

EMMAUS BOROUGH COUNCIL

The Emmaus Borough Council met in Regular Session on March 6, 2023 in temporary Council Chambers, located at 420 S. 10th Street, Emmaus, PA 18049 and via Zoom.

CALL TO ORDER

Mr. Labenberg called the meeting to order at 6:00 p.m.

Brent Labenberg, President	Present
Chris DeFrain, Vice President	Present
Roy Anders	Present
Chad Balliet	Present
Shana Baumgartner	Present
John W. Hart	Present
Teri Sorg-McManamon	Present
LeeAnn Gilbert, Mayor	Present
Jason Ulrich, Solicitor	Present
Shane Pepe, Borough Manager	Present
Sara Jarrett-Eaton, Asst. Borough Manager	Present

PERSONAL APPEALS, PART I – None.

COMMUNITY MINUTE

Mayor Gilbert congratulated the Emmaus Arts Commission for a very successful SnowBlast Winter Arts Festival, held on Saturday, March 4, 2023. She thanked all the volunteers and stated that the event was very well attended.

SPECIAL PRESENTATIONS – None.

READING OF MINUTES

Motion by Mr. DeFrain, seconded by Mr. Hart to adopt the February 21, 2023 Council Minutes as drafted. There were 7 ayes. Motion carried.

DECISION ON BIDS – None.

COMMUNICATIONS

a. Emmaus Public Library, Tee Time at the Library Flyer – Event to be held on Friday, March 24, 2023 from 6:00 p.m. – 9:00 p.m. for 21 and older, and Saturday, March 25, 2023 from 10:00 a.m. to 3:00 p.m. for families. Mr. Labenberg invited everyone to attend the event.

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BOROUGH ENGINEER'S REPORT – None.

SOLICITOR'S REPORT

Solicitor Ulrich reported that there is an item that will be discussed during Executive Session and a Resolution that will be addressed during the Committee report.

Progress.

UNFINISHED BUSINESS, PART I – None.

NEW BUSINESS – None.

UNFINISHED BUSINESS, PART II

Mr. Labenberg stated that the 2nd Reading of Ordinances No. 1239 and 1240 will be held at the March 20, 2023 Council meeting.

ITEMS NOT ON AGENDA, subject to Rule 9 – None.

MAYOR'S REPORT

Mayor Gilbert reported that Police Officer Timothy Kline has finished his field training and has been assigned to a platoon. She thanked the Mercantile Club for their generous donation of \$3,000 for each of the Borough's Emergency Services Departments.

COMMITTEE REPORTS

a. Public Works Committee

Mr. Anders reported that the 2nd interview for Public Works candidates will be held on Thursday, March 9, 2023.

Mr. Anders reported that the next Committee meeting is Wednesday, March 15, 2023 at 4:00 p.m. via Zoom.

Progress.

b. Health, Sanitation, and Codes Committee

Motion by Mr. Balliet, seconded by Mr. Hart to grant Chestnut Street at Rodale's request for a reduction of financial security in the amount of \$193,915.27. There were 7 ayes. Motion carried.

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Resolution 2023-11 – A Resolution Conditionally Approving the Revised Preliminary/Final Land Development Plan for David Real Estate Holdings, LLC Regarding 306 Broad Street, Emmaus, Pennsylvania.

Mr. Balliet reported that the project was reviewed by the Planning Commission, and everything was discussed and approved. Mr. Balliet stated that the developers, Mr. Spangenberg and Mr. Wilhite, are present at tonight’s meeting to answer any questions about the project.

Motion by Mr. Balliet, seconded by Mr. Hart to adopt Resolution 2023-11. There were 7 ayes. Motion carried.

Mr. Balliet entertained questions about the Committee notes and stated that the next Committee meeting is Wednesday, March 22, 2023 at 4:45 p.m. via Zoom.

Progress.

c. Parks and Recreation Committee

Ms. Baumgartner reported that there are no items for official action tonight and that the next Committee meeting is Tuesday, March 7, 2023 at 4:45 p.m. via Zoom.

Progress.

d. Public Safety Committee

Mr. Hart reported that the next Committee meeting is Thursday, March 30, 2023 at 9:00 a.m. via Zoom.

Progress.

e. General Administration Committee

Mr. Labenberg entertained questions about the Committee notes and reported that next Committee meeting is Thursday, March 16, 2023 at 9:00 a.m. via Zoom.

Progress.

f. Budget & Finance Committee

Resolution 2023-12 authorizing payment of the March 6, 2023 bill list as follows:

Bill List	\$	226,065.09
Payroll #4	\$	182,581.64

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Payroll Taxes	\$	<u>58,260.99</u>
Total	\$	466,907.72

Done this 6th day of March 2023.

Motion by Mr. DeFrain, seconded by Mr. Hart to adopt Resolution 2023-12. There were 7 ayes. Motion carried.

Mr. DeFrain entertained questions about the Significant Revenue and Expense Items and the Budget Report for February. He also entertained questions about the Committee notes.

Mr. DeFrain reported that the next Committee meeting is Thursday, March 16, 2023 at 11:00 a.m. via Zoom.

Progress.

g. Community Relations, Planning and Development Committee

Mrs. Sorg-McManamon reported that there is nothing for official action tonight and entertained questions about the Committee notes. She reported that the next Committee meeting is Monday, March 27, 2023 at 4:30 p.m. via Zoom.

Progress.

PERSONAL APPEALS, PART II – None.

BOROUGH MANAGER’S REPORT

Mr. Pepe reported that an Executive Session will be needed to discuss a legal and personnel matter.

Progress.

PRESIDENT’S BUSINESS

Mr. Labenberg recessed the meeting at 6:12 p.m. for an Executive Session to discuss a legal and personnel matter with action anticipated.

Mr. Labenberg reconvened the meeting at 6:23 p.m. with action necessary.

Motion by Mr. Hart, seconded by Mr. Anders to amend the agenda to appoint a primary Borough BCO.

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Motion by Mr. DeFrain, seconded by Mrs. Sorg-McManamon to appoint Borough Manager, Shane Pepe, as the primary Building Code Official for the Borough of Emmaus. There were 7 ayes. Motion carried.

Mr. Labenberg reported that the fence has been removed at the Turkey Hill construction site and the matter is being addressed and expressed safety concerns.

Progress.

ADJOURNMENT

Motion by Mr. Balliet, seconded by Mr. DeFrain to adjourn the March 6, 2023 Emmaus Borough Council Meeting. There were 7 ayes. Motion carried.

The meeting was adjourned at 6:25 p.m.

Shane M. Pepe
Borough Manager

Transcribed by: Paula Weiant
Administrative Assistant
March 9, 2023