



The Borough of Elverson
101 South Chestnut Street
P.O. Box 206
Elverson, PA 19520
Phone (610) 286-6420
Fax (610) 286-5950

October 3, 2023

The monthly meeting of the Elverson Borough Council was held on October 3, 2023, and called to order at 7:00 PM by Council Vice President, Tom Feeley, who led the Pledge of Allegiance and Mayor Esther Prosser led in Prayer.

ATTENDANCE:

Council Members, Bob Clements, Merle Stoltzfus, Jack Stewart, George Firrantello, Mike Trojecki, Thomas Feeley, Dennis Kurtz, Mayor Esther Prosser and Secretary/Treasurer, Lori Kolb

Also in attendance: Mark Stabolepszy, SSM Group, Residents; Dick Leone, John McQuaid, Kira Morales, Brian Torrey, and Lisa Palser

MINUTES:

Motion was made by George Firrantello and seconded by Mike Trojecki accept the September Council meeting minutes as submitted. Motion carried by all.

PUBLIC COMMENT:

Glenn Worgan presented a change in his original submitted concept, to create a second phase of Hopewell Manor. Mr. Worgan provided a fact sheet regarding his new proposed plan for the construction of a non-age restricted rental apartment building for small families, which would be income based, with the exception of five of the units be non-income based. Council Members did not make any decisions and took no action on the proposed project.

Joe Nimerfroh, with Blue Rock at Elverson HOA, requested an update on the outstanding items remaining on the punch list for completing the development. Mark Stabolepszy reviewed the status of the punch list, reporting that the list should be down to 3 or 4 remaining items by the end of next week.

Mr. Leone, a resident of Springfield Village expressed his continued concerns for pulling out from Springfield Village. Mr. Leone will work with Dennis Kurtz on a resolution.

TREASURERS REPORT:

Motion was made by George Firrantello and seconded by Tom Feeley to accept the Treasurers Report and pay bills as presented. Motion carried by all.

George Firrantello reviewed the budget reports, requesting any questions from Council Members be sent to him via email for consideration at the November meeting. Mr. Firrantello explained options for covering the 2024 budget.

PUBLIC HEARING:

Motion was made by Jack Stewart, seconded by Mike Trojecki to close the regular Council Meeting and open the Public Hearing for the proposed enactment of Ordinance 23-02, amending Chapter 233 of the Borough Code by adding Article IV, prohibiting the use of brake retarders within portions of the Borough. Motion carried by all.

Greg Phillips led the public hearing with a description of the following exhibits:

- Public notice for the hearing
- Proof of advertising
- Certification and attestation that a copy of the proposed Ordinance was advertised.
- Acknowledgement of the receipt of the notification by the Daily Local.
- Certified and attestation copy was sent to Chester County Law Library.

Mr. Phillips explained that the proposed Ordinance was now ready for adoption, or not. There was no opposition by Council Members nor the Public.

Greg Phillips announced the Public Hearing was now adjourned, and Council Members were now able to adopt the proposed Ordinance. Tom Feeley resumed the regular Council Meeting.

REGULAR MEETING RESUMED:

Motion was made by Merle Stoltzfus seconded by Dennis Kurtz to adopt Ordinance 23-02, to amend Chapter 233 of the Borough Code by adding Article IV, prohibiting the use of brake retarders within portions of the Borough. Motion carried by all.

Bob Clements reviewed the proposed senate bill information included in the packets to determine if Council Members opinion is to support, be neutral or oppose. Council Members agreed to respond to the request, and to oppose the proposed Senae Bill 224, The PA Election Code Amendment. No position was taken on any of the other bills presented.

MAYORS REPORT:

Esther Prosser requested consideration for approval of two pedestrian signs for North Park Avenue.

Motion was made by Jack Stewart, seconded by George Firrantello, to approve the purchase of two pedestrian crossing signs to be posted on North Park Avenue at the cost of \$250 each. Motion carried (5-2).

PARK AND RECREATION COMMITTEE REPORT:

Esther Prosser reported she plans to get pricing on new pickleball nets to propose for the 2024 budget.

Esther Prosser requested consideration for the purchase of parts to repair the grill at Livingood Park at the cost of \$425. Council Members agreed to the purchase of the parts.

Esther Prosser reviewed the proposed 2024 agreement with the PA Strikers for the use of the baseball fields at Livingood Park. Council Members agreed to the 2024 field use agreement as submitted.

Esther Prosser reviewed a letter received by Twin Valley Soccer Club for donation of soccer nets at Livingood Park and proposed use of the field for practices. Merle Stoltzfus will work on drafting a short agreement for Twin Valley Soccer Club to present to them for the use of the fields and donation of soccer nets.

BUILDING, GROUNDS STREETS AND LIGHTS:

Tom Feeley reported that the deteriorated block step replacement part was installed at the Livingood Park playground.

EMERGENCY MANAGEMENT:

Barclay Hargreaves reported he is working on the emergency management plan for the pipeline, and he will present a report when it has been completed. Mr. Hargreaves announced there is a relay race which will be coming through the Borough on October 14th between 2:00 AM and 7:30 AM, and no action was required by Council Members. Mr. Hargreaves reported he is working with emergency services to assist at the Elverson Parade, and there is no change from prior years. Mr. Hargreaves announced there is a safety and security meeting at 3:00 PM on October 12th at the Twin Valley High School and requested any members of Council who would like to attend should please let him know.

ENGINEERING:

Mark. Stabolepszy reviewed the research he has done for Summerfield and Parkside areas regarding the Ordinance for impervious / lot coverage. Mr. Stabolepszy said he is in the process of working with Joe Boulanger, with Kraft Municipal Group to come up with possible solutions which could be applied to impervious / lot coverage for the Site Responsive Residential Communities within the Borough's zoning. Merle Stoltzfus requested that Council Members allow another month to do further research. There will be further discussion at the November meeting, which will be held on Wednesday November 8th, due to election day.

MUNICIPAL AUTHORITY:

Jack Stewart reported that the flows have improved, in comparison to prior months, and things are operating well.

NEW BUSINESS:

Lori Kolb reviewed the upcoming expiring terms for committee and commission members. Lori Kolb requested that Council Members review the list for consideration for 2024.

ADJOURNMENT:

Motion was made by Merle Stoltzfus and seconded by Tom Feeley to adjourn the meeting. The meeting was adjourned at 8:30 PM.

Respectfully,

Lori Kolb, Secretary Treasurer