

March 7, 2022

The regular meeting of the Marcus Hook Borough Council was held on Monday evening March 7, 2022, 7:00 PM, in Council Chambers.

CALL TO ORDER

Josephine Laird, Council President, called the meeting to order.

ROLL CALL

Present were Councillors William Cox, Cheryl Evernham, Paula Ewing, Joseph Flynn, Josephine Laird, Michael Manerchia, and Brian Mercadante. Also present were Mayor Gene Taylor and Borough Manager Andrew Weldon.

APPROVAL OF MINUTES

Motion by _____ second by _____ to dispense with the reading of the minutes of the last meeting and that they stand as written. All in favor.

APPROVAL OF RECEIPT VOUCHER

Manager advised that the receipt voucher for the month of February totaled \$ _____. Motion by _____ second by _____ to receive and deposit. All in favor.

GENERAL GOVERNMENT

Borough Manager announced the receipt of a letter from Councilor Paula Ewing addressed to the Mayor and Council advising of her resignation from Council. Motion by _____ second by _____ to accept the resignation of Paula Ewing from Council effective March 7, 2022. All in favor.

Manager noted that unpaid 2021 Borough real estate taxes in the amount of \$57,500.48, with penalties in the amount of \$5,750.11 was submitted to the Delaware County Tax Claim Bureau by the Borough Tax Collector for collection as delinquent. The percent of Borough real estate taxes collected for 2021 was 97.44%. Additionally, unpaid 2021 Interim Borough real estate taxes in the amount of \$109,627.35 with penalties in the amount of \$10,962.76 was submitted to the Delaware County Tax Claim Bureau by the Borough Tax Collector for collection as delinquent. Motion by _____ second by _____ to receive and file. All in favor.

Manger presented for second reading and adoption Borough Ordinance No. O-22-1, an ordinance which amends Borough Code section 191-83, entitled Vehicles and Traffic, schedule XVIII: special purpose parking zones/residential parking zones, to remove the language applying to Market Street, between 4th Street and Delaware Avenue. Motion by _____ second by _____ to adopt Ordinance O-22-1. All in favor.

Manager presented six tax assessment appeals from the Keystone Community Alliance – Marcus Hook, LP for six parcels of property listed under the following folio nos. 24-00-00638-00, 24-00-00638-08, 24-00-00638-11, 24-00-00638-21, 24-00-00638-23 and 24-00-00638-24. For 2021 and going forward, the properties will have the following adjustments in assessed value and Fair Market Value:

	Original Assessed Value/FMV	Adjusted Assessed Value/FMV
24-00-00638-00	\$6,882,800	\$
24-00-00638-08	\$335,140	\$
24-00-00638-11	\$1,593,200	\$
24-00-00638-21	\$120,650	\$
24-00-00638-23	\$185,360	\$
24-00-00638-24	\$190,800	\$
Total	\$9,307,950	\$

Motion by _____ second by _____ to accept the tax assessment appeal amounts as outlined above for folio nos. 24-00-00638-00, 24-00-00638-08, 24-00-00638-11, 24-00-00638-21, 24-00-00638-23, and 24-00-00638-24 for the tax year 2021 and going forward. All in favor.

Resolution for fire truck, DCNR Local Share Account Statewide.

Bids were opened on January 20, 2022, at 10:00 AM for the Marcus Hook Police Station and Library Renovations and tabulated as follows:

General Contracting

<u>Bidder</u>	<u>BSS Contractors, LLC</u>	<u>Donald E. Reisinger, Inc.</u>	<u>L.J. Paoella Construction, Inc.</u>	<u>Russo Corporation</u>
Base Bid:				
1 Police Dept Renovations	1 \$529,000	1 \$648,300	1 \$695,000	1 \$699,000
2 Children’s Library Renovations	2 \$41,000	2 \$40,200	2 \$33,800	2 \$107,000
3 Breakroom Renovations	3 \$25,000	3 \$18,650	3 \$17,600	3 \$38,900
4 Restroom Renovations	4 \$79,000	4 \$43,600	4 \$59,900	4 \$167,300
	Total Base Bid: \$674,000	Total Base Bid: \$750,750	Total Base Bid: \$806,300	Total Base Bid: \$1,012,200
Alternates:				
1 Main Library and Mezzanine Reno	1 \$64,000	1 \$55,900	1 \$71,500	1 \$69,000
1 Vestibule Area Reno	1 \$47,000	1 \$25,000	1 \$17,400	1 \$37,200
3 Main Library and Mezzanine Reno	3 \$49,000	3 \$25,550	3 \$30,900	3 \$55,800
	Total Alternates: \$160,000	Total Alternates: \$106,450	Total Alternates: \$119,800	Total Alternates: \$162,000

Plumbing Contracting

<u>Bidder</u>	<u>Hirschberg Mechanical</u>	<u>LGB Mechanical, Inc.</u>
Base Bid:		
1 Police Dept Renovations	1 \$122,000	1 \$115,150
2 Children’s Library Renovations	2 \$0	2 \$22,000
3 Breakroom Renovations	3 \$5,000	3 \$5,000
4 Restroom Renovations	4 \$30,000	4 \$12,000
	Total Base Bid: \$157,000	Total Base Bid: \$154,150
Alternates:		
1 Main Library and Mezzanine Reno	1 \$3,500	1 \$8,250
1 Vestibule Area Reno	1	1 \$1
3 Main Library and Mezzanine Reno	3	3 \$1
	Total Alternates: \$3,500	Total Alternates: \$8,252

HVAC Contracting

<u>Bidder</u>	<u>LGB Mechanical, Inc.</u>	<u>Five Star Mechanical, Inc.</u>
Base Bid:		
1 Police Dept Renovations	1 \$353,000	1 \$496,500
2 Children’s Library Renovations	2 \$90,000	2 \$50,000
3 Breakroom Renovations	3 \$25,000	3 \$5,000
4 Restroom Renovations	4 \$10,000	4 \$10,000
	Total Base Bid: \$588,000	Total Base Bid: \$596,500

Electrical Contracting

<u>Bidder</u>	<u>Electri-Tech, Inc.</u>	<u>Ford Brothers Electric</u>	<u>AJM Electric, Inc.</u>	<u>Hyde Electric Corporation</u>
Base Bid:				
1 Police Dept Renovations	1 \$207,000	1 \$241,775	1 \$319,250	1 \$357,728
2 Children’s Library Renovations	2 \$33,400	2 \$49,300	2 \$12,010	2 \$28,040
3 Breakroom Renovations	3 \$5,500	3 \$4,025	3 \$2,400	3 \$4,215
4 Restroom Renovations	4 \$8,000	4 \$2,250	4 \$8,550	4 \$18,375
	Total Base Bid: \$253,900	Total Base Bid: \$297,350	Total Base Bid: \$342,210	Total Base Bid: \$1,012,200
Alternates:				
1 Main Library and Mezzanine Reno	1 \$48,800	1 \$22,460	1 \$38,100	1 \$46,748
1 Vestibule Area Reno	1 \$6,450	1 \$2,350	1 \$2,800	1 \$8,736
3 Main Library and Mezzanine Reno	3	3	3	3
	Total Alternates: \$55,250	Total Alternates: \$24,810	Total Alternates: \$40,900	Total Alternates: \$55,484

Motion by _____ second by _____ to approve _____. All in favor.

Manager presented the Monthly Code Enforcement Report for the month of February, 2022. Motion by _____ second by _____ to receive and file the Monthly Code Enforcement Report. All in favor.

PUBLIC SAFETY

Mayor Taylor presented the Police Report and related statistics for the month of February, 2022. Motion by _____ second by _____ to receive and file the Mayor’s Public Safety Report. All in favor.

Claire Burkert was sworn-in as a part-time police officer. Motion by _____ second by _____ to record and file. All in favor.

The Borough of Marcus Hook has extended the CodeRED Services Agreement with OnSolve, LLC for the period March 12, 2021 – March 11, 2022 at an annual cost of \$2,500. Motion by M. Manerchia second by B. Mercadante to receive and file. All in favor.

Chief Ireland requested ratification of authorization to submit a grant application to the Delaware County Interactive Gaming Revenue Authority in the amount of \$1,423.39. This grant is for the purpose of reimbursement of defined community outreach and/or recruiting activities expenses. Motion by _____ second by _____ to approve the filing of a grant application to the Delaware County Interactive Gaming Revenue Authority in the amount of \$1,423.39. All in favor.

Manager noted a letter of resignation was received from Crossing Guard, John Adams, effective February 25, 2022. Motion by _____ second by _____ to receive and file. All in favor.

Mayor Taylor noted the need for an additional crossing guard and requested the appointment of Wayne Brooks. Motion by _____ second by _____ to appoint Wayne Brooks, 11 W. 10th Street, as a crossing guard, upon successful completion of all child abuse and criminal background clearances. All in favor.

Presented was a proposed amendment to the Marcus Hook Police Department Policies and Procedures Manual, Section 2.4.0, Traffic & Mobile Video Recording, which expands on conditions in which body worn cameras can be deactivated or muted. Motion by _____ second by _____ to amend the Marcus Hook Police Department Policies and Procedures Manual, by amending Section 2.4.0 entitled "Traffic & Mobile Video Recording", and including as Attachment A to the meeting minutes. All in favor.

Manager requested authorization to fill the Police Clerk position. Motion by _____ second by _____ to authorize the Borough Manager and Chief of Police, in consultation with the Mayor and Council's Police Committee to proceed with appointment of an individual to fill the Police Clerk position that will soon become vacant. All in favor.

PUBLIC WORKS AND HIGHWAYS

Manager requested authorization for Catania Engineering to prepare the plans and specifications and advertise for bids the Streetscape Project on Cedar Street, between Plaza Street and Pine Street. This project was approved in the FY 2021 CDBG round of funding in the total amount of \$259,250. Motion by _____ second by _____ to authorize Catania Engineering to prepare the plans and specifications and advertise for bids for the Streetscape Project on Cedar Street, between Plaza and Pine Streets. All in favor.

PARKS, RECREATION and SHADE TREES

Acknowledged and summarized was the 2021 Annual Report of the Marcus Hook Shade Tree Commission which included the planned 2022 program submitted to Borough Council on February 9, 2022. This year's Arbor Day is scheduled for Friday, April 29th, and the Borough will be planting a tree at the Marcus Hook Community Center. Motion by _____ second by _____ to receive and file the 2021 Annual Report of the Shade Tree Commission. All in favor.

Manager presented for second reading and adoption Borough Ordinance No. O-22-2, an ordinance which increases the number of members on the Marcus Hook Recreation and Park Board from seven members to nine members. Motion by _____ second by _____ to adopt Ordinance O-22-2. All in favor.

The Marcus Hook Recreation and Park Board will be hosting an Easter Egg Hunt and Easter Event in the Borough this year. Signups for the Easter bucket event are required and residents with children aged infant through 10 years of age can do so via email to rec@marcushookboro.org through March XX, 2022. Buckets will be distributed at the Marcus Hook Community Center on Sunday, March 28th, 2021 at 1:00 PM. You MUST be present to receive your child's bucket. Motion by _____ second by _____ to record and file. All in favor.

PLANNING AND ZONING

The Marcus Hook Borough Council held a Public Hearing on March 1, 2022 at 5:30 PM at the Municipal Building for the purpose of establishing the precise boundaries of the area in which Duke Realty Limited Partnership requested a Local Economic Revitalization Tax Assistance (LERTA) in the form of a reduction in real estate taxes. Borough Council unanimously supported the boundary designation for the proposed LERTA property concurring in the position that the property is deteriorated and blighted, both of which are criteria taken from the LERTA statute. The boundary map, as presented, will be included as an attachment to Ordinance O-22-3. Motion by _____ second by _____ to record and file. All in favor.

Manager presented for the second reading and adoption Borough Ordinance number O-22-3 entitled Local Economic Revitalization Tax Assistance Act (LERTA) Designation providing for tax exemption for new construction to aging and deteriorated industrial property pursuant to Act. No. 76 of 1977. This ordinance was the subject of a public hearing on March 1, 2022. Motion by _____ second by _____ to adopt Ordinance No. O-22-3. All in favor.

COUNCIL REPORTS

PUBLIC COMMENTS

APPROVAL OF PAYMENT OF BOROUGH BILLS

Manager advised that the payment voucher for the time period from February 8, 2022 through March 7, 2022 totaled \$_____. Motion by _____ second by _____ to approve payment of Borough bills. All in favor.

ADJOURNMENT

Motion by _____ second by _____ to adjourn. All in favor. Meeting was adjourned at 7:___ PM.

Andrew Weldon
Borough Secretary