

**CAMP HILL BOROUGH COUNCIL
MINUTES OF THE REGULAR MEETING
2145 WALNUT STREET, PROSSER HALL
CAMP HILL, PA 17011
February 8, 2011**

Vice President Edwards called the public meeting to order at 7:06 p.m. Present were:

Donald Edwards, Jr.
Richard Guerin
Burke McLemore
Peter Robelen
Carl Schultz
Aubrey Sledzinski
Richard Woodard

Also present Police Chief Ammons, Mayor Simpson, Solicitor Stephen Feinour (who arrived at 7:10 p.m.), Borough Engineer Mark Malarich, Borough Manager Gary M. Kline and Borough Secretary Anne Shambaugh.

MINUTES

The minutes of the January 11, 2012 regular council meeting were presented.

- Motion made by Mr. Edwards, seconded by Mr. Woodard, to approve the minutes of the regular council meeting of January 11, 2012. Motion passed unanimously.

Mr. McLemore welcomed Mr. Sledzinski to the meeting and wished him a speedy recovery after recent surgery.

MAYOR'S REPORT

Mayor Simpson stated there was no report this month.

PUBLIC COMMENT

- Bruce Bigelow, S 26th Street, stated he wanted to state what a good job the Public Works department is doing with leaves, snow removal, etc.
- Barbara Koons, 1422 Market Street, stated she is concerned about the property at 1416 Market Street. She stated the house was condemned several years ago and is requesting the Borough force the owner to renovate the property and bring it up to code.

Mr. Kline stated the Bank next to the property bought it and recently sold it so the renovations should begin soon.

PRESENTATION – PA AMERICAN WATER

Mr. Joe Woodward of PA American Water stated a project to replace the water main line under Market Street will begin in late February. PAWC is replacing the pipe between 32nd Street to the Borough line (14th Street). He stated the work will be done at night Sunday through Wednesday. He stated there may be some occasion for work on Thursday evening or during the weekend.

He stated all residents will receive a letter describing the project and the estimated timeline for completion. E.K. Services is the contractor and they will fill the trench as they go and then will come back in July to pave the street.

PUBLIC SAFETY

Mayor Simpson stated the monthly police report was in the packets.

Chief Simpson read the monthly fire report.

MANAGER'S REPORT

Mr. Kline stated the Treasurer's report for December 2011 is in the packet.

HEALTH and SANITATION

Mr. Schultz stated the monthly report and Engineer's report were included in the packets.

Mr. Schultz stated Council needs to approve a resolution amending the location of the new pumping station for the Act 537 plan.

- Motion made by Mr. Guerin, seconded by Mr. Edwards, to approve the resolution amending the location of the new pumping station for the Act 537 plan. Motion passed unanimously.

Mr. Schultz stated a Town Hall Meeting will be held Wednesday, February 29 to discuss the increase to the sewer rates as well as some recommendations from the Citizen's Advisory Board. Mr. Schultz thanked the volunteers on the CAB – Steve Knaub, Mindy Bower, Bruce Bigelow, Ray Schwalb, and Richard Mantz.

He stated there have been seven (7) meetings since July to discuss the engineer's preliminary report on storm water. He stated the storm water system was developed many, many, years ago and most is located on private property.

He stated the CAB would like to fix the overall system, determine the cost for the improvements and how to pay for them, develop a plan for what is on public versus private land and review the changes and cost to complete Willow Park.

He stated there is no simple solution.

PLANNING AND ZONING

Mr. Robelen stated the engineer's report is in the packet.

Mr. Josh George and Mr. Gary Gilbert presented the proposed Land Development Plan for the Chipotle restaurant.

At the January meeting, Council requested solutions to the "traffic island" at the corner of Chestnut Street and Trindle Road. Mr. George stated they are requesting approval of the Plan with the ability to install the island/porkchop at a later date.

Mr. Robelen explained that sewer main work will be going in at this area and if the island is installed prior to the sewer work it will be torn out. Mr. Kline agreed stating the most recent picture distributed to council shows the location of the sewer main and the proposed location of the island.

- Motion made by Mr. Robelen, seconded by Mr. Woodard, to approve the request to waive the Borough's requirement to submit separate Preliminary and Final Land Development Plans under section 404 of the SALDO. Motion passed unanimously.
- Motion made by Mr. Robelen, seconded by Mr. Sledzinski, to approve the request to waive the Borough's requirement to install sidewalk and curbing under section 607 of the SALDO along the east side of Chestnut Street to preserve the storm water flows. Motion passed unanimously.
- Motion made by Mr. Robelen, seconded by Mr. Woodard, to approved the Preliminary/Final Subdivision and Land Development Plan for the Chipotle Restaurant at 3216 Trindle Road contingent upon the following conditions:
 - Resolution of all engineering comments in the January 9, 2012 letter;
 - Approval of the sewage facility module by the Department of Environmental Protection;
 - Payment of the tapping fees;
 - Approval of the E&S plan by Cumberland County;
 - Execution of a facilities/monitoring agreement for storm water between the owner and the Borough;
 - Proof of adequate financial security in the amount of 100% for public improvements as outline by the Borough Engineer;
 - Installation of restrictions for no left turns to include a no left turn sign, island/porkchop and a developer agreement approved by Penn DOT in the form of a Highway Occupancy Permit; and
 - Capped expense for the island/porkchop at \$10,000.

Motion passed unanimously. Mr. McLemore instructed the solicitor to draft the no left turn ordinance.

Mr. Gilbert asked the Fire Chief if they would like to use the building for training purposes prior to and during the demolition. Chief Simpson thanked him and stated he would speak to him directly about coordinating efforts.

Mr. Robelen stated the committee met to discuss the proposed Farmer's Market and that Mr. Feinour reviewed numerous ordinances for zoning and will present his findings.

Mr. Feinour thanked the members of the Farmer's Market for their well-thought out proposal. He stated there is an increased trend to allow Farmer's Markets throughout the Commonwealth especially near residential gathering areas such as libraries, churches, municipal centers and public parks.

He stated the Library is in a Low Density Residential zone and exists as a Special Exception. He recommends the Borough's zoning ordinance be changed to allow for this type of function as a Special Exception or Conditional Use at these gathering areas. He recommends only local produce or farm items be allowed and not "flea-market" items or crafts.

He stated the revision to the ordinance should outline which locations, is it operated by a non-profit or for-profit organization, the number of vendors, hours of operation, noise/trash control and parking requirements.

Mr. McLemore recommended the Borough Building or the Library be considered and Mr. Feinour stated areas of large open space should/could be considered as well.

- Motion made by Mr. Schultz, seconded by Mr. Woodard, to draft a zoning ordinance change and provide guidelines for an open-air farmer's market within the Borough with specific locations. Motion passed unanimously.

Mr. William Roberts of Williamsport, PA stated he believed this request would be in-line with the proposal from the Farmers.

Ms. Bonnie Goble, Executive Director of the Fredricksen Library, stated the Library Board approved the use of the side lot of the Library for use for an open-air Farmer's Market.

Mr. Feinour stated a Public Hearing would be needed prior to the enactment of the ordinance.

GENERAL GOVERNMENT

Mr. Edwards read the meeting announcements. Mr. Robelen stated the Shade Tree Commission requested their meetings be moved to the 3rd Thursday of each month.

Mr. McLemore asked Ms. Shambaugh to verify the dates for the Plein Air Festival.

FINANCE

Mr. Woodard presented vouchers for payment.

- Motion made by Mr. Woodard, seconded by Mr. Guerin, to pay vouchers in the amount of \$535,659.03. Motion passed unanimously.

INFRASTRUCTURE

Mr. Kline requested approval to have Gannett Fleming, Inc. prepare the 2012 Street Paving Request for Proposal.

- Motion made by Mr. Woodard, seconded by Mr. Guerin, to have Gannett Fleming, Inc. prepare the 2012 Street Paving Request for Proposal. Motion passed unanimously.

Mr. Guerin asked if the storm grates were assessed along Market Street since PAWC will be paving in late July. Mr. Kline stated a majority were assessed when the Safe Routes to School program was completed and the remainder will be reviewed.

PERSONNEL, POLICIES and PROCEDURES

There was no report this month.

COMMUNITY AND BUSINESS RELATIONS

Mr. Schultz stated this committee was formed to help move Camp Hill forward and to attract more businesses and residents to the community.

Business Community Open Meeting	March 7, 2012 at 7:00 p.m.
Realtors Open Meeting	April 18, 2012 at 7:00 p.m.

PARKS and RECREATION

Mr. Edwards stated the monthly report was in the packet.

- Motion made by Mr. Edwards, seconded by Mr. Sledzinski, to donate a family pool membership to the Library for their annual fundraiser. Motion passed unanimously. Winner must be a resident of Camp Hill Borough.
- Motion made by Mr. Edwards, seconded by Mr. Guerin, to approve the use of the cabin at Siebert Park by the Girl Scouts on June 3, 2012 with the rental fee waived. Motion passed unanimously.

- Motion made by Mr. Edwards, seconded by Mr. Schultz for the following:
 - Use of Prosser Hall on February 26, 2012 by the Tall Treest Girl Scout Unit between 11 am and 6 pm with the rental fee waived;
 - Use of Prosser Hall by the Camp Hill Jr. Civic Club February 24 and 25 for their annual Arts and Literature contest;
 - Use of the Cabin at Siebert Park by Cub Scout Pack 51 May 6 between 12:30 and 4:30 with the rental fee waived;
 - Use of Prosser Hall on April 14 between 11 am and 1 pm by the Camp Hill Girls' Softball League with the rental fee waived; and
 - Use of Prosser Hall on September 5 by the Tri-County Planning Commission for a meeting between 8:30 am and Noon with the rental fee waived.

Motion passed unanimously.

PUBLIC WORKS

Mr. Guerin stated the monthly report is in your packets. He noted the terrific job done by the Public Works staff and thanked them for their efforts.

PUBLIC COMMENT

There was no additional public comment.

EXECUTIVE SESSION

Council recessed to executive session to obtain legal advice from the solicitor and discuss legal matters at 8:26 p.m.

Borough Council returned to public session at 9:15 p.m.

There being no further business to discuss,

- Motion made by Mr. Woodard, seconded by Mr. Robelen, to adjourn. Motion passed unanimously at 9:16 p.m.

Respectfully submitted,

Anne Shambaugh