

The regular monthly meeting was called to order at 6:32 p.m. by President, Jeffery Wright, with the pledge of allegiance, followed by a moment of silence.

**In Attendance:**

Jeffery Wright  
Stephen Shaver  
Michael Albert  
Dennis Heefner  
MaryJo Szada  
Maria Marcinko  
Raymond Spencer  
Mayor Thomas Acri

**Absent:**

David A. Wion, Solicitor  
Douglas E. Brown, Borough Manager  
Kathy I. Sosnowski, Executive Assistant  
Michael Musser, Consultant  
Matt Cichy, Herbert, Rowland & Grubic  
Chris Bauer, Herbert, Rowland & Grubic

**APPROVAL OF MINUTES OF PREVIOUS MEETINGS AS PRESENTED:**

A motion was made by Mr. Shaver, seconded by Ms. Marcinko and approved by all present to approve the minutes of the May 16, 2011 meeting with the following notation:

{On page 7, the last line should read: but didn't create a new subdivision land development plan. Landscaping was provided by a new subdivision land development plan. – Omit the words "ordinance"}

**EXECUTIVE SESSION HELD BETWEEN MEETINGS**

None.

**PUBLIC COMMENT: Agenda Items Only**

None.

**COMMUNICATION:**

Deb Butler & Family – Thank you note shared with members of Council.

Letter to DCOCED acknowledged the reduction in 2011 CDBG funding to the Adams Street Project.

Letter to Rev. Tucker – Back to School Block Party on August 13, 2011 is approved per the recommendation of the Steelton Police Department. Mr. Heefner questioned using the term “sawhorses” and whether they are appropriate height for blocking a road; the Chief and Mr. Conjar will confer on the use of blockades.

Foreman & Caraciolo, PC – letter with the revised draft of the MOU between the Dauphin County Redevelopment Authority and the Borough of Steelton for the Adams Street properties was shared.

PERCS Traffic Signals - letter regarding discontinuation of Multisonics Brand Traffic Controllers. Mr. Conjar did not have a concern with this, as we still have sufficient back-up parts for our lights. Mr. Heefner’s only question was whether the light at Front & Locust Sts. as new or old components in it.

Marshall Hoyt - letter of complaint about high minimum sewer bill. Mr. Brown was instructed to draft a response letter.

DeLois West (for Jane Mims) - letter requesting adjustment on sewer bill due to a medical emergency. Mr. Brown was instructed to draft a response letter.

#### **NEW BUSINESS:**

**Bill Saylor, 509 S. Front St.** – Request for relief of sewer charges for the third quarter of 2010 due to a leak in the basement of the property that was not reported by the tenant. The reason he is requesting sewer relief is because the water seeped into the ground, not into the sewage treatment plant. Mr. Saylor provided the staff with a spreadsheet detailing his concerns. Mr. Brown will work on this matter with the staff at the distribution department and the staff in the office to resolve this issue.

**Chris Bauer, HRG** – Presented a proposal for Front St Phase II Improvements. Federal funding is available in the amount of \$1.3 million. The Front St. Streetscape is a prime candidate for this money; this would include Front St. from Pine St. to Lincoln St. in Phase One and Front St. to Elm St. in Phase Two and provide for crosswalks, curbing, trees, etc. The driveway improvements for the fire station would also be included; possibly incorporating placing the Borough of Steelton emblem into the pavement. Mr. Bauer reminded us that the federal government requires environmental clearance, which would be carried over from year to year. The primary focus is on Phase One of the project area.

Mr. Heefner questioned whether any more bump-outs would be put into place; he does not want more bump-outs. He also wanted to make sure that street lights going up Adams St. to Second St. were included. Another area of concern was the

secondary entrance at Trewick St. which is not presently listed as part of any plan; all traffic should not be directed through Locust St.

Mr. Shaver added that any alterations to Front and Locust Sts. would have to go through the Penn DOT scoping process. There was obviously a design flaw with the ballards at Front and Locust Sts. – at least four of them have been taken out by trucks. Mr. Heefner stated that this money cannot be used for existing projects, but could possibly be used to take trees out and put new parking meters in. Mr. Bauer indicated that there is some flexibility, but we should finish Phase I and go as far as we can on Phase II. The Mayor suggested working on at least Pine St. to Lincoln St.

Ms. Marcinko asked whether we would save money by not installing any more bump-outs; Mr. Bauer said we would not. The Mayor stated that he thinks the bricks on the crosswalks were a bad idea. Mr. Shaver asked if we were considering a brick/concrete combo or all of one material or the other. Mr. Heefner indicated that the pricing is almost the same either way.

Dr. Szada questioned where the \$1.3 million was at this time – was it already allocated, or could it be allocated, or is it just a suggestion? Mr. Bauer explained that the excess federal funds were part of another project. The municipality in question could not produce the matching funds needed and other municipalities were approached. The money is already available. Dr. Szada then asked if we could alter the Phase II Project or complement the Adams Street Project. Mr. Bauer indicated that these funds are for State Road Projects (Adams St. is not a state road). The funds were set aside for enhancement, streetscape, etc. Mr. Shaver added that it is a continuation of the Main Street Program. Dr. Szada questioned why we would improve the sidewalks and other areas before we remove and replace the older buildings that exist.

**Doug Brown** – Discussed pursuing private funding to provide interim match to federal transportation monies such as a bridge loan. The borough would be required to provide up to \$300,000 or a 20% match to Federal Transportation dollars. Mr. Musser noted that we should take advantage of the opportunity to leverage \$1.3 million because this money may not be here for a long time after this is allocated.

A motion was made by Mr. Heefner to move forward with the application for \$1.3 million, seconded by Mr. Albert and approved with one dissenting vote – Dr. Szada.

A motion was made by Mr. Albert to apply for a bridge loan of \$300, 000 for matching funds, seconded by Mr. Heefner and approved with one dissenting vote – Dr. Szada.

Mr. Wion verified that the HRG Front St. Phase II Design Proposal is appropriate as far as the legal applications are concerned. Mr. Spencer indicated that the HATS Meeting is a key meeting. Mr. Wion said all is contingent upon funding. A motion was made by

Mr. Heefner to approve the HRG proposal contingent on financing, seconded by Mr. Albert and approved by all present.

**Matt Cichy, HRG** – Presented change order #1 in the amount of \$3,275 for excavation and additional drains on Adams St. under the retaining wall at the site. There was some discussion about runoff water dissipating into the ground from downspouts and the fact that the geotechnical engineer may not have adhered to conservation district guidelines. There was also some concern that the engineers may not have gone deep enough when they dug to verify soil form samples, and if there is an issue with the water design will the water be taken away properly.

Mr. Shaver asked that Mr. Brown follow-up with HRG on the water issue.

A motion was made by Mr. Shaver to approve change order #1 in the amount of \$3,275, seconded by Mr. Heefner and approved by all present. Mr. Heefner asked that HRG watch the money being spent, as it's getting low. Mr. Cichy stated that there is approximately \$18,000 in contingency funds.

**Matt Cichy, HRG** – requesting application for payment #1 to Rogele related to the Adams St. Project in the amount of \$93,133.29.

A motion was made by Mr. Shaver to approve payment #1, seconded by Mr. Albert and approved by all present.

**Matt Cichy, HRG** – requesting a proposal for H2O Grant administration assistance from the McCullough Consulting Group, not to exceed \$2,800. HRG will assist Mr. Brown with paperwork and administrative tasks on a time/materials basis.

A motion was made by Mr. Shaver to direct Mr. Brown to prepare a purchase order in the amount not to exceed \$2,800, and for the president to sign the proposal, seconded by Mr. Albert and approved by all present. Mr. Shaver thanked HRG for making the order specify “not to exceed contract”.

**Jeff Wright** – presented a proposal for Zelenkofske Axelrod LLC to conduct the Adams St. Grant Program Audit.

A motion was made by Mr. Albert to approve the proposal contingent upon receipt of an appropriate contract, seconded by Mr. Heefner and approved by all present.

#### **AUDIENCE PARTICIPATION:**

**Valerie Duhig, 11 S. 3<sup>rd</sup> St.** – her neighbor excavated under his house and then left things undone and her pipes froze; now she has a huge bill. She is asking for sewer

bill relief; her bill is now \$3,788.93. Mr. Wright stated that Mr. Brown, Mr. Heefner and Mr. Conjar will make a proposal and get back to her with information.

### **COUNCIL’S CONCERNS:**

**Dr. Szada** – Has concerns about the Felton Lofts project: what # and type of units and income levels are involved in the project; will we be getting what we voted on? The income level ranges mentioned by the media did not sound correct. The Mayor indicated that they were not reported correctly. Mr. Wright asked Mr. Brown to get this information for Dr. Szada. Mr. Musser also clarified several issues involving the number of units, how many of these units are handicapped accessible and amounts of PFHA funding/ranges. Mr. Musser reminded Council that they approved the current makeup of the Lofts.

**Ms. Marcinko** – Verbatim: {Never in my life have I seen the letter “I” in the word “Team”. This morning while reading a facebook post by another Councilman, I was appalled by the words I read. Since the start of the East End sewer separation project, I have voiced my concerns both publicly in these meetings and directly to Mr. Heefner, the Chair of Public Works about the problems resulting from this project. Some of the responses from Mr. Heefner to me were “There is always pain with a project like this” and “you are just complaining because it is your street”. I am a taxpayer and a voter too and to read that now at this late date near the end of this project, Councilman Heefner spent the day in my neighborhood listening to complaints about the project is intriguing. What is even more intriguing is your comment, Mr. Heefner, that you already told them they are not getting paid unless I am happy and I am not happy. You need to be reminded that you need six (6) other “I”s that are happy. Also, as a constituent resident of the East End and not a Councilwoman, I cannot help to think this has everything to do with the upcoming election and NOT the real problems of the project that have been reported and addressed consistently for the last year!! Facebook has a large audience and your words sounded as if you are the only Councilman addressing these issues and this is just not true!!}

**Mayor Acri** – During the recent storms, the auto alarm went off for 3<sup>rd</sup> & Pine Sts. The Presbyterian Church had a pipe break in the basement. The guys from the fire department helped considerably in the cleanup.

**Mr. Musser** – Reminded everyone that the \$1.3 million is there, but it might not be around in the future. Dr. Szada asked if the government could recoup the money; Mr. Musser said only if the funds aren’t used. He also stated that gaming money is not

federal or state. Ten million dollars a year are given to Dauphin County; East Hanover Township automatically gets a percentage and the rest is divided among other areas.

**Mr. Shaver** – Asked if the letter was ever sent to Penn DOT about Pine St.; Mr. Brown said that he has taken care of it.

**Mr. Wright** – Thanked everyone for coming. He reminded Council that summer months are “dress down” months for members.

On motion by Mr. Shaver, seconded by Mr. Albert, the Council meeting recessed into executive session at 7:39p.m. to discuss personnel matters. The Council meeting reconvened at 7:57p.m. with a motion by Mr. Albert, seconded by Dr. Szada.

A motion was made by Mr. Shaver to approve the engagement of special counsel for the Harrisburg sewer rate issue at \$275 per hour, seconded by Mr. Albert and approved by all.

A discussion was held by members about the East End Sewer Separation Project and problems related to parking, paving and other issues. Residents have concerns about the subcontractor closing too many streets at one time, leaving them stuck on the hill. (It was noted that they are from Allentown and therefore did not realize how few routes there are off the hill.) It was also stated that the subcontractor was using residents' water. (Mr. Sam Ortenzio told Ms. Marcinko that he did give his permission for them to use his hose.)

It was concluded that there needs to be more communication among HRG, contractors, Mr. Conjar, Mr. Heefner, the Public Works Committee and Council. Members need to be kept aware of these situations as they arise.

A meeting is scheduled for Tuesday, June 7, 2011 to check on the progress and performance of the paving subcontractor. (Mr. Brown was asked to pull the Performance Bond out of the files for this meeting.)

Dr. Szada reminded Council members that they must be aware of their tone, language, etc. during public parts of meetings. The general consensus was that there was an oversight tonight, and that hopefully this wouldn't happen again.

Ms. Marcinko is concerned that the Foundation is spending money, but has no money coming in. They would like to meet with Council to discuss the possibility of

giving the building at 1 N. Front St. back to the Borough. They have approximately \$13,000 left; this would have to be given to other charitable organizations – Mr. Brown reminded all that an audit would have to be performed and around half of that money would then be used to pay the auditors. Ms. Marcinko stated that the Foundation needs

some direction/a purpose for their existence. One option for the building would be for the Foundation to lease it to Castaway Critters, who has shown interest in doing so.

Finally, Mr. Shaver expressed the desire for the Borough to get the process started to sell off some of its real estate. Mr. Wion suggested that Mr. Brown get together a list of properties to be sold and ideas of what we would like to be in their place. Bid specifications have to be advertised for each property.

Also, everyone agreed that the Borough should move forward with the sale of the former liquor store and that something needs to be done with the property beside the Locust St. steps (McCaleb property).

**ADJOURNMENT:**

There being no other business before Council, on a motion by Mr. Shaver, seconded by Dr. Szada, the meeting adjourned at 8:19p.m.

Respectfully submitted,

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Douglas E. Brown  
Borough Manager

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Kathy I. Sosnowski  
Executive Assistant