sick leave and vacation for the administrative assistant. Mr. Vacha motioned to pay 114 vacation hours and 366.5 sick hours. Seconded by Mr. Dornin, the motion carried by majority. The roll call vote is as follows:

Mr. Gockel	- Yes	Mr. Gongaware	- Absent
Ms. Lynn	- Yes	Mr. Nemitz	- Yes
Mr. Charrie	- No	Mr. Vacha	- Yes
Mr. Dornin	- Yes		

- c. Authorizing the Solicitor to draft and advertise an Ordinance repealing Ordinance 414-89-09 setting monthly meeting dates. – Mr. Nemitz motioned to authorize the solicitor to draft and advertise the ordinance. Seconded by Ms. Lynn, the motion carried unanimously.

- d. Resolution 2024-02 approving Sewage Facilities Planning module for PT Commercial Court. – Mr. Charrie motioned to approve the sewage facilities planning module for PT Commercial Court. Mr. Nemitz Seconded the motion, the motion carried unanimously. The roll call vote is as follows:

Mr. Gockel	- Yes	Mr. Gongaware	- Absent
Ms. Lynn	- Yes	Mr. Nemitz	- Yes
Mr. Charrie	- Yes	Mr. Vacha	- Yes
Mr. Dornin	- Yes		

- e. Awarding contract for Municipal Waste services. – Mr. Dornin motioned to award the contract for municipal waste services to County Hauling option 2. Option 2 is monthly trash, without recycling and with household hazardous waste. Seconded by Mr. Vacha, the motion carried unanimously.

- f. Resolution 2024-03 authorizing the destruction of public records. – Mr. Nemitz motioned the authorization of the destruction of public records. Seconded by Ms. Lynn, the motion carried unanimously. The roll call vote is as follows:

Mr. Gockel	- Yes	Mr. Gongaware	- Absent
Ms. Lynn	- Yes	Mr. Nemitz	- Yes
Mr. Charrie	- Yes	Mr. Vacha	- Yes
Mr. Dornin	- Yes		

- g. Resolution 2024-04 Establishing a Junior Council Person Program. – Mr. Vacha motioned to establish a junior council person program with up to two members from each school district. Seconded by Ms. Lynn, the motion carried. The roll call vote is as follows:

Mr. Gockel	- Yes	Mr. Gongaware	- Absent
Ms. Lynn	- Yes	Mr. Nemitz	- Yes
Mr. Charrie	- Yes	Mr. Vacha	- Yes
Mr. Dornin	- Yes		

- h. Approving an agreement with MAWC to relocate approximately 260-feet of water line on Oak Street. – Ms. Lynn motioned to approve the agreement with the MAWC. Seconded by Mr. Dorin, the motion carried unanimously.
- i. Appointing a third-party code inspection and permitting service entity for both residential and non-residential activities regulated by the UCC. – Mr. Charrie stated he and Mr. Gongaware are on the committee. Mr. Charrie wants to continue month to month for, possibly until the April Council Meeting. Mr. Vacha motioned to table until March 6 council workshop meeting. Seconded by Ms. Lynn, the motion carried unanimously.
- j. Declaring a desk and fingerprint station as surplus property. – Mr. Nemitz motioned to declare a desk and fingerprint station as surplus property. Seconded by Ms. Lynn, the motion carried unanimously.

16. CORRESPONDENCE

- a. Email from Penn Township Rescue 6 requesting a letter of support for a grant through the Pennsylvania Broadband Development Authority. -Mr. Vacha motioned to draft a letter of support for Penn Township Rescue 6 for a grant through the Pennsylvania Broadband Development Authority. Seconded by Mr. Nemitz, the motion carried unanimously.

17. APPROVAL TO PAY BILLS – Ms. Lynn motioned to pay the bills as of January 17, 2024. Seconded by Mr. Nemitz, the motion carried unanimously.

18. EXECUTIVE SESSION – Mr. Nemitz motioned to go into Executive Session for matters of Personnel. Seconded by Mr. Vacha, the motion passed at 7:01 P.M. Mr. Nemitz motioned to return to regular session. Seconded by Mr. Dornin, the motion passed at 8:09 P.M. Discussed were matters of Personnel Discipline and Litigation.

19. CITIZEN COMMENTS/PUBLIC COMMENTS (From Sign-Up Sheet)
None.

20. MOTION TO ADJOURN - There being no business to discuss, a motion "to adjourn the meeting" was made by Mr. Nemitz and was seconded by Mr. Vacha. The motion carried unanimously. The meeting was adjourned at 8:11 P.M.

Joseph N. Lapia
Borough Manager