

**BOROUGH OF WIND GAP
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The Council meeting of the Borough of Wind Gap on Thursday, March 18, 2004, was called to order at 7:30 p.m. by Council President, Kerry Gassler, at which time he reminded those present that the meeting was being recorded. In attendance were Councilpersons: Karen Skorochood, Mitchell D. Mogilski, Sr., George Hinton, and Anthony Curcio. Also in attendance Mayor Kenneth George and Secretary/Treasurer Louise Firestone. Absent were Councilman, Winton Male, Jr. and Councilman Scott Parsons.

REPORTS

1. EMS – Karen Skorochood reported that she had an updated list of EMS officers for the Borough. She reported that the EMS is currently pricing new equipment that needs to be updated and there will be more on that later. Mitch reviewed that changes on the Ambulance lease which included: 36,000 square feet just where the building is located (building and parking lot), the proposed lease was for twenty-five years with a review every five years, it has been discussed to have the lease agreement for the full twenty-five years with monthly rent of \$244.

On motion by Mitchell D. Mogilski, Sr. to accept the lease agreement with the Ambulance Corps as is and seconded by Karen Skorochood. Roll call vote taken. Motion carried unanimously.

George stated that the Borough no longer has a representative to the County regarding the Borough's frequencies. Kerry asked Tony if he would look into this, Tony accepted.

2. Police – George Hinton reported that he has a meeting set for Wednesday, March 24 at 7:00 p.m. with the Police officers.

3. Streets – George Hinton reported that there was a permit issued to John Turtzo to build a house on Delaware and Genoga. They are using a Delaware Avenue address, but there is not road there. The way the permit reads, there is no curbing, it is a paper street and George's concern is what happens when the lot next to them is sold and developed? He stated that Planning should have worked better with Zoning on that issue. The street is not going to be paved, but will just be a driveway. George stated that the residents on the corner of Genoga and Delaware would have to put in curb and upgrade. The footer and cellar walls are already in. George questioned John Blick and John gave him a memo from in November that was issued on another property. George contacted Len who stated that one has nothing to do with the other and a permit should not have been issued.

Ron Madison had sent a memo to Plainfield Township making them aware that there is a water problem on Roosevelt related to the Janson Woods Subdivision and hopefully that will be taken care of when it is developed.

There is a tree that needs to come down on Third Street between Victor Zucal and Shoemaker.

Kerry reported that he and Ron Madison meet with Joe Alfred regarding an easement possibly through the backyard of his property. Mr. Alfred does not have a problem with the east end of the property, but he is not sure how he wants to handle the easement through his entire backyard. Kerry suggested putting out Third Street for design and come back later to work on the Park drainage and through the back of Mr. Alfred's backyard. PennDOT is planning to pave Third Street. Mitch stated that at the last meeting, Ron Madison recommended not doing anything until Joe Alfred has given the Borough the easements. Kerry replied that the Borough could fix the street area first. The easements are contained in one document and Mr. Alfred does not necessarily agree to both of the easements.

On motion by George Hinton to do the engineering on Third Street and have Ron draw up the easement just for the east end of that property and seconded by Tony Curcio. George added that Ron should not start until the Borough has a signed document. Roll call vote taken. Motion carried unanimously. PennDOT has already awarded the project to mill and pave Third Street. Bernie Corbett from PennDOT stated that if the Borough notifies him, he would put the project off until the end of the paving season. Kerry to contact Ron tomorrow.

George stated that the Street Committee discussed and is suggesting that the stormwater project on the corner of Woodward and North Lehigh be done this year. **On motion** by Mitchell D. Mogilski, Sr. to design the stormwater for Woodward and North Lehigh, with a not-to-exceed \$5,000 and seconded by George Hinton. Roll call vote taken. Motion carried unanimously.

George will be talking to Mr. Calantoni, Colonial Springs, regarding the stormwater on Taft Street. He will be asking him about getting two culverts and 24" elliptical pipe on West Street.

George stated that the union is putting pressure on the Borough about hiring a full-time employee. George suggested that Council send a letter to the union stating that the Borough will hire a full-time employee for 2005, then the Borough could run status quo this year with the two part-timers. **On motion** by George Hinton to have Council compose a letter to the union stating that the Borough will be looking to hire a full-time employee next year - 2005 and seconded by Mitchell D. Mogilski, Sr. Kerry asked what the numbers are for hiring a full-timer for next year. This year the budget is \$22,000 for the part-time employees. It will all come down to how much will be paid to a new full-time employee. Kerry clarified that the letter contain that the Borough will go this year as is, and will budget for a full-timer next year, agreeing that John opens the contract. John would have to agree to open his contract to add a pay schedule for a new employee. George suggested that when the time comes to open the contract, Council would guarantee John that it would not jeopardize his position. Kerry cautioned that if Council makes the commitment to hire a full-time employee, Council has to remember the additional costs at budget time. Mitch stated that The Borough News states that there must be a full Council to make a commitment like that, for hiring new employees. Roll call vote taken. In favor: K. Skorochood, T. Curcio, K. Gassler, G. Hinton. Opposed: M. Mogilski. Motion carried with a vote of 4-1.

4. Finance – Kerry Gassler reported that from the Bond money a bill from Pidcock

Engineering in the amount of \$5,172.66 to be approved by Council. This is an old bill from December and needs to be forwarded to the County. On motion by George Hinton to pay the bill and seconded by Karen Skorochood. Roll call vote taken. In favor: K. Skorochood, T. Curcio, K. Gassler, G. Hinton. Opposed: M. Mogilski. Motion carried with a vote of 4-1.

5. Administration – Winton Male was absent.

6. Zoning – Tony Curcio reported the Zoning Hearing Board was held on March 3, 2004. Case #-1-2004 was denied for a two family dwelling located at 25 West Street, it is R-8 zoned. Case #2-2004 was granted for a small operation, specialty precision machine shop within the premises of 424 Washington Street within a R-8 district.

7. Planning – Scott Parsons was absent.

8. Parks and Recreation – Karen Skorochood reported that Park Board is getting how much mix they will need for the field to get it ready to play the second week of April. Everyone received a copy of some Park vandalism. John repaired the damages. The Park Board would like some dialogue with the Mayor and the Police Department regarding Park vandalism in general. The Park Board is requesting a to date statement of the Park potty costs. The Athletic Association had a representative at the meeting and will try to do so every month. The Park Board still has a vacancy and would like it published in the newsletter.

9. Fire Company – Mitch Mogilski reported nothing. George added that there were 11 incidents in February, 26 incidents year-to-date. The carnival will be held on June 24, 25, 26, 2004. The last piece of equipment for the new truck will be here on Tuesday. The Mayor was at the Fire Company meeting to swear in sixteen firefighters to do traffic control.

10. Sewer Authority – Russ Dieter reported that he distributed their report from last month. Average flow rate .638 M.G.D. for January range from .437 to 1.107 M.G.D. capacity was exceeded one time. Trouble call 253 East Third Street, Main line blocked, trouble call, manhole cover missing, 108 Lincoln Street. Invoices for December totaling \$63,292.58 were reviewed and paid. Letter sent to Slate Belt Industrial, list of requirements to be met including addressing Act 537 Amendment and other unanswered issues. Mayor asked if they received any information regarding the proposed retail by the bowling alleys. Russ replied that they have heard rumors, but nothing. Russ stated that they reviewed the Bushkill Township Jacobsburg Road project and them addressing the Act 537. George asked how the Bushkill development would impact the Borough. Russ replied it would only have a minimal impact. The flows are not that high. They have the capacity. Kerry received documentation that they have all signed off on the matters of the lawsuit.

On motion by Karen Skorochood to withdraw all litigation and seconded George Hinton. Roll call vote taken. Motion carried unanimously. The Municipal Authority to receive a signed copy of the Borough's signature page.

11. Insurance – Winton Male was absent.

APPROVAL OF MINUTES

On motion by Mitchell D. Mogilski, Sr. to approve the minutes of March 1, 2004 and seconded by Tony Curcio. Roll call vote taken. Motion carried unanimously.

Mitch questioned whether the January 20, 2004 meeting minutes were approved. As previously indicated, those meetings were approved on February 17, 2004.

Mayor's Report

Contractor License fees for month of February was \$100 for total of \$1,200 for the year. Council has a copy of Police report. They responded to 101 calls, 11 motor vehicle accidents, 58 traffic citations issued. The Chief will be updating the Park watch, with the designated numbers so when they call the County with a problem they can just use their number to remain anonymous. The Chief is requesting bringing out a part-timer on Saturday night to assist the full-timer on duty. Currently, Friday night has two officers, but there has been problems at Jaid's Lounge. George to review the budget numbers for additional coverage. George has even spoken to the owner to have his inside security to go out in the parking lot at the end of the night.

PUBLIC COMMENT

1. Pat Sutter asked why doesn't anything ever get in the paper that happens in Wind Gap? She suggested that if it is in the paper, people could look out for things happening in town. Pat stated that there was an accident north of the Legion and some parked cars were damaged. People who had cars damaged were looking for a police report. Pat asked if the reports are supposed to be done in 48 hours? The Mayor replied that if an investigation had to take place, it could take some time to complete a report.

2. Vickie Allen. Vickie stated that the Plant Manager at GAF noticed that there were white surveyor marks on Kathleen Road. She asked what was going on? George said that he figures it has to do with the Wal-mart and Lowe's project. George to call Nolan Perin to find out what it going on.

NEW BUSINESS

1. Uniform Construction Code. Dave Shields from Keystone Code Consulting Enforcement was in attendance. Dave explained that the Uniform Construction Code was signed into law in 1999 and put into the Department Labor and Industry and published in the Pennsylvania Bulletin. It gave all municipalities in the State of Pennsylvania a period from April 8 to July 9, 2004 to either opt into the system or opting out of the system. If the Borough wants to opt out of the system, the Department of Labor of Industry will be taking care of all code enforcement of commercial buildings and anything other than one or two family dwellings. The builders will be responsible for getting State approved Third Party Agencies to make sure the

building it compliant. The advantage to opting out is that the Borough does not have to deal with anything as far as administering these codes. One problem with opting out, the Department of Labor and Industry will be very taxed to complete these inspections. The Department of L&I will charge more and the Borough will have no control. Opting in will give the Borough some control to either hire a Code Enforcement Officer or hiring a Third Party Agency to do the inspections. Keystone has flat rate pricing for new houses. Municipalities have the option to take the cost and put on a little for their overhead. Dave stated that most municipalities are opting in so they have some control over their local building.

Kerry asked if the Zoning Officer would issue a permit to build a home, what needs to be inspected as the home is being built. Dave replied that there would be a footer inspection, a foundation inspection, rough drain inspection, a rough plumbing, a rough electrical, and a rough insulation inspection, which could total twelve to sixteen inspections for a new house. Mitch asked if this is for new construction. Dave replied that it would be for any work on a house – addition, basement renovation. There is a difference in the code regarding maintenance and construction. Dave could provide a copy of the code regarding this issue. Fences would not typically fall under the code, but a fence around a deck would fall into that category. Sheds less than 400 square feet are exempt from the code. The Mayor asked if two or three municipalities would go together to hire a Third Party Agency to save money? Dave replied that they could customize a fee schedule. The Mayor to take this information back to the COG. Dave to provide a copy of their fee schedule to Council. Kerry stated that John Blick would report to Council at next month's workshop meeting to give Council more information.

2. Street Department – worker. This issue already discussed.
3. Blue Valley Rescue Squad. **On motion** by Mitchell D. Mogilski, Sr. to donate \$250 to Blue Valley Rescue. Motion died for lack of a second. Mitch suggested taking money from Waste Management.
4. Civil Service. **On motion** by George Hinton to re-appoint Cathie Yob to the Civil Service Commission for a five-year term and seconded by Karen Skorochood. Roll call vote taken. Motion carried unanimously. Civil Service Commission is supposed to re-organize every two years. The Civil Service Commission is Dave Saveri, Karen Skorochood and Cathie Yob.
5. QuickBooks. **On motion** by George Hinton to approve QuickBooks for Zoning and Planning and seconded by Tony Curcio. Roll call vote taken. Motion carried unanimously.

OLD BUSINESS

1. Regional Comprehensive Plan. Kerry stated that Tom Palmer from Urban Research and Development Corporation needs direction from Council regarding the Regional Comprehensive Plan. There are still five issues outstanding: Community Commercial, By-pass road, Blue Mountain Conservation Area, Highway Interchange, Roosevelt, north of Center R-8 to R-10.

On motion by Mitchell D. Mogilski, Sr. to change CC (Community Commercial) to TC

(Town Center), in name only not definition and seconded by Tony Curcio. Roll call vote taken. Motion carried unanimously.

On motion by Karen Skorochood to create the Blue Mountain Conservation District in the designated area above Constitution and seconded by Mitchell D. Mogilski, Sr. Roll call vote taken. Motion carried unanimously.

On motion by Mitchell D. Mogilski, Sr. to change to Highway Interchange and seconded by Tony Curcio. Roll call vote taken. Motion carried unanimously. (south side of Male Road – the “old dump”)

On motion by Tony Curcio to include the By-pass Road in the Comprehensive Plan (west side of Broadway) and seconded by Karen Skorochood. Roll call vote taken. In favor: G. Hinton, K. Skorochood, T. Curcio, K. Gassler. Opposed: M. Mogilski. Motion carried with a vote of 4-1.

On motion by George Hinton to have the north side of Center Street from behind Broadway up to and including Eighth Street to remain as R-8 and seconded by Mitchell D. Mogilski, Sr. Roll call vote taken. Motion carried unanimously.

2. Waste Management Agreement Committee Update. (See attached breakdown). **On motion** by George Hinton to adopt the percentage for the year and seconded by Karen Skorochood. Roll call vote taken. Motion carried unanimously. Each department can begin to spent their money each quarter. Mitch asked if the Borough needs the money for an emergency. Kerry replied that there is ten percent in the General Fund for an emergency. These were all items that came off the wish list.

On motion by George Hinton to adjourn the meeting of March 18, 2004 and seconded by Karen Skorochood. The meeting of March 18, 2004 adjourned at 9:15 p.m.

Louise Firestone, Secretary / Treasurer