

A regular meeting of the Richland Borough Council was held on Tuesday, August 8, 2023, at 7:00 p.m. in the meeting room at the Richland Borough Building. The President being in the chair and the Secretary being present.

President Bricker called the Richland Borough Council Meeting to order at 7:02 p.m. and asked everyone to stand and recite the Pledge of Allegiance.

President Bricker completed roll call, Present were President Kelly Bricker, Vice-President Mark Brubaker, President Pro Tem Larry Hartman, Councilmembers Matthew Johnson, Travis Randler, James Niethammer, Solicitor Andrew George, Secretary Rebecca Schnoke, Road Supervisor Dwight Belleman, and Road Laborer/Water Technician Benjamin Becker. Absent was Councilmember Robert Rittle and Mayor Ray Shanaman.

The President asked for a motion to approve the previous months minutes. A motion was made by James Niethammer, seconded by Larry Hartman, to dispense with the reading of and approve the minutes of the previous meeting held on July 11, 2023. Motion unanimously carried.

A motion was made by James Niethammer, seconded by Larry Hartman, to dispense with the reading of and approve the minutes of the Zoning Ordinance Review Committee meeting held on July 19, 2023. Motion unanimously carried.

President Bricker opened the floor for citizens' and visitors' comments. There were five (5) people present.

Michele Voydik – 29 N. Race Street – No comments presented.

Sam Rudegeair – Weidle Sanitation

Terence Taylor – Weidle Sanitation

Bryan Rohland – Earth & Sky Design/JE Horst

Jay E. Horst – Earth & Sky Design/JE Horst

The following Committee reports were presented to Council: Water Report, Highway Report, Property Report, Finance Report, Safety Report, and Personnel Report.

Water Committee – Still working to acquire easements & requested Senator Meuser's assistance with the THUD grant process.

Highway Committee – Nothing to report.

Property Committee – Preconstruction meeting on Friday, August 11, 2023.

Personnel Committee – Nothing to report.

Finance Committee – Nothing to report.

Safety Committee – Nothing to report.

A motion was made by Mark Brubaker, seconded by Matthew Johnson, to accept the Committee Reports. Motion unanimously carried.

The following reports were presented to the Council: Mayor Report, Road Supervisor Report, Office Report, Solicitor Report, Code Enforcement, and State Police Report.

Mayor Report – None submitted.

Road Supervisor's Report – No questions about the report.

Water Report – No questions about the report.

Office Report – No questions about the report.

Solicitor's Report – No questions about the report.

Code Enforcement Officer Report – No questions about the report.

Police Report – July 2023 report submitted.

MRJA Report – Meeting was held August 7, 2023, electronic copies of the monthly reports are on file and available for viewing upon request, the next meeting will be held September 11, 2023.

A motion was made by James Niethammer, seconded by Travis Randler, to accept the Officials Reports. Motion unanimously carried.

The Financial Reports for July 2023 were submitted by Secretary/Treasurer Rebecca Schnoke. A motion was made by Matthew Johnson, seconded by Mark Brubaker to approve the Financial Report, and have it placed on file for Audit. Motion unanimously carried.

The invoices were presented and reviewed by Councilmember James Niethammer. A motion was made by Mark Brubaker, seconded by Larry Hartman, to pay all the invoices submitted; Motion unanimously carried.

A motion was made by James Niethammer, seconded by Matthew Johnson, to ratify the bills paid; Motion unanimously carried.

The following communications were received:

- 1 Zoning/Building Permit Applications Received
- 2 Zoning/Building Permits Issued
- PSAB Programs Flyer → self-insured alternative (KMIT).
- CASE Construction Equipment Update → searching for partner to serve central & western PA, providing contacts for future service needs.
- Richland Community Library Flyer → End of Summer Party August 26, 2023, 11AM – 1PM.

Old Business:

Rigidply Glulam Plan Review – Bryan Rohland with Earth & Sky Design presented the proposed plans for the Rigidply Glulam building addition. Submitted plans to Lebanon County for review. Bryan Rohland advised he reached out to Becker Engineering for direction regarding details pertaining to water specifications, Dwight Belleman advised more information and detail is needed on the plan. Bran Rohland advised that ideally the Glulam project will start late fall if possible. Elm Street Development Update – Josh Weaber advised that it was decided that Horseshoe Loop will be kept private and to eliminate lot lines and keep everything a privately owned rental community. Essentially the land will consist of two lots, townhomes, and apartment buildings. Josh advised they are working on addressing water, sewer, and County comments to prepare the final plans.

Rigidply Final Subdivision Plan – President Bricker advised that both the Rigidply Subdivision Plan and the Rigidply Office Addition Land Development plan both state that they are final subdivision plans. President Bricker requested the titling of the Rigidply Office Addition Plans be revised and final subdivision be removed for clarification and to avoid possible confusion in the future. Josh Weaber advised the changes to the cover sheets will be made and the plans will be updated for signature before recording. Josh Weaber presented the Final Subdivision Plan for approval. A motion was made by Larry Hartman, seconded by James Niethammer, to approve the Rigidply Final Subdivision plan, removing the lot line on lot #6 to add it as an accessory building for Rigidply Rafters; motion unanimously carried.

Playground Update – President Bricker advised the survey has been received and a meeting will be held with Borough, Becker Engineering and YSM Landscape Architects on September 21, 2023.

N. Race Street Update – Preconstruction meeting on August 11, 2023, Dwight Belleman, Benjamin Becker, and Casey Kerschner of Becker Engineering will be attending.

S. Race Street Wheelchair Advisory Sign – President Bricker advised that Elizabeth with the Richland Christian Home was kind enough to provide the contact information for Horst Signs, and Secretary Rebecca Schnoke contacted Horst Signs for a quote. President Bricker advised that Dwight Belleman obtained pricing from Chemung Supply which is significantly cheaper. A motion was made by James Niethammer, seconded by Mark Brubaker to authorize Dwight Belleman to order the signs and posts through Chemung Supply; motion unanimously carried.

Frame Sprayer – Matthew Johnson advised it was previously discussed to obtain pricing for framer sprayers which would be used to treat the frames of the trucks to combat corrosion and preserve the integrity and life of the equipment. Dwight Belleman and Benjamin Becker obtained two prices, one for an undercoating system powered with an air compressor in the amount of \$1,151.78 and one for an electric GRACO airless paint sprayer in the amount of \$698.35. The GRACO sprayer is more universal, giving opportunity for more use in other projects, and most paint stores will service the sprayers. Discussion was held regarding the pros and cons of each option. A motion was made by Mark Brubaker, seconded by Travis Randler, to approve Dwight Belleman and Benjamin Becker to purchase the GRACO airless paint sprayer in the amount of \$698.35; motion unanimously carried.

New Business:

President Bricker advised the current refuse contract with Eagle Disposal expires 12-31-2023 and that the new contract was put out on bid. One bid was received from ESC Management Services Doing Business As Weidle Sanitation. Solicitor Andrew George reviewed and approved the bid.

Refuse Collection Excluding Yard Waste - 3 Year Bid Total \$978,065.28

Recycling Collection – 3 Year Bid Total \$163,010.88

A motion was made by James Niethammer, seconded by Mark Brubaker to approve awarding the bid to ESC Management Services Doing Business As Weidle Sanitation; motion unanimously carried. Solicitor Andrew George advised he will prepare and send out the notice of award letter and contract for execution. Weidle Sanitation inquired if the Borough is moving forward with recycling, President Bricker advised the numbers need to be reviewed and further direction will be provided after review.

President Bricker advised a Richland Borough Planning Committee must be appointed for the sole purpose of the zoning ordinance writing process, and that a public meeting will be held by the Planning Committee at which time Charlie Schmehl of Urban Research Development will present the new zoning ordinance draft. A motion was made by James Niethammer, seconded by Mark Brubaker to appoint Kelly Bricker, Matthew Johnson, and Larry Hartman to the Richland Borough Planning Committee; motion unanimously carried.

A motion was made by James Niethammer, seconded by Matthew Johnson to approve Resolution 2023-13 designating President Kelly Bricker, Vice-President Mark Brubaker, President Pro Tem Larry Hartman, Secretary Rebecca Schnoke, Dwight Belleman, and Benjamin Becker as officials authorized to execute contracts and financial documents on behalf of the Borough Council; motion unanimously carried.

A motion was made by Mark Brubaker, seconded by James Niethammer to approve pending availability, the Richland Fire Police to provide services to the Borough of Womelsdorf to assist with the Annual Ride for Freedom on Sunday, August 27, 2023.

President Bricker advised that within the Borough there are currently three uninhabitable properties due to water service being shut off for nonpayment. President Bricker advised that one of the residences is being occupied and that Glenn Bertolet of Kraft Code Services advised the matter to be addressed with the Borough Solicitor. Solicitor Andrew George stated that if the residence is being occupied the next step would be for Kraft, Borough Solicitor, and State Police to remove the resident and secure the property. Dwight Belleman inquired about the outside maintenance of the property once it is no longer occupied. Solicitor George advised if the property is not maintained by the owner the Borough could send notice of noncompliance and if the owner does not comply the Borough would have the right to maintain the property and place a lien against the property for the expenses to secure and maintain the property. A motion was made by Mark Brubaker, seconded by James Niethammer to move forward with securing the two uninhabitable properties in the Borough that are unoccupied; motion unanimously carried. A motion was made by James Niethammer, seconded by Larry Hartman to remove the occupant, and secure the uninhabitable property in the Borough that is currently occupied; motion unanimously carried.

Richland Borough Council – Regular Meeting
Tuesday, August 8, 2023, 7:00 p.m.

President Bricker asked if there were any comments for the good of the Borough. With no additional matters presented, a motion was made by Mark Brubaker, seconded by James Niethammer, to adjourn. Motion unanimously carried.

The meeting was adjourned at 7:49 p.m.

Respectfully Submitted By:

Rebecca Schnoke,
Richland Borough Secretary