

**CAMP HILL BOROUGH COUNCIL
MINUTES OF THE SPECIAL MEETING
2145 WALNUT STREET, PROSSER HALL
CAMP HILL, PA 17011
October 8, 2012**

President McLemore called the public meeting to order at 7:01 p.m. Present were:

Burke McLemore
Donald Edwards, Jr.
Richard Guerin
Peter Robelen
Richard Woodard

Also present were Borough Manager Gary M. Kline and Borough Secretary Anne Shambaugh.

PUBLIC COMMENT

There was no public comment at this time.

INTERVIEW OF CANDIDATES FOR COUNCIL

Mr. McLemore stated this is the time Council will interview the candidates to replace Aubrey Sledzinski and complete his term which expires December 31, 2013.

Mr. McLemore introduced Carole Brennan as the first candidate.

Mr. McLemore: What do you like to do for fun?

Ms. Brennan: I like to garden and ride my bike along the Rails to Trails.

Mr. McLemore: How do you feel about chickens in the Borough?

Ms. Brennan: Initially I thought no, but now I am wondering if it could work.

Mr. McLemore: What do you think is the biggest challenge facing the Borough?

Ms. Brennan: How to afford everything because of the size of the community.

Mr. McLemore: What are your recommendations to meet that challenge?

Ms. Brennan: I don't know enough of the background or the extent of the needs to offer suggestions at this time.

Mr. Guerin: What activities/clubs or other volunteer positions do you hold?

Ms. Brennan: I am a brownie co-leader and a class mom. I am not too involved in many activities but would like to become more involved.

Mr. Woodard: How do you see yourself working on Council and where would you specifically like to participate?

Ms. Brennan: I could help with the Parks or Market Street Design because of my landscape and design background.

Mr. Robelen: You live across from the library. How did you feel about the Farmers' Market and the decisions made?

Ms. Brennan: It was the first meeting I ever attended of Council. I didn't want to have it at the Library and I thought the issue was resolved well.

Mr. Robelen: How would you have felt about the Market at the Library if you didn't live across the street from it?

Ms. Brennan: I was concerned about parking on-site and believed there were better alternatives. Library has green space and it was not a good idea to have the Market in that location.

Mr. Robelen: What do you think about alternative methods of energy such as solar power, windmills, etc.?

Ms. Brennan: You need to be very careful where you place them and how you integrate them into the community.

Mr. Edwards: You are involved in landscaping.....what improvements would you recommend to the parks and open space?

Ms. Brennan: I think you could rehab the stream in Willow Park and Siebert Park should be developed more to get more use.

Mr. McLemore: How would you allocate resources throughout the community if there were unlimited funds?

Ms. Brennan: First would be infrastructure – sewers and making sure things work properly. Second would be security like the police department and third would be parks and green space.

Mr. McLemore: With the cost of the sewer system toward \$20 million, how would you deal with neighbors who say the cost is too much?

Ms. Brennan: The system must be maintained. You cannot let it go and due to the small size of the Borough, there are not many alternatives to the option utilized.

Mr. McLemore: Do you see the Borough surviving as its own entity in 5, 10, or 20 years?

Ms. Brennan: [I] Imagine it will be harder to maintain but it seems our separate school system/district is the bigger problem.

Mr. Guerin: What do you think should be done with Shaeffer Elementary?

Ms. Brennan: I think input from the community should be sought. The Borough can't just leave it there and do nothing. Borough must be sensitive to the people who will be directly affected by being close to the area.

Mr. Woodard: What do you think about the major renovations to the pool?

Ms. Brennan: I think it is great.

Mr. Simpson: When on Council you will get a lot of phone calls, etc. with residents asking your opinion and giving theirs to you. How will you deal with that?

Ms. Brennan: I have no issue with being approached or contacted by residents outside of a regular meeting.

Mr. McLemore: Would you run for a full-term if appointed?

Ms. Brennan: I am not sure at this time.

Mr. McLemore: What are your three strongest traits?

Ms. Brennan: I don't form opinions immediately; I am good at design and organizing projects but not good at public speaking; and I am interested in working with and learning more about the Borough.

Mr. Woodard: The business community is looking at repealing the "no liquor law" within the Borough for restaurants. What do you think of that and what do you think of the proposed condos at Shaeffer?

Ms. Brennan: I have no issue with the liquor licenses if it benefits the community and Borough. I don't have all the information on the Shaeffer proposal but would be open to hearing all the options.

Mr. McLemore thanked Ms. Brennan for her time and stated Council would make a decision at Wednesday's regular meeting.

7:33 p.m. stopped regular session

Mr. Krulac arrived at the interviews at 7:49 p.m.

Mr. McLemore: Can you provide Council with a general overview of yourself and your experience?

Mr. Krulac: I have been on the Planning Commission for six (6) years. I have extensive experience in government. A portion of my life has been spent in public service and this would be a natural extension of that service. I was a political science major in college and have a great deal of experience in dealing with the workings and political systems at the local and County level.

Mr. McLemore: If selected as a replacement would you run for a full term?

Mr. Krulac: I haven't given it any thought yet. I have never run for political office before. I currently own four properties in the Borough.

Mr. McLemore: What do you think the Borough's biggest issue is?

Mr. Krulac: There are unique aspects within the Borough. Some of those aspects need to be preserved while not destroying the progress forward. It is a fine line between preservation and stagnation.

Mr. McLemore: How did you end up in Camp Hill?

Mr. Krulac: I got a job at the Navy Depot in 1974 and worked in Mechanicsburg and New Cumberland. I have been all over the world for those jobs.

Mr. McLemore: How would you allocate Borough resources – what are the top three areas?

Mr. Krulac: First is the preservation of the neighborhood for single families. Second is the cultivation of businesses within the Borough and third is the resolution of traffic-related issues within the Borough.

Mr. McLemore: How would you cultivate businesses within the Borough?

Mr. Krulac: Try to locate more parking and make an effort to solicit specific businesses that would be a good fit within the Borough.

Mr. McLemore: What do you do for fun?

Mr. Krulac: My wife and I travel. We are both workaholics and love to try.

Mr. McLemore: What does your wife do?

Mr. Krulac: She owns a candy store in Mechanicsburg and is President of Fry Communications.

Mr. Guerin: When does your term on the Planning Commission expire?

Mr. Krulac: I am not sure.

Mr. Guerin: What was the hardest issue you faced on the Planning Commission?

Mr. Krulac: The re-development of Eisenhower School.

Mr. Guerin: What is your opinion on Shaeffer Elementary School?

Mr. Krulac: It is an important issue. We live three doors down from the school. I understand the school has heard proposals but none appear to meet the current zoning requirements.

Mr. Woodard: There are times when issues cause anxiety for the residents and you will get calls, letters, etc. regarding those issues. Would you be opposed to offering liquor licenses to the Borough restaurants?

Mr. Krulac: There was a full-house when the Planning Commission discussed the ordinance change for the Farmers' Market. I was surprised at the attention but I think it made better sense to have the Market at a different location. I think the compromise was a healthy choice for the Borough. I am not opposed to drinking but I don't see the need for the Borough to have a bar.

Mr. Robelen: Where does the Planning Commission stand on the new ordinances for solar and wind power?

Mr. Krulac: We are still fine-tuning some of the aspects including noise and height restrictions.

Mr. Robelen: The current zoning does not support changes to Shaeffer School. Would you be willing to change the ordinance?

Mr. Krulac: Efforts went into the change of regulations and Zoning to make it LDR (single family). In my opinion, anything other than single family would require Zoning Hearing Board.

Mr. Robelen: Where were you an SEO?

Mr. Krulac: I carried the license for 16 years but never hired as one. I took the classes to understand the tests we were developing.

Mr. Edwards: There are more houses for sale. Can Council do anything to help?

Mr. Krulac: Believe it is more about finding what fits the buyer rather than the neighborhood. I would make it easier to improve buildings and renovate if possible.

There are other opportunities for the school rather than to change the zoning ordinance. Open space could be retained by the school district and 4 houses could be built on the land.

Mr. Edwards: If a friend or neighbor asked you to look into something how would you handle the request?

Mr. Krulac: At a recent Planning Commission meeting, we were asked to give help but we couldn't do anything. The property had multiple tracts and there were several issues. You have to walk the line but not tell them exactly what to do.

Mr. Simpson: There are three parks in the Borough. What are your thoughts on those?

Mr. Krulac: My daughter used to play at Beverly and it was great having a park so close to the house. It is beneficial to have the parks and would like to see more in the Borough.

Mr. Robelen: With the billboard issue what was your reaction? Do you see any other potential issues?

Mr. Krulac: Not sure I know of any other issues. I am surprised by how distracting it is when you drive past it.

Mr. Guerin: The money for the sewer project is \$17.5 million. The school is in the same situation with needing a new field. Would you re-do Siebert Park [athletic fields, etc.]?

Mr. Krulac: I would need more time to review the issue.

Mr. McLemore: Thank you for your time and interest. We will select a replacement at Wednesday's Council meeting.

Mr. McLemore introduced and welcomed Leigh Twiford.

Mr. McLemore: Why are you interested in this?

Ms. Twiford: Because I have the ability to give back to the community. I have lived here for 15 years and taken advantage of it all and now I welcome the chance to give back.

Mr. McLemore: Would you run for the full 4-year term?

Ms. Twiford: I would look to gauge the fit, etc. based on the next 14 months.

Mr. McLemore: What do you do for fun?

Ms. Twiford: I run marathons and love to cook. I am in several book groups.

Mr. McLemore: How did you get here [Camp Hill]?

Ms. Twiford: My husband got a job offer here.

Mr. McLemore: What are the three biggest challenges to the Borough?

Ms. Twiford: First is to focus on safety with the sidewalks, police presence, and overall safety. The second is to continue to look for additional income sources and the third is the school district in general.

Mr. McLemore: Additional income?

Ms. Twiford: Shaeffer – do something to bring additional income into the Borough.

Mr. McLemore: What are your strengths?

Ms. Twiford: Financial industry background, community volunteer and ability to collaborate, and can bring people together.

Mr. McLemore: What was your biggest challenge in the last five years?

Ms. Twiford: Deciding what to do and where to go after losing a job.

Mr. Robelen: Do you see a conflict of interest with your husband serving on Zoning Hearing Board?

Ms. Twiford: No, I don't see a conflict.

Mr. Robelen: With the reaction governing the billboard issue and looking at alternative energy including solar and wind, do you see any other issues we need to address proactively?

Ms. Twiford: Energy management is a key component these days. Technology is always changing and you can save time by researching what others have done rather than re-inventing the wheel.

Mr. Edwards: Would you focus on the school district and borough relationship?

Ms. Twiford: The school is a big draw to the area. But the question is should we merge with another district. I have concerns about keeping a strong working relationship with the district.

Mr. Edwards: If friends or neighbors approach you and ask for a favor how would you handle that?

Ms. Twiford: Delicately and with the right choice of words. It is easier to have those conversations and try to preserve the relationship.

Mr. Simpson: How would you deal with getting letters, phone calls at home regarding issues?

Ms. Twiford: Depending on the topic, I would come back to Council and see if others know of it or check to see if there is a procedure in place, etc.

Mr. Woodard: The business community is looking to bring alcohol into restaurants within the Borough. What are your thoughts on that as well as the recent Farmers' Market and the proposed options for Sheaffer Elementary?

Ms. Twiford: I am in favor of the Market. I was surprised by the amount of push-back from the community. Would the liquor license bring revenue into the Borough or would it just create a situation where "all hell breaks loose?" Would need to review the economics and financing of the options for the School.

Mr. Guerin: If the Borough had an extra \$1 million where/what would you improve?

Ms. Twiford: The streetscape would be my first choice then safety. I would fill the cofers to hire more police and secure a "rainy day" fund.

Mr. Guerin: What is your opinion on Shaeffer?

Ms. Twiford: I am concerned about an empty building and think it should be addressed sooner rather than later. Find a way to make it generate revenue for the Borough.

Mr. Robelen: What other things can Council do to make it beautiful to stay?

Ms. Twiford: Tweak the permitting process for building. Keep houses modified and make the process smoother to follow.

Mr. McLemore thanked Ms. Twiford for volunteering to fill the vacancy and she thanked Council for the opportunity to volunteer.

Mr. McLemore stated it might be nice to have a ladies' perspective and Ms. Twiford stated 50% of your population is female and she is used to "being the only woman at the table."

EXECUTIVE SESSION

Council recessed to executive session to discuss legal matters at 8:53 p.m.

Borough Council returned to public session at 9:00 p.m.

There being no further business to discuss,

- Motion made by Mr. Robelen, seconded by Mr. Woodard, to adjourn. Motion passed unanimously at 9:01 p.m.

Respectfully submitted,

Anne Shambaugh