

BOROUGH OF QUARRYVILLE – COUNCIL MINUTES

REGULAR MEETING – APRIL 2, 2018

Borough Council held its Regular Meeting on the above date at 7:00 PM at the Municipal Building. Council President Joy Kemper called the meeting to order with the following persons present: Council Members C. Richard Aument, Mike Sullenberger, Robert Kauffman, Diane Hastings, and Joy Kemper. Mayor Joseph Bledsoe, Borough Manager/Secretary Ken Work, Maintenance Superintendent Bill Lamparter, and Police Chief Clark Bearinger were also present at the meeting.

PUBLIC COMMENT: Andrew Wagner of 24 South Hess Street commended the Borough on the good job that the maintenance employees do on the roadways during bad weather. Wagner stated that with the reconstruction of Second Street coming he doesn't feel the need for sidewalks on Second Street. Wagner also said that he felt that if sidewalks were required there was grant money available to pay for the project.

TROUT, EBERSOLE & GROFF LLP – 2017 AUDIT – BOROUGH AND AUTHORITY: Megan Senkowski and Jensen Appleman reported to Council on the 2017 audits. For the Borough audit, the auditors reported an unmodified opinion on the regulatory basis financial statements. The Borough showed a net change in the fund balance of \$251,653 with an ending balance of \$1,298,678. On the Authority audit the auditors issued a qualified opinion on the modified cash basis of accounting as they were unable to determine the net book value for certain assets transferred from the Borough on January 1, 2017. The audit showed the Authority with total assets of \$14,957,956 and total liabilities of \$2,044,357 for a total net position of \$12,913,599. Copies of the audits were distributed to Council and Authority members. There were no questions asked of the auditors.

PRESENTATION – PEIFFER FAMILY: Scott Peiffer gave a brief update on the playground project at Huffnagle Park. After the presentation, Council President Joy Kemper and Mayor Joey Bledsoe presented Scott and Mary Peiffer and their daughter, Marla Peiffer with plaques recognizing them for their contributions to the Borough of Quarryville. Scott and Mary instituted the Service Banners program, and Scott and Marla developed a plan for an all-inclusive playground area in Huffnagle Park and obtained funding for the project.

APPROVAL OF MINUTES – REGULAR MEETING – MARCH 5, 2018: Council reviewed the minutes from the March 5, 2018 Regular Meeting. It was moved by Councilman Kauffman and seconded by Councilwoman Hastings that

the minutes of the March 5, 2018 Regular Meeting be approved and the motion was unanimously approved.

BOROUGH MANAGER'S REPORT:

Fire Police Requests – Fulton Township & Strasburg Borough: Council is in receipt of two requests for Fire Police assistance. Fulton Township supervisors request the assistance of the Quarryville Fire Police for the Robert Fulton Fire Company mud sale to be held on April 7, 2018 & Strasburg Borough Council requests the assistance of the Quarryville Fire Police for a 5K Run to be held on May 12, 2018. Councilman Aument offered a motion to approve the use of the Quarryville Fire Department Fire Police for the two events as listed. Councilman Sullenberger seconded the motion and the motion was unanimously approved.

FINANCIAL REPORT AND MONTHLY BILLS – March 31, 2018: Council received the financial report and bills for March 2018. It was moved by Councilwoman Hastings and seconded by Councilman Kauffman that the financial report be received and the monthly bills for March in the amount of \$74,711.28 be ratified and the motion was unanimously approved.

POLICE DEPARTMENT REPORT: Chief Bearinger reviewed the Police Report noting the arrests and calls for service. During the month, Chief Bearinger and part time officer Kirk Wolfe met with Dr. Bliss, Superintendent of Solanco to discuss the School Resource Officer program and Wolfe's experience as an SRO. Bearinger also advised that Officer Wolfe is completing his FTO training and will soon be ready for patrol duties. Chief Bearinger presented Council with a Memorandum of Understanding between the Borough and the Lancaster County District Attorney's Office to allow Officer Wolfe to continue with the County Special Emergency Response Team as a negotiator. The agreement has been reviewed by the Borough Solicitor. After discussion, Councilman Sullenberger offered a motion to authorize Chief Bearinger to sign the M.O.U. on the Borough's behalf. Councilman Aument seconded the motion and the motion was approved. Chief Bearinger also presented Council with the possibility of several officers purchasing AR-15 style rifles through a payroll deduction plan. The officers would qualify with those rifles and carry them on duty. After one year, when the rifles were paid for, ownership would be transferred to the individual officers. Councilwoman Hastings offered a motion to transfer the needed monies from the Police Salary Budget to the Firearms Budget and allow the purchase to be made with the officers repaying the Borough through payroll deductions. Councilman Sullenberger seconded the motion and the motion was approved.

ZONING OFFICER REPORT: With no discussion, Council accepted the Zoning Officer report submitted by Mark Deimler for March 2018 as submitted.

PLANNING COMMISSION: Ryan Whitmore of Landcore Engineering Consultants spoke representing Quarryville Industrial Properties LLC and Leader Enterprises LLC regarding the Preliminary Subdivision & Land Development Plan for 158 North Church Street. At the Planning Commission Meeting held on March 19, 2018, Planning had recommended that Council grant the requested waivers as indicated in their minutes. Planning further recommended that Council approve the Preliminary Subdivision and Land Development Plan for Quarryville Industrial Properties with the following conditions:

1. A letter shall accompany the plan indicating the utility plan has been reviewed by the various utility companies involved and is considered feasible.
2. A statement shall be shown on the plan indicating any existing or proposed subdivision or land development waivers granted by the Borough.
3. All streets intersecting a state route shall be subject to the approval of PennDOT. Permit shall be provided to Borough upon receipt.
4. Retaining walls shall not be constructed without satisfactory provisions for drainage.
5. A 20-foot drainage easement that provides ingress and egress from the public right of way shall be provided over all Stormwater facilities.
6. The PennDOT paving section shall be shown on the Subdivision and Land Development Plans.
7. Pavement history shall be shown on the plan for SR2019. The proposed pavement section shall be approved by PennDOT.
8. The right-of-way/access easement for the proposed local road shall be shown on the plan.
9. Curb elevations show one side of Quarry Edge Drive sloping in one direction and the other side in the opposite direction creating a cross-slope rather than a crown. The typical roadway section shall be revised to show the proposed condition.

10. Turning movement details indicate a motor home towing a 35' boat; however, the actual turning movements show a 20' long object being towed by the motor home. The turning movements shall show the longest vehicle that will be utilizing the roadway to ensure a proper design.
11. PATA figures should be listed on the HOP plan.
12. The HOP plans and the Subdivision and Land Development Plans shall be consistent. It appears that the HOP shows the existing utility pole and luminaire arm being relocated, but the Land Development plans show it as an existing pole and new arm.
13. The report shall provide a calculation which confirms the building coverage of 109,000 S.F.
14. The code and formula used to calculate the trips generated shall be included in the report.
15. And all conditions relating to water and sanitary sewer improvements as listed in the ARRO Consulting letter dated February 9, 2018 to the Quarryville Borough Authority.

After discussion, Councilwoman Hastings offered motion to grant the requested waivers as recommended by the Planning Commission and to approve the Preliminary Subdivision and Land Development Plan with the conditions as stated in these minutes. Councilman Aument seconded the motion and the motion passed.

STREETS/INFRASTRUCTURE/PARKS: Councilman Aument advised Council that at the Streets Committee Meeting, Councilwoman Hastings addressed the members as a liaison to SECA. Councilwoman Hastings had advised that SECA rents their pavilion for \$75.00 and they questioned whether the Borough would be in competition with them since Council had agreed on charging \$50.00 for the Borough's pavilion. The committee felt that at least for the first year they would not change the rental fee for the pavilion.

Councilman Aument also advised that there was discussion on ways to make the park more family friendly, including a redesigned entrance and more pavilions in the park.

OLD BUSINESS: None.

NEW BUSINESS: None.

ADJOURNMENT: At 7:51 PM, Council President Kemper called for a motion to adjourn. Councilman Aument offered that motion, seconded by Councilman Kauffman, and the motion passed unanimously.

Respectfully submitted,

Kenneth C. Work
Borough Manager/Secretary