

**Red Lion Borough Council
Meeting Minutes
Monday, August 12th, 2019**

Members

Cindy Barley
Tina Frutiger
Dennis Klinedinst
Chris Minnich
Nevin Horne
Stephanie Weaver
Tony Musso

Others

Dianne Price, Borough Manager
Dan Shaw, Codes/Zoning
Brett Patterson, Public Works
Mike Craley, Solicitor
Jeff Shue, Engineer
Mayor Walt Hughes
Stacy Myers, Recording Sec'y

Visitors

Melanie Thompson
Skip Missimer
Pastor David Tietje
Betty & Lou Contino
Nick Rhoads

Meredith Yakelis
Mike Zelger
Joe Silar
Dennis Tyndall
Emory Pajer

Laura Kirk
Scott Kopp
Teri Silar
Bob Frutiger

1. The meeting was called to order @ 7:00p.m. Pastor David Tietje of St. John's UCC offered a prayer, followed by the pledge to the flag.
2. Mrs. Frutiger made a motion to approve the July 8th, 2019 Meeting Minutes; Mrs. Barley seconded. All were in favor; motion carried.
3. **VISITORS AND PUBLIC COMMENTS**—the following addressed Council:
 - **Lou & Betty Contino** asked why they weren't contacted since the Library's plans to expand may affect their property. Nothing has been finalized concerning the library's plans. There is a sketch plan but nothing formal has been submitted. Mr. Klinedinst questioned the sketch plan, that some of the property lines near Myers Lane should possibly be moved to save some Borough property. Jeff Shue stated the surveyor, hired by RLMA, will determine the outside perimeter, but the Borough has asked the surveyor to look at the area again to ensure its accuracy. If the survey is correct, Jeff Shue suggested extending the dedicated right-of-way lines to protect the fence area within the street right-of-way to be dedicated to the Borough. Jeff explained to Mr. Klinedinst that the dedicated right-of-way will be controlled by the Borough. In answer to the Contino's question, the Ordinance does not require adjoining property owners to be contacted about this type of thing, but they can stay involved in the process.
 - **Dennis Tyndall**, owner of 1st Avenue Collision, said he called John Persing about overgrown weeds on the Red Lion Elks (Blacksmith) property, which is approx. 10 years' worth of overgrowth. He was told that John only called the Elks about the weeds; no letter was sent as is required by Ordinance & done with other properties. Dennis had also asked if the Borough can acquire the Elks parking lot (that had been donated to the Elks) by eminent domain because it's in poor condition with overgrown weeds, trash, broken beer bottles, etc. He acquired legal advice regarding this & was told the Borough could take back that property by eminent domain.
He also told John Persing & Dan Shaw about the Elks' exhaust fan that was installed approx. two years ago in the kitchen, which blows grease & other debris across the alley into Dennis' property. He must keep his garage doors closed to protect the cars that he stores. The fan runs almost constantly so there is always a terrible odor & greasy debris that Dennis & other nearby neighbors must endure. Dan said someone from Codes Administrators visited the property & said the fan was up to code; however, Dennis said someone from Labor &

Industry visited the property & said the fan was not up to code. Council said the Commercial Property Maintenance Code Ordinances are currently being updated to make it similar to Residential Property Maintenance Code, with similar stipulations. This will help enforce properties such as Red Lion Elks and these issues. Staff will continue to look into this situation.

- **Mr. Klinedinst** agreed with Mr. Tyndall about, not only weeds along First Avenue, but throughout the town which makes the Borough look unappealing. Mr. Minnich said fines & citations to property owners aren't getting the weeds cleared up & some residents don't care. Mrs. Price said the Borough hires a lawn care company to clean up properties, and a lien is then placed on the property. It's a longer process to find the property owner when a property is vacant, in foreclosure, etc. If it's a disabled or elderly property owner, Borough staff tries to find them assistance for property maintenance.
- **Mike Zelger** remarked about the poor condition & disrepair of some sidewalk & curbs around town. Property owners are responsible for maintenance of their own sidewalk & curb. This too, can be addressed by Borough staff, but is not a quick process.

4. **MAYOR HUGHES REMARKS AND RECOMMENDATIONS**—no report

5. **PUBLIC SAFETY**—Mr. Minnich reported:

- **Fire Company Report**

- For July, there were 12 calls with 74 personnel using 24 pieces of apparatus.
- Fire loss, due to Boundary Avenue fire was \$540,00
- 0 failed calls

- Fire Company Meeting held Wed, 8/7—discussion was held on the aging ladder truck and that the Rescue vehicle is now handling all calls & much of that responsibility (accidents, medical calls, etc.). It may not be long till the Rescue truck needs replaced (approx. value \$625,000). This discussion should probably wait until after the merger, but Mr. Minnich suggested forming a committee, along with RLMA and the Fire Department to determine how much money would be required for replacement vehicles.

- Scott Kopp reported the bi laws have been accepted as written. The Committee between the three entities (to merge) are working on standard operating procedures & guidelines as to how the physical entity would work under the bi laws.

With the aging ladder truck, a Truck Company Committee has been formed to look at different vendors for a replacement.

New doors on the fire station were installed & painted red.

Kudos to Joe & Teri Silar for all their hard work, time & dedication in all aspects of Fire Company operations.

- Chief Silar reported:

- Regarding the ladder truck; mechanically, it's aging quickly. They're hoping to have a new truck ordered & in service soon (approx. value \$1.1million).
- Boundary Avenue fire—13 different stations responded to this call. Quantity of water was not an issue, but pressure was low, at times.
- Of note, Fire Companies can be reimbursed for Hazmat incidents per PA Statute
- September 14th—Crab Feed, 5:30-9:30pm

- **Public Safety**—

- Portable speed sign will be placed along First Avenue to hopefully deter speeding in that area.
- East High Street solar speed sign is out—Borough staff will address this.

- **EMA Report**—Laura Kirk reported:

- July was a busy month with the lightning strike at the Water Treatment Plant, Boundary Avenue fire, training & other events.

- Street Fair went well; everyone did a good job. The Cooling Station seemed busy throughout the day, but no dangerous incidents occurred.
 - Laura thanked Scott Kopp for manning the Cooling Station on hot days.
 - Towing of vehicles parked in “No Parking” areas & intersections during Street Fair. If the areas are not posted as a towing zone, the Borough is not able to tow. Problem parking areas will be looked at for next year’s Street Fair so signage can be revised.
 - Other towing problems—Mr. Craley stated if a vehicle is parked on private property, the property owner must state it is not theirs. State Police must contact a salver to tow abandoned vehicles on Borough roads. This is governed by the Vehicle Code, not Borough Ordinance. Concerning abandoned vehicles, Borough staff contacts PSP; however, this gets delayed due to police personnel turnover & other police incidents taking precedence. Nick Rhoads offered his PSP liaison, Trooper Rueben Delossantos, as a Borough contact person.
6. **SOLICITOR’S REPORT**—no report
7. **ENGINEER’S REPORT**—Jeff Shue reported:
- Charles & Broadway—when this area was dug up, Brett Patterson was satisfied that the concrete pipe was in good condition, which will save money on this project if it doesn’t need replaced. Mr. Klinedinst suggested having the lines scoped & cleaned prior to this project; Mrs. Price said this money is already budgeted.
8. **PARKS AND RECREATION**—Mrs. Barley & Meredith Yakelis reported:
- Summer camp ended last Friday—1 of the 4 counselors will return next year.
 - Friday, August 16th—Food Truck Friday, 5-8pm in the Municipal Parking Lot
 - Sunday, August 18th—Concert in the Park @ 6pm—Spring Garden Band will play
 - Field hockey & fall soccer are being planned, will begin soon
 - Pound Workout class is being planned for end of September (on Mondays & Wednesdays)
 - Fence damage at the park—a quote on another camera was sent to Mrs. Price
 - Roof on Recreation Building to be replaced. Prices will be gathered on shingles & metal.
9. **MUNICIPAL SERVICES**—Ms. Weaver reported:
- Usage is the same last year this time.
 - 6.93” rainfall received since last meeting.
 - Two new connections in The Paddock development
 - 100,000-150,000 gallons of water was used in the recent Boundary Avenue fire
 - July 24th—Joint meeting was held between Red Lion Municipal Authority & Dallastown-Yoe Water Authority
 - July 31st—meeting was held with York County Emergency Services to discuss the efficiency during the recent lightning strike at the Water Treatment Plant and what improvements can be made in a future like event. This Thursday, Laura Kirk plans to tour all RLMA facilities. The Emergency Operation Plan is also being updated since this incident.
 - August 1st—meeting was held to review the Library’s plans for expansion
 - August 14th—shut offs for delinquent bills
 - September 18th—Source Water Protection Meeting will be held at Red Lion Municipal Office @ 6:30p.m.
 - September 21st—17th Annual Watershed Weekend—RLMA staff will offer tours of the Water Treatment Plant from 10am-noon. Anyone interested can meet at Windsor Church of God for transport to the plant.
 - Water meter replacement is ongoing
10. **PUBLIC WORKS**—Mr. Klinedinst reported:
- Approval of York Excavating invoice for the Horace Mann Project in the amount of \$495,868.95. Retainage in the amount of \$82,254.98 is being held. Red Lion School District

has been billed for their portion in the amount of \$164,012.48. Mrs. Price will provide the amounts owed by the other four property owners involved with this project.

Of note, Council had recommended & bid this project with (3) 8'-wide steps to access the area into the football field parking lot as well as speed tables along Horace Mann Avenue; however, the School District removed them from the bid, stating they weren't necessary. With Jeff Shue concurring with all related payment amounts, Ms. Weaver made a motion to approve the payment to York Excavating for \$495,868.95; Mr. Klinedinst seconded. All were in favor; motion carried.

- Council is proposing to open Lancaster Street extension; however, environmental permits may be required and/or necessary. Mr. Klinedinst made a motion authorizing Jeff Shue to research all necessary environmental permitting to open this street. Mrs. Frutiger seconded. All were in favor; motion carried.
- PA One Calls—to date, 229 calls have been made for street & sidewalk work. Were permits obtained for all that work? Mrs. Price said sometimes the PA One Call is made, but the work is not followed through with, such as with Columbia Gas. PA One Calls are made for design work, as well. Jeff Shue said the engineer typically calls before a project begins, then the contractor makes a 2nd call. We can compare the list of PA One Calls with the permit list on file, but they may not match up because of the two required calls made in some cases.
- Improvements in the square—in front of Lion Pharmacy where the storm drain is sinking, brick will be removed to move the turning lane against the curb/sidewalk. Borough was approved for \$150,000 through the County organization YAMPO (York Area Metropolitan Planning Organization), which should be enough for the square improvements. This will be coordinated with the Rt. 74/Rt. 24 Project for 2020 but is a separate project.
- Charles Street/Broadway improvements—Jeff Shue to work with Brett Patterson to try & complete in-house.
- Plow blade needs to be purchased.

11. **PLANNING, ZONING & REDEVELOPMENT**—Mr. Horne reported:

- Mike Zelger & Emory Pajer were present to request a Waiver of a Land Development Plan for a small addition to Lion Bowl. Their original plan for expansion had changed & Emory now plans to brew beer off-site at his Dallastown residence, so he would only require a 240 sq. ft. space for storage and to keep the beer cold. Lion Bowl would still be considered a multi-use property, but on a much smaller scale. No parking spaces would be lost & no grass will be concreted so there should be no drainage problems. Mike distributed a plan of the current site, along with the storage addition for the proposed “Scrubby’s Pub”. Mike explained that the current game room (inside the building) will be renovated into the tap room.
Mrs. Barley made a motion to approve the Waiver of the Land Development Plan; Ms. Weaver seconded. All were in favor; motion carried.
- August 13th—Zoning Hearing @ 6pm to act on Bedazzled Dance Studio’s Variance (207 Redco Ave) & William Burk’s Special Exception (137 Householder Ave), both of which Planning Commission had recommended for approval.
- No Planning Commission meeting this month.
- Setting a demolition date for 203 E. Lancaster Street--Mr. Horne made a motion to set September 30th as the deadline when the building must be down; Ms. Weaver seconded. All were in favor; motion carried. Dan Shaw will send notice of the deadline to the property owner.
- Commercial & Industrial Property Maintenance Ordinance advertisement—Mrs. Barley made a motion authorizing the advertisement of the Commercial & Industrial Property Maintenance Ordinance after Mr. Craley & Borough staff decide on proper verbiage; Mr. Horne seconded. All were in favor; motion carried.

- Quotes were received & are being reviewed on projectors and/or monitors for the meeting room. Redevelopment & the Municipal Authority will split the cost of this.
 - Sign Ordinance—Redevelopment is reviewing this in an attempt to get Red Lion’s Ordinance comparable with surrounding municipalities. Mr. Craley stated amendments to a Zoning Ordinance should originate with the municipality’s Planning Commission. Mrs. Barley made a motion authorizing Planning Commission to review the potential amendments to the Zoning Ordinance, including what is being proposed for signs; Mr. Klinedinst seconded. Motion carried, with Mrs. Frutiger opposing.
 - Holiday decorating contest will be promoted on the website beginning September.
12. **ADMINISTRATION**—Mrs. Frutiger reported:
- MMO (Minimum Municipal Obligation) for 2020 will be \$63,010 (Borough’s Pension Plan)
 - Klugh Animal Control Services contract for 2020—there will be no price increase for 2020. Mrs. Frutiger made a motion to approve the contract with Klugh Animal Control for 2020; Mr. Minnich seconded. All were in favor; motion carried.
 - No Work Session will be held in September
 - Fee schedule regarding Street Cut Ordinance—language of the Ordinance should be reviewed by Council & comments can be sent to Mrs. Price.
 - Catherine Meyer Award—nominations are due by September 9th Council Meeting. Winner to be announced in October.
13. **COMMUNICATION**—nothing further
14. **Approval of bills**—Mrs. Frutiger made a motion to approve the bills; Mrs. Barley seconded. All were in favor; motion carried.
15. **Adjournment**—With no further business before Council, Mrs. Barley made a motion to adjourn the meeting @ 8:35p.m. Motion carried; meeting adjourned.

Respectfully submitted by:

Stacy Myers, Recording Secretary