

Richland Borough Council Meeting Minutes

December 2, 2014

(Recording B4)

Present: Jim Niethammer, Dan Auman John Mueller, Larry Hartman, Mayor Ray Shanaman, Solicitor Tom Harlan

Absent: Dennis Seldomridge, Matt Johnson, Travis Randler

Vice President Jim Niethammer called the meeting to order at 7:00 PM followed by the Pledge of Allegiance to the Flag.

VP Niethammer asked for a motion to approve last month's meeting minutes, submitted by Borough Secretary, Perri Shanaman. John Mueller made a motion to approve last month's minutes; Larry Hartman seconded the motion. Motion was carried with all members voting yes.

Citizens Comments:

Charles Haddad, owner of the former Ocello property on Poplar Street, introduced a potential renter for one of his empty warehouses. Lewis Oberholtzer, of Bareville in Lancaster County, wants to do custom machining on computer controlled routers. Most of the work would be done on wood but some is done on plastic. He wishes to rent the East side of one of the warehouse buildings owned by Haddad. He would employ 8-10 employees and there would be no excessive water or sewer usage – usage for both would be for restroom purposes only. Haddad reported he had filed for an exception that date with Lebanon Planning and Zoning. He asked council to waive a Conditional Use Hearing. Solicitor Tom Harlan stated he and Jeff Steckbeck, of Steckbeck Engineering, had reviewed the paperwork and were recommending to Borough Council they can waive the Conditional Use Hearing. John Mueller made a motion to waive the Conditional Use Hearing; Dan Auman seconded the motion; motion was carried with all members voting yes.

Communications

VP Niethammer notified the council of a Building Permit we received, from Lebanon Planning and Zoning, for a shed on Poplar Stree.

The Borough Council also received notification from Sgt Tice, of the PA State Police, of a forthcoming ck for \$363.00 for police fines.

Sgt Tice also sent the borough an email notifying them they will be receiving a regular report, from the PA State Police, stating what the road conditions were when accidents occurred within the borough.

Dwight Belleman stated he had received a call from Matt Marks, Neptune Fire Co Chief, regarding the fire hazard conditions of the Del Star Company on Poplar Street. The fire company has been called out at least five times in three years. The fire company is concerned with the operation and general conditions of the building. The council advised Dwight to have Chief Marks contact Randy Mauer, of Associated Building Inspections, Inc. He possesses all the certifications necessary to inspect the building to determine if they are operating under unsafe conditions.

VP Niethammer then asked for a motion to approve the invoices he had reviewed, submitted for payment by Borough Secretary, Perri Shanaman. Dan Auman made a motion to pay the invoices; Larry Hartman seconded the motion; motion was carried with all members voting yes.

Water Committee – it was stated they had met and their results would come up under New Business later in the meeting

Highway Committee – nothing

Property Committee – nothing

Finance Committee – nothing

Safety Committee – nothing

Road Supervisor's Report – Larry Hartman made a motion to approve the Road Supervisor's Report, submitted by Road Supervisor, Dwight Belleman; John Mueller seconded the motion; motion was carried with all members voting yes.

Financial Report – Larry Hartman made a motion to approve the Financial Report, submitted by Gift Associates; Dan Auman seconded the motion; motion was carried with all members voting yes.

Office Report – Dan Auman made a motion to approve the Office Report, submitted by Borough Secretary, Perri Shanaman; John Mueller seconded the motion; motion was carried with all members voting yes.

Code Enforcement Report – John Mueller made a motion to approve the Code Enforcement Report, submitted by Code Enforcement Officer, Jeff Arnold; Larry Hartman seconded the motion; motion was carried with all members voting yes.

MRJSA Report – Jay Wenger announced the MRJSA approved a 1.1 Million Dollar Budget and there will be no rate increase. They now have a full board and there are no major projects forthcoming. Dan Auman made a motion to approve the MRJSA Report; Larry Hartman seconded the motion; motion was carried with all members voting yes.

Old Business

VP Niethammer reminded everyone that Richland Recreation Board Sign-Ups will be the month of December. Five of those citizens, who sign up, will be selected for the reorganized Richland Rec Board.

New Business

- 1) VP Niethammer stated the First Order of Business would be to pass the **2015 Proposed Budget:**

Larry Hartman made a motion to accept the **General Funds Budget Amount** of **\$550,437.00**; Dan Auman seconded the motion; motion was carried with all members voting yes.

Larry Hartman made a motion to accept the **Water Co. Budget Amount** of **\$212,943.00**; Dan Auman seconded the motion; motion was carried with all members voting yes.

Dan Auman made a motion to accept the **Highway Account Budget** of **\$85,743.86**; Larry Hartman seconded the motion; motion was carried with all members voting yes

Larry Hartman made a motion to pass the **total budget** of **\$849,123.86**; John Mueller seconded the motion; motion was carried with all members voting yes

Dan Auman made a motion for the **Act 511 Taxes** to be **\$5.00** per capita; John Mueller seconded the motion; motion was carried with all members voting yes

John Mueller made a motion to have a **1% Realty Transfer Tax**; Larry Hartman seconded the motion; motion was carried with all members voting yes

Dan Auman made a motion to have **\$52.00** as **LST**; John Mueller seconded the motion; motion was carried with all members voting yes

Larry Hartman made a motion to advertise **Ordinance #376** with a **Tax Rate of 1.89 Mills**; Dan Auman seconded the motion; motion was carried with all members voting yes

VP Niethammer stated the **2015 Advertised Meeting Dates** are: **Jan 6, Feb 3, March 3, April 7, May 5, June 2, July 7, Aug 4, Sept 1, Oct 6, Nov 3, Dec 1**

VP Niethammer further stated the **2015 Advertised Workshop Dates** are: **the Third Tuesday of each month, January through December, 6:00 PM, as needed**

- 2) VP Niethammer announced the Water Committee met and all check valves are in except those properties in Richland presently owned by banks. Those ck valves will be put in before anyone has final settlement on the properties. He announced the Water Committee is recommending we raise our water rates, beginning with the first quarter in 2015. The proposed rate increase is \$10 more for the minimum usage up to 5,000 Gallons and \$5 more for every 1,000 gallons after the first 5,000. Larry Hartman made a motion to accept Resolution #268 to raise the water rates \$10 more for the minimum usage of 5,000 gallons or less and \$5 more for every 1,000 gallons after the minimum; Dan Auman seconded the motion; motion was carried with all members voting yes.
- 3) Dan Auman made a motion to authorize public advertisement of the proposed **Ordinance #377** to move the **Police Pension Fund** to **PMRS**; John Mueller seconded the motion; motion was carried with all members voting yes.

- 4) Larry Hartman made a motion to authorize public advertisement of the proposed **Ordinance #378** to move the **Non-Uniform Police Pension Fund** to **PMRS**; John Mueller seconded the motion; motion was carried with all members voting yes.
- 5) VP Niethammer stated Dean Moyer is our current representative for the **TCC Committee** with Gail Shiner as the alternate. They sent us an email asking permission to be our representatives in the year 2015. Dan Auman made the motion for Dean Moyer to be our 2015 TCC Committee representative, with Gail Shiner as our alternate; Larry Hartman seconded the motion; motion was carried with all members voting yes.
- 6) Solicitor Tom Harlan stated he had a proposed new **Resolution #269** to appoint Borough Secretary, Perri Shanaman, as the **Open Records Officer** with Dennis Seldomridge, Borough President, as the alternate. Dan Auman made a motion to pass **Resolution #269** appointing Borough Secretary, Perri Shanaman, as the Open Records Officer and Borough President, Dennis Seldomridge, as the alternate; John Mueller seconded the motion; motion was carried with all members voting yes.
- 7) Dwight Belleman announced the leaves had not been picked up lately because of the weather and a water main break. He stated they would try for one more pickup later the following week, weather permitting.

The Borough Council then went into Executive Session at 7:37 PM. No notes were taken. Borough Council came out of Executive Session at 7:47 PM.

When we came out of Executive Session, VP Niethammer stated the Borough Council had gone into Executive Session to discuss litigation.

He then asked if there were any more comments for the good of the borough.

Larry Hartman made a motion to adjourn; Dan Auman seconded the motion. Motion was carried with all members voting yes.

Respectfully submitted by:

Perri Shanaman

Borough Secretary