

MINUTES
CITY COUNCIL MEETING
Council Chambers, 1 City Hall Place, Coatesville, PA
August 8, 2016

Call to Order

President Lavender-Norris called the meeting to order at 7:40 pm and welcomed everyone to the meeting. Council members present were President Linda Lavender-Norris, Vice President Marie Lawson Msrs, Joseph Hamrick, and Edward Simpson. Staff members present included City Manager Michael Trio, City Solicitor John Carnes, Fire Chief Garry Alderman, Finance Director John Marcarelli, Police Chief John Laufer and recording secretary Ruthann Mowday.

President Lavender-Norris announced an Executive Session was held on August 1, and August 8 2016 to discuss personnel and legal matters.

President Lavender-Norris announced Mrs. Green, Mrs. Hunt and Mrs. Jones would not be in attendance.

Approval of Minutes:

Vice President Lawson made a motion to approve the July 11, 2016 meeting minutes; Mr. Simpson seconded the motion. Motion passed 4-0.

Accounts Payables

Mr. Simpson made a motion to approve the accounts payables; Vice President Lawson seconded the motion. Motion passed 4-0.

Additions, Deletions or Modifications to the Agenda

There were no additions, deletions or modifications at this time.

Presentations

1. Pool costs for 2015

Mr. Trio addressed the costs of the pool to run in 2015 and the repairs required for the pools to open. The City is actively looking for funding to fix the pools. President Lavender-Norris explained the costs for the pool in 2015 is as follows:

Expenses:	Operating supplies	\$ 6,004.61
	Electricity	\$ 1,498.11
	Water	\$ 15,332.98
	Improv not bldg.	\$ 2,502.52
	<u>Contracted Services</u>	<u>\$ 30,640.69</u>
	EXPENSE TOTAL	\$ 55,978.91
Revenues		
	<u>REVENUE TOTAL</u>	<u>\$ 1,918.55</u>
	NET EXPENSES	\$ 54,060.36

Citizens' Hearings – Regular Action Items Only (3 Minutes)

David DeSimone

Mr. DeSimone voiced his concerns regarding the filth around Family Dollar. The grass is not being cut, littering on property and adjacent properties. He announced he will be installing

cameras around his properties and the Police Department is welcome to access the videos at any time.

Vice President Lawson made a motion to close citizens' hearings on regular action items only; Mr. Simpson seconded the motion. Motion passed 4-0.

Regular Action Items

1. Receive and consider Resolution disposition of records as set forth in the municipal records manual

Mr. Trio explained the departments are working on disposing records as allowable by the municipal records manual. President Lavender-Norris suggested looking into a resident shredding event.

Vice President Lawson made a motion to approve the Resolution disposition of records as set forth in the municipal records manual; Mr. Simpson seconded the motion. Motion passed 4-0.

2. Receive and consider Resolution amending the City of Coatesville Right-to-Know Policy for public records and taking other official action with respect to public records

Mr. Carnes explained the amendment is due to administration changes.

Vice President Lawson made a motion to approve the Resolution amending the City of Coatesville Right-to-Know Policy for public records and taking other official action with respect to public records; Mr. Simpson seconded the motion. Motion passed 4-0.

3. Receive and consider Designation of Agent Resolution

Mr. Simpson made a motion to approve the designation of agent resolution; Vice President Lawson seconded the motion. Motion passed 4-0.

Discussion Item

1. Discuss dining outside in the business district

President Lavender-Norris explained the City now has facilities to put out tables for patrons. We want to relax the Ordinance to allow outside dining. It will be good for the businesses and the residents. Mr. Hamrick inquired about how much space on the sidewalk would be blocked, they are only so wide. Vice President Lawson suggested looking at other municipalities and see their rules and regulations for outside dining. Mr. Simpson agreed. Mr. Trio stated the City would have to set standards such as no outdoor cooking. An Ordinance will need to be drafted.

2. Discuss Family Dollar

Mr. Hamrick stated the store should be fined. Vice President Lawson stated she was so excited for the store to open, then there was trash, dead trees, shopping carts in retention pond. Mr. Trio stated the store owners have been cited. They are currently running under a temp U&O. The original company BOOS Development sold to another CO. The basin is not draining and no stop guards. Vice President Lawson stated the sign for the building is in the back. Mr. Hamrick suggested management hire someone to maintain

the property outside. President Lavender-Norris explained the store will not get a permanent U&O until all the issues have been addressed. Mr. Trio said the City can shut them down. President Lavender-Norris stated they have no consideration for the surrounding area. Very disappointed in them.

Solicitors Report

Mr. Carnes announced that he:

- Assisted in completion of Kaboom! Inc. park project for the West End Park
- Prepared advertisement for ACR Machine's proposed ordinance converting 31 lots from the C-3 Zoning District into the light Industry I-1 District and establishing conditional use procedures to address increases in lot coverage, reduction in off-street parking and other items.
- Worked with DEPG +regarding its projects on Lincoln Highway in the City and prepared a revised Memorandum of Understanding which has been sent to DEPG for comments and response.
- Subdivision project (W. Caln and Valley Townships) – Assisted City Engineer with subdivision add-on 5 acre lot (already subject to City easement) connecting property south of the By-pass to Route 340.
- Worked on various matters involving litigation and assisted the City in its interpretation of codes, rules and regulations.

City Manager's Report

Mr. Trio announced:

- City Hall Renovation Project
 - Designs 80% complete
 - Construction numbers have come in significantly increased costs on general bids
 - City and JCI are investigating cost savings, however the full expansion/new upper floor designed in the original plan will need to be reduced.
 - No revisions to the district court portion of the project can be included in the value engineering/cost cutting analysis.
- City energy savings project
 - West End of city from 82 is completed
 - Expected completions and closeout of project if balance of fixtures is mid-September.
- RDA/Development Agreement
 - DEPG filed zoning amendments for implementation of the Gateway development plan.
 - First round of environmental testing is completed. RDA processing change orders and effect on the project funding
- Route 82 and Lincoln Highway
 - PennDot HOP filed May 13, 2016. Estimated date of issuance is Nov/Dec 2016. With funding, construction can progress through completion in 2017.
- CDBG Programming
 - The City engineer is completing the 2016-2017 application for applicable funding to address infrastructure needs of the City.

- Approximately 1.75 million dollars in infrastructure and business district improvement projects have been identified and proposed by the City.
- Brandywine Splash Pad
 - Thank you Sonia Huntzinger for the rededication event at the splash pad
- Code Enforcement
 - Department working within expectations. Minimal complaints since outsourcing
 - Good reports on public service from residents and business
- ZHB Cases
 - Breathe Center at North 5th Avenue- Reuse of existing Senior Center as Religious Use (Special Exception) hearing conducted July 2016. Applicant has not agreed to conditions imposed by the Zoning Hearing Board.
- Grand Prix
 - Presentation next council meeting
 - Not a race, it is a rally
 - Actively looking for volunteers

Citizens' Hearings – *Non-Agenda Items Only* (3 Minutes)

David DeSimone

Mr. DeSimone voiced his concerns regarding the satellite companies installing without permission from owners. They are not doing PA 1 calls or anything. He thanked Ms. Huntzinger and Mrs. Lewis for all they have done. He thanked Mr. Johnson for sweeping the street in front of district court. He asked the City to look into an Ordinance for business to police the trash around their buildings.

Khadijah AlAmin

Ms. AlAmin extended a personal thank you to the Chief and Sergeant Ollis for helping her sister with a health issue at the Brandywine Health Fair. The Chief and Sergeant stayed with her sister until the ambulance came. Ms. AlAmin voiced her concerns regarding the trash pickup. Her trash can is not full every week and the company does not pick up her trash. The trash should be picked up weekly whether full or not.

Mr. Simpson made a motion to close citizens' hearing on non-agenda items only; Vice President Lawson seconded the motion. Motion passed 4-0.

Special Events

1. Jubilee Evangelistic Ministries, Inc. for a "Tent Revival" August 21-27, 2016 (6:00pm to 11:00 pm) and August 28, 2016 (11 am to 11pm) at Abdala Park.
Reverend Fullwood announced the church is sponsoring an outreach event. An amendment was requested for the whole day on the 28th of August. Vice President Lawson voiced her concerns on the ending time due to curfew and back to school. Rev, Fullwood explained the time was set for 11 pm which includes the cleanup time also. The event actually ends at 10 pm.

Vice President Lawson made a motion to approve the special event application for Jubilee Evangelistic Ministries, Inc. "Tent Revival" August 21-28 at Abdala Park; Mr. Simpson seconded the motion. Motion passed 4-0.

Council Comments

Mr. Hamrick thanked everyone for attending the meeting. He liked the way people presented their comments. The Family Dollar store is a nuisance. It is great seeing the kids on the splash pad. Citizens should pick up their trash. We should appreciate our City.

Mr. Simpson thanked everyone for attending the meeting.

Vice President Lawson thanked everyone for attending the meeting. The Kaboom event has been posted on Facebook. Kaboom will be upgrading the Patton Park in West End. It is a National Company who matches donors (National Land Trust and PECO). On 8/16/16 at 4 pm at the Fire Department, 25 children are welcome to come to help develop the Park and between 5 and 8 pm adults are welcome to come and let the City know what they want. The West End Park is in need of a boost since 1993. She thanked the Chief for all he has done. The Police Department has been handing out tickets to those who are doing something good. Local businesses have been providing the tickets for services.

President Lavender-Norris thanked everyone for attending the meeting. She acknowledged the new street lights, they are awesome! When you come down 82, you can see up to Strode Avenue. She is so pleased with the lights. She expressed her gratitude to all those who came out. Be Safe and God Bless!

Adjournment

Mr. Simpson made a motion to adjourn the meeting at 8:30 pm; Vice President Lawson seconded the motion. Motion passed 4-0.