

## **BOROUGH OF QUARRYVILLE – COUNCIL MINUTES**

### **REGULAR MEETING – NOVEMBER 6, 2023**

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 Susan Noel, Cheryl Bowman, Brian Braightmeyer, James Kreider and Gerald Hassel. Mayor Anthony Cavallaro, Chief Rick Beighley and Borough Manager Scott Peiffer were also in attendance. Councilwoman Hastings was absent.

**EXECUTIVE SESSION:** Pres. Kemper announced that an Executive Session was held prior to the Regular Meeting from 6:00 PM – 6:45 PM for legal matters discussion with the Borough Solicitor.

#### **PUBLIC COMMENT:**

##### **Zoning Discussion for Redevelopment of 451 W. Fourth St-Ferber Construction:**

Representatives from Ferber Construction and their legal counsel were present to discuss the possibility of a text amendment to the Borough's zoning ordinance in order to update the ordinance in regard to the construction of a convenience store and fueling station. Discussion centered around the text amendment being use by right, conditional use or special exception. After discussion, a motion to authorize legal counsel for Ferber Construction to prepare a draft ordinance amendment to allow a modern convenience store as a use by right in the C-1 zone at their expense to be reviewed by the Borough engineer and solicitor was made by Councilwoman Noel and seconded by Councilwoman Bowman. The motion passed unanimously.

**Mr. Castano- 3315 Warner Avenue:** Mr. Casdano relayed several concerns to Council. The first concern was the installation of speed humps on Stanton Rd. and Fifth St. He felt the speed humps were of limited benefit to the residents. The second concern was limited sight distance at the intersection of State St. and Church St. The Manager will contact the landowner regarding trimming shrubs away from the sight triangle. The third concern was the amount of time that the Mayor spends accompanying officers in the police vehicles. Chief Beighley responded that it is his right as Mayor to ride along any time he desires.

**Brian and Gina Caldwell:** Ms. Caldwell read a letter regarding a traffic stop on September 22, 2023. Ms. Caldwell submitted the complaint to the Police Department for follow up. Council suggested that a meeting with the Mayor and Chief of Police be scheduled to hear the complaint and follow up with internal procedures for complaints.

**APPROVAL OF MINUTES – OCTOBER 2, 2023 REGULAR MEETING:** It was moved by Councilwoman Bowman and seconded by Councilwoman Noel that the minutes of the October 2, 2023 Regular meeting be approved. The motion passed with Councilman Kreider and Councilman Braightmeyer abstaining due to absence.

**APPROVAL OF MINUTES- OCTOBER 23, 2023 WORK SESSION:** It was moved by Councilwoman Noel and seconded by Councilman Braightmeyer that the minutes of the October 23, 2023 Work Session be approved. The motion passed with Councilwoman Bowman abstaining due to absence.

**MANAGER'S REPORT:**

**Resolution 2023-15 - PennDOT Multimodal Transportation Fund Grant:** A motion to adopt Resolution 2023-15 for the application for funding a traffic signal at the intersection of State St. and Lime St. in the amount of \$215,000.00 was made by Councilwoman Noel and seconded by Councilman Braightmeyer. The motion passed unanimously.

**Resolution 2023-16 - Local Share Account Grant Application - Police Vehicle:** A motion to adopt Resolution 2023-16 for the application for funding a new police vehicle in the amount of \$88,207.00 was made by Councilwoman Bowman and seconded by Councilwoman Noel. The motion passed unanimously.

**Employee Service Recognition:** The following employees have reached milestone employment years of service: Uniform employees: Cheryl Thompson, hire date 8/4/08-15 years of service. Chris Dilworth, hire date 8/14/03-20 years of service. Non-uniform employees: Jonathon Stevens, hire date 9/17/18-5 years of service. Council applauded the employees for their dedication.

**Short Term Rental Ordinance Draft Review:** Council was presented the draft short-term rental ordinance for review. The draft was prepared and reviewed by Planning Commission. Council members should send any comments or change recommendations to the Borough Manager by December 1, 2023.

**2024 Proposed Meeting Schedule:** The proposed 2024 meeting schedule was distributed for review and comment. It will be acted upon at the Regular December Council meeting.

**Fire Police Request:** A motion to approve a request from East Drumore Township for Quarryville Fire Police to assist in traffic control at the Wreaths Across America event on December 16, 2023 at the Quarryville Cemetery was made by Councilwoman Noel and seconded by Councilwoman Bowman. The motion passed unanimously.

**Non-Uniform Primary Day Election Holiday:** After a brief discussion, a motion to amend the employee handbook by adding primary election day as an additional holiday for non-uniform employees was made by Councilwoman Noel and seconded by Councilwoman Bowman. The motion passed unanimously.

**FINANCIAL REPORTS AND MONTHLY BILLS – OCTOBER 31, 2023:** Council received the financial report and the bills for October 2023. It was moved by Councilman Braightmeyer and seconded by Councilman Kreider that the financial report be received and the monthly bills for October in the amount of \$249,620.80 be ratified. The motion was approved.

**POLICE DEPARTMENT REPORT:** Council received the Police Department Report of Calls for Service for October 2023.

**ZONING OFFICER REPORT:** Council accepted the October report as submitted.

**QUARRYVILLE BOROUGH AUTHORITY:** The October 17, 2023 Regular Meeting minutes were reviewed by Council. Councilman Braightmeyer commented on the minutes by adding that the Authority met with ARRO Consulting regarding the refurbishment of the standpipe in 2024.

**PLANNING COMMISSION:** The October 16, 2023 Planning Commission meeting minutes were reviewed by Council.

**STREETS/INFRASTRUCTURE/PARKS COMMITTEE:** The October 10, 2023 meeting minutes were reviewed by Council.

**MAYORS REPORT:** None

**OLD BUSINESS:** None

**NEW BUSINESS:** None

**PUBLIC COMMENT:** Brenda Boyd of 119 West State Street thanked Officer Thompson of the police department for her assistance in traffic control during Trick or Treat night at the Summit Ave./State St. intersection.

**EXECUTIVE SESSION:** At 8:10 PM, a motion to enter into Executive Session for personnel issues was made by Councilwoman Bowman and seconded by Councilwoman Noel.

**RETURN TO REGULAR SESSION:** Council returned to regular session at 8:13 PM.

**ADJOURNMENT:** At 8:15 PM, Council President Kemper called for a motion to adjourn. It was moved by Councilwoman Noel and seconded by Councilman

Hassel that the meeting be adjourned. The motion to adjourn was unanimously approved.

Respectfully submitted,

Scott Peiffer  
Borough Manager