

**MANOR BOROUGH COUNCIL
MONTHLY BUSINESS MEETING ON June 19, 2024**

1. CALL TO ORDER - Council President Mr. Tony Gockel called the Council Meeting to Order at 6:30 P.M. on June 19, 2024, in the Manor Community Room and led the

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

(Present)	Tony Gockel, President	Chuck Charrie
	Ted Dornin	Terry Nemitz
	Jim Vacha	Ed Malinoski, Mayor
	Bob Zunich, Solicitor	Ed Antonacci, Engineer
	Randy Carlson, Chief of Police	Mike Radakovich, Tax Collector
(Absent)	Dawn Lynn, Vice-President	Dave Gongaware
	Jason Krainbucher, Zoning Office	

4. APPROVAL OF THE MINUTES for meeting on 06/5/2024 - Mr. Vacha motioned to accept the meeting minutes for the meeting held on June 5, 2024. Seconded by Mr. Dornin, Mr. Nemitz abstained and the motion carried unanimously.

5. PUBLIC COMMENT – AGENDA ITEMS ONLY – Ms. Lewis stated she had comments regarding agenda item 14c. Ms. Lewis stated she wants to know the status of the current restroom, and the options. Mr. Gockel stated the options are between renovating the old or building new. Ms. Lewis stated that they have been speaking about this for months. Ms. Lewis asked if the Engineer has made any plans. Mr. Vacha stated no, he has not, and that Mr. Charrie will speak on this further.

6. MAYOR'S REPORT – The Mayor reported that the police had received 179 total calls, and currently have 1 docketed criminal case.

7. SOLICITOR'S REPORT – The Solicitor reported that an ordinance for restricted license agreements for residents has been prepared.

8. ENGINEER'S REPORT – The Engineer reported there is a final payment due to D&M Contracting for the Cameron Drive project. He advised Council to not release the check until the remaining punch list item is completed. The Engineer reported that Rowe Road had reopened shortly before the meeting, and work will continue tomorrow.

9. ZONING OFFICER'S REPORT – None.

10. BOROUGH MANAGER'S REPORT – None.

11. TREASURER'S REPORT - Mr. Vacha motioned to approve the treasurer's report for the month of May 2024. Seconded by Mr. Nemitz, and the motion carried unanimously.

12. TAX COLLECTOR'S REPORT - Mr. Nemitz motioned to approve the tax collector's report as presented. Seconded by Mr. Dornin, and the motion carried unanimously.

13. COMMITTEE REPORTS

- a. Building & Properties – None.
- b. Community Betterment, Parks & Recreation – None.
- c. Personnel & Finance – Mr. Vacha reported they will be meeting with the union tomorrow to discuss a new public works contract.
- d. Community Outreach & Communication – None.
- e. Planning & Zoning – Mr. Charrie reported that the Commercial Court project has changed since the initial proposal. The new proposal includes parking for boats and RVs, and the board limited the area where these items could be parked. They gave preliminary approval, and would like final documentation and approval at next planning commission meeting. Mr. Charrie reported that the new zoning ordinance is not finished yet, but it should be finished and distributed soon.
- f. Public Safety & Public Works – Mr. Nemitz reported the Pennsylvania hands free driving law will go into effect next year. The law is very strict and will be a primary traffic stop. Mr. Nemitz reported the PT ambulance is running a cooling station this week because of the excessive heat. Mr. Nemitz recommended that everyone purchase an all-hazard radio because of the rise of inclement weather in the area.

14. OLD BUSINESS

- a. Discussion and/or Deliberation and/or Official Action on appointing a Third-Party Code inspection and Permitting services entity for both residential and non-residential activities regulated by the UCC. – Mr. Charrie stated that work is ongoing for this issue. Mr. Vacha motioned to table and Mr. Dornin seconded. Mr. Charrie questioned the scope of work section of the request for proposal that had property maintenance listed because that is under the police department. The Borough Manager stated that it was for issues that are out of the scope of work for the police. Mr. Charrie would like a clearer distinction for property maintenance on what falls under the police versus the building inspector. Mr. Vacha's motion to table passed unanimously.
- b. Discussion and/or Deliberation and/or Official Action on updating sewer rules and regulations. – Mr. Vacha requested the Engineer comment on his experience with pipe bursting and lining. The Engineer stated the pipe bursting has been used on the mainline in the Borough, and has worked well. He stated that they were able to burst a pipe under a house on Atlantic Avenue with no damage to the house when the mainline was replaced. He did state the only downside on that project was the existence of a belly under the pipe. The engineer also stated that he recently finished a project that utilized pipe lining, and it seemed to work well. Mr. Charrie asked if there is concerns about bellies, and the Borough Manager stated that it depends on the size of the belly. Mr. Charrie wants to limit it to just options and not regulations. The Solicitor commented that it should be up to the resident to get sewer lateral fixed and pass inspection. Mr. Charrie motioned to authorize the Solicitor to create a document to give residents to burst or line. Mr. Vacha seconded and the motion carried unanimously.
- c. Discussion and/or Deliberation and/or Official Action on Manor Park restroom. – Mr. Vacha asked Mr. Charrie about the contractor he brought into the park. Mr. Charrie stated that he was waiting on estimates from them, but most of the work can be done in house. Mr. Charrie stated the current restroom has a block wall that can be removed, plumbing would need redone, and a new hot water tank and indoor shutoff would need installed. The current service window would need removed, and a new ADA door installed. Mr. Vacha is concerned about following the flood plain ordinance,

and would like the Engineer to research a second location for a new restroom. Mr. Vacha motioned to have the engineer research a location for a new restroom and an estimate for a concrete pad and sewer line. Mr. Nemitz seconded and the motion carried unanimously.

15. NEW BUSINESS

- a. Discussion and/or Deliberation and/or Official Action on adopting Ordinance 600-24-02 restrictive license agreements for Tax Parcel ID's 19-01-11-0-146, 19-01-11-0-145, 19-01-11-0-144 and 19-01-11-0-143. – Mr. Charrie questioned why the parcel ID numbers did not match, and the Borough Manager stated that Mr. Charrie was looking at the Borough's parcel ID number. Mr. Dornin motion to adopt Ordinance 600-24-02. Mr. Vacha seconded, and the motion carried unanimously. The roll call vote is as follows:

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

- b. Discussion and/or Deliberation and/or Official Action on Resolution 2024-07 appointing H. Daniel McCracken to the Recreation Board. – Mr. Vacha motioned to adopt Resolution 2024-07. Mr. Dornin seconded, and the motion carried unanimously. The roll call vote is as follows:

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

- c. Discussion and/or Deliberation and/or Official Action on Resolution 2024-08 appointing Pamela J. McCracken to the Recreation Board. – Mr. Dornin motioned to adopt Resolution 2024-08. Mr. Vach seconded, and the motion carried unanimously. The roll call vote is as follows:

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

- d. Discussion and/or Deliberation and/or Official Action on Resolution 2024-09 appointing Heather Gockel to the Civil Service Commission. – Mr. Dornin motioned to adopt Resolution 2024-09. Mr. Nemitz seconded, and the motion carried unanimously. The roll call vote is as follows:

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

- e. Discussion and/or Deliberation and/or Official action on payment request from D&M Contracting, Inc. – Mr. Charrie motion to pay D&M Contracting, Inc with the condition that the Engineer sign off that all work is completed. Mr. Vacha seconded, and the motion carried unanimously.
- f. Discussion and/or Deliberations and/or Official Action placing the 2008 GMC dump truck for sale on Municibid. – The Borough Manager reported that the new truck has been delayed, but should be done before the next meeting. Mr. Nemitz motioned to list the 2008 GMC dump truck for sale on Municibid. Mr. Dornin seconded and the motion

carried unanimously. Mr. Charrie asked about the value and would it cost more to keep the truck. The Borough Manager answered that a similar 2009 truck recently sold for \$22,000, and that it would cost more to keep because parts are no longer easily available. Mr. Charrie asked if someone would purchase the old truck, and if the Borough is saving for different new trucks. The Borough Manager stated that yes, someone will purchase it. He also stated that yes, the Borough is saving for new vehicles, but the Borough should not need to purchase one for a few years.

- g. Discussion and/or Deliberation and/or Official Action on request from Manor Library for free use of the Community Room on October 6, 2024. – Mr. Vacha motioned to approve the request from the Manor Library for free use the Community Room on October 6, 2024. Mr. Nemitz seconded, and the motion carried unanimously.

16. CORRESPONDENCE – None.

17. APPROVAL TO PAY BILLS - Mr. Dornin motioned to pay the bills as of June 19, 2024. Seconded by Mr. Vacha, the motion carried unanimously.

18. EXECUTIVE SESSION for personnel matters and matters of potential litigation. - Mr. Vacha motioned to go into Executive Session. Seconded by Mr. Nemitz, the motion passed unanimously at 7:44 PM. Mr. Nemitz motioned to return to regular session. Seconded by Mr. Dornin, the motion passed unanimously at 8:15 PM. Discussed were matters of personnel and potential litigation.

19. CITIZEN COMMENTS/PUBLIC COMMENTS (From Sign-Up Sheet) – Ms. Dawson thanked the Borough for Nixle alert regarding Rowe Road closures. Ms. Dawson stated that residents were not notified by the construction company about road closures, and that there were not flaggers in the middle portion of the road. Ms. Dawson read complaints from a Facebook group regarding the construction on Rowe Road. Additionally, she stated that she spoke to the foreman, and he said that the road would close at 9 AM, but the road actually closed at 8 AM. Finally, Ms. Dawson stated that everyone supports the project, but there has to be better communication regarding the project. Mr. Gockel agreed that the Borough needs to be better with communication.

Ms. Lewis stated that the Borough should have fixed the concrete pad in front of the park restroom. She stated that a new ADA restroom cannot be built on a hillside, and she prefers to fix the current restroom. Ms. Lewis stated that the audio system bid will not work with the speaker in the ceiling. Mr. Charrie stated that he will look into the sound system, and that he is willing to work with her on this.

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. Dornin. The motion carried unanimously. The meeting was adjourned at 8:31 PM.

Joseph N. Lapia
Borough Manager