

**KULPMONT BOROUGH  
REGULAR MEETING  
MARCH 11, 2014**

Opening Prayer by Councilperson Stephanie Niglio  
The Pledge of Allegiance to the Flag by body present. Kulpmont Borough Council held its regular monthly meeting Tuesday March 11, 2014.

Roll call was taken and the following members were present: Mayor Bernard P. Novakoski, Nicholas Bozza, Clarence H. Deitrick, Stephanie Niglio, Philip Scicchitano, Bruno R. Varano, Joseph A. Winhofer and Stephen Motyka.

**APPOINTED POSITION:** Borough Solicitor William C. Cole, Treasurer Paul A. Niglio, Jr., and Fire Chief Jeff Gilotti.

**PRESENT:** Code Official Russ Moroz, Borough Secretary Rhonda Wilk, Borough Supervisor Bruce Graff and Chief of Police Michael Pitcavage.

**OTHERS PRESENT:** Joe Politza, Jack Maciakowski, Robert Hunter, Sam Olear, Bob Chesney, Bruce Graff, Robert Michalkovich, Michael Zeigler, Joseph Pancerella, Steve Matzura.

**ABSENT:** None

Mr. Varano states that Council met in executive session for approximately 30 minutes to discuss possible litigation.

**OPPORTUNITY FOR CITIZENS TO SPEAK ON ANYTHING THAT IS ON THE AGENDA:**

Mr. Bob Chesney of 929 Pine Street Kulpmont states that he would like to request that bills that are a significant amount be listed on the agenda for the public to review. He states that he would like to see any major expenditure like \$1000.00 or more for the citizens to see when they come into the meeting, he said occasionally they will see a bill of \$200.00 or \$300.00 listed on the agenda but asks that if anything major could be listed on the agenda.

**PRESIDENTS REPORT:** (Bruno R. Varano)

Mr. Varano states that he is going to give the floor to Baer Wolfe and Associates and asks if there is anyone in the audience that did not receive a copy of the report from Baer Wolfe and also of the report from the engineers report from 5 years ago and states that report was done almost five years to the date so everyone knows this was all started five years ago and was not an overnight thing this Taj-Mahal.

Mr. Rocky Baer from Baer Wolfe and Associates states that he was asked to be a third party on looking at this building that we are in now and evaluating on what it would take to renovate this in a similar manner or a similar fashion to the new building on what was proposed as far as level of finishes and things like that. He states that it is something that they had no building plans on and they looked at it based on past costs and past projects done in this area and that is how they evaluated the cost and states that the cost also came from industry values that we have.

Mr. Baer states that on March 4<sup>th</sup> he walked around and through the building with Councilman Winhofer and also Mike, the Borough Engineer and states that they also were on the roof and checked that out.

Mr. Baer states that the first page of the report of Opinion of Probable Cost to Renovate the Existing Borough Building you will find the outcome under Existing Building Analysis. Mr. Baer states that obviously they did not come and tear into walls; this was all surface inspection on the things that he had examined.

Mr. Baer states that as he took a look at this and to put some value to it, first of all to renovate the first floor because your proposed new building is around 3,500 square foot roughly so instead of taking 14,000 square feet of this building he states that he looked at 7,000 square feet on how to renovate that and states that is the figures you see 1.8 million dollars to renovate that.

Mr. Baer states that the mechanical system and the electrical on both floors would have to be done throughout the entire building because you cannot just do the first floor, so there is a chunk of change to do that throughout the building to make it adequate.

Mr. Baer states that on the first page and continued onto the second page under the Renovate the Existing Building First Floor Only is listed the scope of work that would be included in this price. He states that if the second floor is renovated he estimates the cost to be at adding an additional \$700,000.00.

Mr. Varano thanks Mr. Baer for his report.

Mr. Winhofer asks Mr. Baer what his professional opinion is on fixing up this building.

Mr. Baer states that in his personal professional opinion he feels that it has gone so far down the road of deterioration. He states that he loves old buildings and would love to see it renovated and fixed up. He states that he loves old buildings and hates to see them go, but if there is no money in the budget it is going to take a lot to get this building back to where it needs to be.

Mrs. Niglio questions Mr. Chesney if he has any other questions while Mr. Baer is here.

Mr. Chesney replies that he does not have any specific questions right now.

Mr. Pancerella states that on the 2009 study, he questions if they ever followed through with this.

Mr. Varano states that this is basically when we started the project.

Mr. Pancerella questions the scope of work and the cost and questions if the borough ever went through with this and paid the states costs.

Mr. Deitrick states that the borough did not, they paid \$2,100.00 and then we stopped, we did not put anymore money into this when we were told to get the wrecking ball.

Mr. Varano states that the engineer from the school district had told council the same thing.

Mr. Deitrick states that the walk through was almost 5 years ago to the date.

Mr. Chesney states that the 2009 study on numerous occasions he believes that the citizens have come in and asked to see and bids or estimates on anything and states that they were told there was nothing around.

Mr. Deitrick states that there was nothing with a dollar figure.

Mr. Varano states that she searched the files and found that last week.

Mr. Winhofer states that back then this was with Brinjac Engineering and in 2009 when the discussion of figures came up the cost was just too much to be put on paper and that is why it was stopped, so that is where the verbal quotes came from.

Mr. Chesney states that he can understand what he is saying, but again the document was just lost and states that there is not much you could do about that if there was nothing available to be seen.

Mr. Varano states that he knew that we had a document but it was not located.

Mr. Chesney states that dollar for dollar on the newer building and starting from curbs all of the way up he states that he can understand how this could not necessarily be inflated but that the costs continually rise up. He states that was just another question that many of them had because of previous meeting it being discussed that this would be the third possibly fourth roof that was going to be put on this building and the second or third heating system and it was just sort of bewildering and asks was it just shabby work, a roof he would hope to be guaranteed for twenty years or so and this was going to be the third roof that was placed on and the initial building was in the 70's so as far as the things on here he states that he certainly respects the findings and states that the gentleman certainly has a lot more knowledge on this subject than he has.

Mr. Chesney states that he can see the feasibility study certainly does point a finger at this report and its saying that it is logical to go through with it.

Mr. Chesney states that going through this whole thing we don't need the whole building renovated the whole thing is not being used, he states that we are not using 7000 square feet, we have to heat it and maintain it we are just not using it and he states that he was hoping that something could be done to sever that and bringing in a gas line for over two blocks is a gigantic undertaking because he knows some citizens trying to get gas it is unbelievable.

Mr. Varano states that the cost is about \$30,000.00 per block.

Mr. Bozza states that last month we spent on oil alone almost \$7700.00 in one month so in three months it would cover the cost of running that gas line in here.

Mr. Chesney states that he is not going to stand here and try to contest anything on this report because he is certainly not in a position to do that and he states that he certainly has no disregard for an expert to give his report and states that as he said this is a Cadillac version of it, and if this is what had to be done then maybe our hands are tied and possibly we may have to redirect our ideas toward the possibilities of the new building but obviously trying to decrease those cost in interest of the taxpayer.

Mr. Varano states that we did that.

Mr. Bozza states that we cut as much as we could.

Mr. Varano states that we cut off \$500,000.00 off and we got rid of a floor.

Mr. Deitrick asks Mr. Baer if any of this is a Cadillac or is this just bringing it up to code.

Mr. Baer states that it is average finishes.

Mr. Deitrick states average, nothing excessive so Cadillac is definitely not it.

Mr. Motyka states that at last months meeting he notified the public that the blue prints did come and they are available for review by the public.

Mr. Chesney states that if this is what we are going to go by, obviously it would not be feasible to put two million dollars into this building that would be totally asinine and if that is what has to be done and that is how it has to be met in order to go close to two million dollars to re-do this building and states that he agrees that old buildings do have character but if we have to redirect he states that he feels we have to be very frugal and still thinks that a \$100,000.00 thousand garage is unnecessary, but states that is his view point.

Mr. Chesney states that we never had anything to look at and as a common citizen they cannot certainly do it and all they needed was something in black and white and if we would have had something like this a year ago this travel would have been a lot more comfortable and we probably would have stopped for a few snacks along the way instead of sitting here staring at one another. He states that if this is what has to be done but state that he still questions is that best site and best place to put it and are we going in the right direction with the new building and being as conservative as possible and states if we bring that cost down, way down and bring it in well, well under the million from \$500,000.00 to \$750,000.00 then that would be ok.

Mr. Ziegler in the audience questions what is going to happen to this building.

Mr. Cole state that he would like to address that and states that for the record regarding this building as long as the Borough occupies this building and we have had many meetings with the school district over the years and at no time, no time have they indicated to us that they were going to transfer the building to us whether we renovated it or not.

Mr. Cole states that we don't really own it out right and states that there is a revert clause in the deed which states that they still maintain ownership and if the borough leaves for any reason it reverts directly back to the district.

Mr. Cole states that the building would go back to them if the Borough ever vacates it.

Mr. Varano states that they offered it to us after they found how bad a shape it was in, well they didn't transfer it but they made a general offer, in other words put the liability on us. A person in the audience questioned if it was just offered.

Mr. Varano states that he received a letter dated February 20<sup>th</sup> from the school district.

Mr. Varano states that we did not attend the meeting concerning the Regional Police but states that we did receive information on it and states that a study is being done and it does not cost anything and is coming in a form of a grant to Coal Township and they are asking us for our support.

Mr. Varano states that it is non-binding and we can opt out anytime that we want and it is not costing us anything to have this study done.

Mr. Varano states that if someone wants to make a motion to get in on this, it will take about four months to complete the study and if we do not like what is in it we can opt out.

Mr. Motyka questions how towns like Shamokin and Coal Township who are pushing ten full time police officers on the force, how do we compete with that money wise.

Mr. Varano replied that we don't.

Mr. Varano states quite awhile ago it was looked into and it would have cost us too much to get in because he states that at that time the lowest paid officer, the starting salary was for the highest paid. Mr. Deitrick states that is correct, whatever the highest paid officers salary is in that region that goes together, everyone will have to pay that salary.

Mr. Varano states that they guarantee that any full time will not loose their job.

Mr. Niglio states that for more information they will ask us what we have done for the last three months as far as the hours and they will us that as an average and they will use all of the municipalities that are in the survey what their coverage is and most of them do have 24/7 and then the merger of what it is costing administration wise and then they will figure out a cost per hour and then they will say to you based on your coverage for a year this is going to be your cost.

Mr. Niglio states that they will figure on what your hour cost will be.

Mr. Niglio states that once you're in then you're in and it is not something you can pull out of in a year and states that there are government funds available for the first few years to offset some of the cost but then when it finally kicks in your responsible for the full numbers.

Mr. Niglio states that he knows Sunbury just did this over there and some places it works and some places it doesn't.

Mr. Deitrick states that up near the Pocono's they are disbanding it, it didn't work.

Mr. Winhofer states that he thinks in our Geographical Area it is not going to work, anything in Coal Township and Shamokin is not going to benefit us and states it's just too far away.

Mr. Varano states we shall see.

Mayor Novakoski questions if we will call and tell them we are interested.

Mr. Varano states that if someone would like to make the motion to sign the letter of intent.

**MOTION**- Mrs. Niglio makes the motion and was seconded by Mr. Bozza to participate and sign the letter of intent for the Regional Police Study to be done.

**ROLL CALL VOTE**- BOZZA (yes), DEITRICK (yes), MOTYKA (yes), NIGLIO (yes), SCICCHITANO (yes), VARANO (yes), WINHOFER (yes)  
7 YEAS – 0 NAYS

**MAYORS REPORT** (Bernard P. Novakoski)

The Mayor states that on April 2<sup>nd</sup> we are going to take off the parking restrictions for the North and South Streets. The Mayor states that there is plenty notice so that there is no reason to complain if you are fined.

Mr. Bozza questions Bruce if he spoke to Penn Dot on when they will run the street sweeper down Chestnut Street this month.

Bruce Graff states he did not yet.

Mr. Bozza states that we will find out and post that in the paper because the cars will have to move for that.

Mr. Deitrick states that we will also post the poles also correct?

Mr. Bozza states yes, let's see what happens with the weather the next week or two even if it is April.

Mayor Novakoski states that he will have it put on the website.

Mr. Varano asks Rob to mention that in The News Item.

Rob Wheary states that he will when they have a specific date.

**SECRETARY REPORT** (Rhonda Wilk)

Rhonda states that approval is needed on the meeting minutes from the February 11, 2014 and the February 25<sup>th</sup> Special meeting.

**MOTION**- Mr. Bozza makes the motion and was seconded by Mr. Deitrick to approve the meeting minutes from the February 11, 2014 and the February 25<sup>th</sup> special meeting.

**VOICE VOTE**-

Unanimous

Rhonda states that under correspondence a letter was received from the County of Northumberland – CDBG Federal Fiscal Year 2014 Schedule/ Copied Council/Mayor.

Correspondence was also received from BAER/WOLFE Architects/Renovate Cost – Copied Council and Mayor.

Mr. Varano questioned if the CDBG is the Housing Rehab. Mr. Deitrick states that no the Housing is a separate one. Mr. Deitrick states that the DCED is the Housing Grant

and the CDBG is the County money they get from the states and then they give grants out every year.

**TREASURERS REPORT** (Paul A. Niglio, Jr.)

Treasurers Report Attachment #1

Mr. Niglio states that everyone received a copy of the financial statement and a list of bills to be paid and states that a motion is needed to pay the bills.

**MOTION**- Mr. Bozza makes the motion and was seconded by Mr. Deitrick to approve the financial statement and to pay the bills.

Mr. Bozza questions Mr. Niglio on the bill for the raising of the building that just collapsed; we don't need to pay that yet because we are still going through some things with that.

Mr. Varano questions then if Mr. Bozza would like to change his motion then.

Mr. Bozza states that he does.

**MOTION** – Mr. Bozza makes the motion to approve the financial statement and to pay all of the bills with the exception of the bill for the raising of the collapsed building on Chestnut Street.

**ROLL CALL VOTE**- BOZZA (yes), DEITRICK (yes), MOTYKA (yes), NIGLIO (yes), SCICCHITANO (yes), VARANO (yes), WINHOFER (yes)  
7 YEAS – 0 NAYS

Mr. Niglio states that he has a comment directed to the request of Mr. Chesney.

Mr. Niglio states that Rhonda provides a copy of the Bills to be paid and most of the bills are budgeted and regular bills and states that what Mr. Chesney is requesting and for example on the list of bills today Gannon and Associates is listed and you are not going to really know what they are for unless you also have a copy of each bill and having to question every bill and what it is for would hinder us and asks how do you want us to do this.

Mr. Chesney states that he does not know if he can speak now or not, but its just the idea and courtesy that if something is listed and something deserves to be questioned then we would have the right to question it, and he states that he has been coming here for a few years now and we never know what is being spent and just a little more transparency that's all.

Mr. Winhofer questions that there is a description on the list.



Mr. Deitrick comments that on the list of bills it states Gannon and Associates/ Insurance, so it is pretty self explanatory that it is for a policy. Mr. Motyka suggests that we keep the list as is and that any questions be brought to Paul after the meeting as to not hinder us.

**SOLICITORS REPORT** (William C. Cole)

No Report

Mr. Varano states that he would like an executive session at the end of the meeting.

**POLICE REPORT** (Chief Michael Pitcavage)

Report Attachment #2

**FIRE CHEIFS REPORT** (Jeffrey Gilotti)

Report Attachment #3

Mr. Gilotti state that both the East End and the West End Engines went out for inspection and there were a couple minor repairs and nothing major, they both passed.

Mr. Gilotti states that he wants to remind Council if they can look into the parking situation on the 900 block Pine Street and states that there is a commercial vehicle parked there in the middle of the block restricting traffic and is definitely going to cause a problem.

Mr. Deitrick states that is going to be handled with a new ordinance that we are going to have Bill look into writing and hopefully we are going to have it ready for the next meeting to have approved.

**EMERGENCY MANAGEMENT** (Kevin O’Hearn)

No Report

**BUIDING INSPECTORS REPORT** (Stephen G. Bielski, Sr.)

No Report

**CODE/HEALTH ENFORCEMENT OFFICERS REPORT** (Russ Moroz)

Report Attachment #4

Mr. Bozza questions on the Mill if the guy has contacted him because they have the road blocked down there and does not know something has to be done to stop people from driving through, we may have to get concrete barriers.

Mr. Moroz states that he is not getting a response from him. Mr. Cole states that the only other thing we could do is file a lawsuit against him.

Mr. Moroz states that DEP may need to come in.

Mr. Deitrick asks about the sprinkler system being off and not having any sprinkler system in, what if there is a fire.

Mr. Cole states that would be L & I. Mr. Deitrick states that we need to get them in there also. Mr. Bozza said there had to be some kind of water in there.

Mr. Deitrick states not anymore the pipes are busted.

Mr. Moroz states that the elevator shaft if flooded.

Mr. Deitrick states that DEP should do something about that, those floors are saturated with oil and that has to be contaminated.

Mr. Varano states that he will need Mr. Moroz in executive session.

**PERSONNEL COMMITTEE** (Philip Scicchitano)

No Report

**SERVICE AND FACILITIES COMMITTEE** (Nicholas Bozza)

Mr. Bozza states that we need to purchase a new weed whacker and states that he received bids and he is suggesting that we go with the 2<sup>nd</sup> Proposal of \$314.99 because it is lighter and has less moving parts.

**MOTION**- Mr. Bozza makes the motion and was seconded by Mr. Winhofer to purchase the 2 cycle weed whacker for \$314.99

**VOICE VOTE**-

Unanimous

Mr. Bozza states that Food Surplus this month will be on March 13<sup>th</sup> from 8 AM until 12 Noon.

Mr. Bozza states that he is canceling the Street Sweeping for March and states that we will wait to see what the weather is like; we may sweep the streets if we are able to but we will not be ticketing anyone. The regular schedule will then start in April.

Mr. Bozza states that the crosswalk signs will be put out in about 2 weeks depending on the weather and states that he would like to have the street sweep before they get put out.

Mr. Bozza states that they are planning for the end of the month to put the playground equipment up. Mr. Deitrick comments open for April 1<sup>st</sup>.

Mr. Bozza states that the fire police vehicle has an electrical problem and we will need to take it to a dealer and find out what the problem is. It is out of service right now and states that he would like to put it in service if we plan on keeping it but it will need to go to a dealer to find the problem.

Mr. Bozza suggests that if we do this and fix this then we give this to the fire company and it will still be ours but just like the fire truck and if there are any situations then the fire chief or the deputy chief would contact Mr. Politza.

Mr. Deitrick states that we can get it fixed and then deal with that.

Mr. Varano questions when we are going to make the decision to get it fixed.

Mr. Bozza states that he will get a price and have it for next months meeting.

Mr. Gilotti makes the suggestion that it be taken to East Penn in Schuylkill Haven, the only thing is if it is driven, it is not very dependable and states that he does not want to cause more problems than we already have.

Mr. Bozza states that one of the Borough guys will follow.

Mr. Bozza states that the only other thing he has is to get a number from Mr. Niglio possibly by next months meeting on what he may be able to spend for paving.

Mr. Deitrick states that when they do crack sealing and potholes they should be blown out with air and questions how we are properly doing that because we don't have air.

Mr. Bozza states that the sealing buggy is prehistoric and states that before we get a compressor we will have to get a sealing buggy, we may have to look into getting a sealing buggy and a compressor together.

Mr. Bozza states that these guys are filling cans up and they are running and before they get to the crack the tars hard.

Mr. Deitrick questions why does it come out slow.

Mr. Bozza states that it is a lot easier when you have a wand and the guy is driving the truck and the other guy is walking right along.

Mr. Deitrick states that you are probably talking a lot of money which we can't afford.

Mr. Bozza states that he does not think we need to put the cart before the horse the first thing you have to do is update the sealing.

Mr. Deitrick states that you can't do any crack sealing if you can't do it right though either.

Mr. Winhofer states that we have a gas blower.

Mr. Bozza states that we run the sweeper and then we blow the cracks out, it's working for now.

Mr. Winhofer states that you have two guys and if you have one guy driving the tar buddy and someone driving the compressor then you don't have anybody to run anything.

Mr. Motyka states that when we get the liquid fuel money possibly we can get a price on contracting that out.

Mr. Bozza states that is going to cut us down though on paving the streets.

Mr. Deitrick questions Paul Niglio if we can spend much more money out of that Highway fund for equipment.

Mr. Niglio states that we have equipment we have to pay off over the next four years.

Mr. Varano states possibly we could look at a federal or state auction.

Mr. Bozza states that some of the streets that were paved a few years ago are starting to spider and he was talking with someone from Penn Dot and they suggested to possible seal and chip them and get maybe ten more years out of them.

Mr. Motyka states that he has a suggestion for The News Item concerning mills. He states that there is no way to compare a \$10,000.00 house in Kulpmont to one in Shamokin or Ralpho Township because they are all based on the assessed value of their community. He states that would be very beneficial to everyone who reads our paper so we could compare a \$100,000.00 house from Kulpmont to others to see where we stand on this scale of property taxes and mills.

Mr. Motyka states that would be beneficial to all of the taxpayers to see.

Mr. Niglio states that a mill in Ralpho may be worth 5 times what ours is.

Mr. Niglio states that The News Item use to do that, every year the county assessment office use to release that data on the assessed valuations of the borough and states that we used to get that information from the planning commission but somebody probably

stopped that information and probably fired that guy and that's why we probably don't get it and states he does not want to say no names.

Mr. Varano states there is a good story for you Rob.

Mr. Motyka states because Mount Carmel and Shamokin are entitlement communities because of their population and they get money from the state which we do not get because our population is not high enough.

Mr. Deitrick states that its CDBG money and entitlement communities get x amount of money every year and then there is a pot of money that the state gives for communities to compete with.

Mr. Deitrick states that the entitlement communities and the non-entitlement communities can compete for it so they are able to double dip where as we only get one shot at it, it is a lot harder for us to get money.

Mr. Motyka states that a lot of people do not know that.

**CODE/HEALTH and SAFETY COMMITTEE** (Bruno R. Varano)

No Report

**ORDINANCE COMMITTEE** (Stephanie Niglio)

Mrs. Niglio states that she did talk with Rhonda and states that she guesses that she did not have a chance to talk with Mr. Cole and questions Mr. Cole on the resolution for the new landlord fees if we should have had that on this meeting.

Mr. Cole states that it was already voted on it so the way the ordinance reads you change the registration fee by resolution so, Rhonda and Bruno would sign the resolution and insert it into the book. Mr. Winhofer states that is resolution 703. Mrs. Niglio states that would change the fees to \$50.00. Council agrees.

Mrs. Niglio states that in regard to the parking situation on Pine Street it has been recommended that we adopt a new ordinance and we have a copy of one here so we want to advertise to make a new one to prohibit certain types of vehicles from parking on our streets for a certain length of time other than what is considered short term parking.

Mr. Deitrick states that we want Bill to write it up and bring it back and we will review it and then we will vote to advertise.

Mr. Deitrick states that it is from a couple communities we put it together it is for oversize vehicles parking anywhere in the Borough.

Mrs. Niglio states that it says in here exceeding 7 ½ width or exceeding 20 feet in length and asks if that is something you guys....Mr. Deitrick states that came from one of ordinances and then also the gross weight of over 7000 pounds.

Mrs. Niglio questions Mr. Cole if we need a motion to advertise this.

Mr. Cole states no, he will produce a draft ordinance and then distribute to everyone and let the council and everyone and the Mayor review it. Mr. Bozza states that we may have to tweak it.

Mr. Cole states that he thinks that there needs to be some discussion.

Mr. Bozza asks what a T tag weighs. Mrs. Niglio states we already have that in an ordinance, not a T tag it is about camping trailers because we already looked that up.

Mr. Deitrick states that one ordinance states 10,000 and asks if council would feel better with 10,000.

Mr. Bozza replied well, write it up and then we will get a copy of it and we will have to tweak it.

Mrs. Niglio states that she the Mayor and Chief Pitcavage met with a traffic safety coordinator Bob Shaffer out of Schuylkill Haven and in conjunction with spring coming and setting up pedestrian devises we would like to pick a date for a safety campaign here in the borough to try and make some of the older citizens a little more familiar with the pedestrian devises and give them a little bit of knowledge about crossing the street in the Borough.

Mrs. Niglio states that Chief Pitcavage is going to do some radio announcements and the Mayor talked with him about coming in here and we can set something up about doing it down on the main street if Council would like to do that at a certain time or we can schedule something here at the senior citizen room, we can call Mr. Shaffer he does this, this is what he does.

Mr. Deitrick states that the best place to do it is down at the senior citizen room.

Mrs. Niglio questions if Council would rather do it at the senior center rather than down on Chestnut Street.

The Mayor suggests that we keep them inside the building.

Mr. Varano agrees.

Mr. Motyka suggests possibly Life Geisinger.

Mr. Deitrick states most of those people do not walk.

Mrs. Niglio states that we could do it right on the front lawn at Life Geisinger by the park there; anyone could come from the Borough.

The Mayor states that they are senior citizens and they are going to need to sit, by taking them out on the lawn I don't think they will want to stand around.

Mr. Varano states that in the senior center you could go out on the street right outside, close it off and demonstrate it right outside.

Mrs. Niglio questions Mr. Bozza on when would be a good day and asks if we should go after May 30<sup>th</sup>.

Mr. Bozza states that probably the best day would be on a surplus day.

Mr. Bozza states that we will get the date for surplus and let you know.

Mrs. Niglio states that she would like to mention that we have two landlords here at the meeting this evening and states that now that everything has quieted down, and states that she wished she had more coming and states that the landlords here had a lot of input.

Mrs. Niglio states that she would like to thank Rhonda for her diligence, Russ and Clarence because for this information to be found for Mr. Chesney from Brinjac for 2009 with all of the Right to Know request that were coming in from the issues with the landlord things, a lot of their work got behind schedule.

Mrs. Niglio states that they diligently went through meeting minute books and went through them page by page until they located information and invoice that was paid for \$2100.00 which led them to the date and her to the document from Brinjac and states that she would just like to thank them for that.

Mrs. Niglio states that in regard to Russ and the Police, we did have an incident where we had an overdose person and we will talk about in executive session.

Mrs. Niglio states that she just wants people to be aware that bad things do go on here, it is a rental and these are things that concern me personally and they upset me.

Mrs. Niglio states that she just wants people to know that bad things do happen.

#### **GRANTS AND RECREATION (Clarence H. Deitrick)**

Mr. Deitrick states that he has a resolution for the Housing Re-Hab Grant that we received and states that it is resolution #704 and reads as follows:

#### **RESOLUTION # 704 FAIR HOUSING RESOLUTION**

**Borough of Kulpmont**

**2013 HOME Program  
Area-wide Owner Occupied Housing Rehabilitation Activities Program  
DCED Grant C000053854**

**LET IT BE KNOWN TO ALL PERSONS** of the **Borough of Kulpmont**, that discrimination in the sale, rental, leasing, financing of housing or land to be used for construction of housing, or in the provision of brokerage services because of race, color, religion, ancestry, sex, national origin, handicap or disability is prohibited by Title VIII of the Civil Rights Act of 1968 (Federal Fair Housing Law) and the Pennsylvania Human Act. It is the policy of the (Name of Municipality) to implement programs to ensure equal opportunity in housing for all persons regardless of race, color, religion, ancestry, sex, national origin, handicap or disability, or familial status (families with children). Therefore, the **Borough of Kulpmont** does hereby pass the following resolution.

**BE IT RESOLVED**, that within available resources the **Borough of Kulpmont** will assist all persons who feel they have been discriminated against because of race, color, religion, ancestry, sex, national origin, handicap or disability, or familial status (families with children) to seek equity under federal and state laws by filing a complaint with the Pennsylvania Human Relations Commission and the U.S. Department of Housing and Urban Development.

**BE IT FURTHER RESOLVED** that the **Borough of Kulpmont** shall publicize this Resolution and through this publicity shall cause owners of real estate, developers, and builders to become aware of their respective responsibilities and rights under the Federal Fair Housing Law, the Pennsylvania Human Relations Act, and any local laws or ordinances.

**FURTHER PUBLICITY** will at a minimum include, but not to be limited to: (1) the printing and publicizing of this resolution and other applicable fair housing information through local media and community contracts; (2) distribution of posters, flyers, and any other means which will bring to the attention of those affected, the knowledge of their respective responsibilities and rights concerning equal opportunity in housing.

**EFFECTIVE DATE:** March 11, 2014

Mr. Winhofer asks what that is for. Mr. Deitrick states that it is for the DCED Housing Rehab grant that we received its standard that we have this resolution read in and signed by Council President and Borough Secretary.

**MOTION-** Mr. Deitrick makes the motion and was seconded by Mr. Bozza to sign resolution 704 Fair Housing Resolution **for DCED Grant, 2013 HOME PROGRAM**



**VOICE VOTE-**

Unanimous

Mr. Motyka states that he may have a co-applicant for the DCNR Grant and that he will get the information to Mr. Deitrick.

Mr. Deitrick states that he is hoping that CDBG grant money from the county may be something we can apply for to supplement the 80/20 grant.

Mr. Deitrick states that he has calls in to Mr. Fahringer and did not hear back from him yet.

Mr. Varano announces that the plans will be in the Borough office for review.

**BUILDING COMMITTEE** (Stephen Motyka)

No Report

**SENIOR EXECUTIVE COMMITTEE** (Winhofer, Varano and Deitrick)

Mr. Winhofer states that he is waiting to see what the Girls MCA Basketball Team does tonight. Mr. Varano states that we can present them with a resolution for District 4.

Mr. Winhofer states that he will wait on tonight's results.

**OLD BUSINESS-**

None

**NEW BUSINESS-**

Mr. Motyka states that the Vietnam Veteran Traveling Wall will be coming to Coal Township and would like Council to sponsor a half page ad at a cost of \$50.00, it brings 50,000 visitors while it is there.

Mr. Motyka states that many of the volunteers that helped with the playground will be helping to put it together.

**MOTION-** Mr. Motyka makes the motion and is seconded by Mr. Deitrick to sponsor a half page ad at a cost of \$50.00 for the Traveling Wall.

**VOICE VOTE-**

Unanimous

**ANNOUNCEMENTS-** Mr. Deitrick wishes all a Happy Saint Patrick's Day. Mr. Bozza wishes good luck to the MCA Lady Tornados.

Mr. Bob Chesney questions the new building if it is 4,000 square feet and a 1,000 square foot garage? Council states that the garage is 5,000 square feet. Mr. Chesney replied that makes it worse.

Mr. Chesney questions if the building is one floor? Council states that it is one floor.

Mr. Chesney asks if the pond is still in play.

Mr. Winhofer asks what pond?

Mr. Chesney states the retention plan.

Mr. Winhofer states that it is a pond underground it is not a pond and they have to have it by law.

Mr. Chesney asks if it is still \$340,000.00.

Mr. Winhofer states that you would have to ask the engineer, the building was made smaller so it will be smaller we have to have it by law.

Mr. Chesney states that he would like to thank Rhonda Wilk for her work and states as

Mrs. Niglio mentioned that she read through some minutes he has gone back and through some of the minutes.

Mr. Chesney states that in going through the minutes as the report said in 2009 and that Council has been working on for five years, nothing was mentioned or in public record about the new building in 2010.

Mr. Chesney states that in 2011 nothing was mentioned until November and that was a DCNR Grant which really does not have anything to do with the new building but on December 13<sup>th</sup> 2011 Mike Begis from KPI Technology was contacted to start some ideas on the new building.

Mr. Chesney states that on March of 2012 Mr. Winhofer asked for a motion to authorize bids for a new building and there still was nothing to be seen about a new building. He states that in April of 2012 two bids were rejected from Lobar Associates from Dillburg and Robert Feaster from Northumberland and states that he does not know what they were bidding on.

Mr. Chesney states on May 8<sup>th</sup> Mr. Winhofer, Mr. Varano and Mike Begis talked about Geo-Thermal Grants which stated that there was no grants for new construction but if you upgraded old buildings there could be a geo-thermal grant.

Mr. Winhofer states that to go back and clarify what was going on with those bids, at that time Mike Begis suggested we do what they call a design build.

Mr. Winhofer states that you put out a bid of what you are looking for and these people design it and come back with a price to build and that was what that was about.

Mr. Varano adds that the reason there was nothing more in the minutes was that Council was exploring other possibilities besides building.

Mr. Chesney states he knows that there was work but like he said he is going to kick the cat one more time and that is it.

Mr. Chesney states that in June the bids were rejected on a motion by Deitrick and Motyka and then in August of 2012 still no plans or costs were presented and then those bids were rejected again.

Mr. Chesney states that meeting that was held for the citizens, he was out of town and states that Mr. Lutz carried the banner and there was not any information for him either.

Mr. Chesney states that getting back to the 4,000 square foot building he spoke with a local resident that dealt with buildings like that and he said that you could get a prefab building drywall, electrical, plumbing, the whole nine yards for somewhere around \$500,000.00.

Mr. Bozza questions if you put this right on dirt.

Mr. Chesney states that it would go on a foundation then you put the building down.

Mr. Winhofer states that is the number that we are looking at for just the building.

Mr. Chesney states that is great.

Mr. Varano comments not to forget this is just not for only a building.

Mr. Chesney states that again he wants Rhonda to have all of the comforts in the world, the thing is we have one and one half in the office and two workers that work their butts off and states that they deserve a raise, the gentleman that is doing an admirable job as a police officer and Russ is like a one armed paper hanger and states that those are the only employees.

Mr. Varano states that we have other police officers.

Mr. Chesney comments that they are part time officers and states that it is still going to be close to one million dollars and states that we have got to cut that down.

Mr. Joe Pancerella of 700 Pine Street, a resident since 1958.

Mr. Pancerella states that he votes in the first precinct and he has a couple complaints.

Mr. Pancerella states that at the last meeting the Council members discussed at the last meeting that this is a waste of money and states that this is not a waste of money it is due diligence. He states that in commenting with that as well, this is the first estimate for an engineering fee that is in writing and states that grant it in 2009 we did start the process but did not follow through with it and so we did not get what it would cost to rebuild this building or what it would cost to repair it.

Mr. Pancerella states that what we got was the beginning of the scope of work, understanding now with the situation of the school district and with who has the building or doesn't have the building he could understand where we were and where are not, but again it was very important as due diligence to have something in writing on what it would cost to repair this building.

Mr. Pancerella states that he would like to also comment on another issue and states that there are some tenants and private property owners who break the law and states that is the way it is in overall general.

Mr. Pancerella states that not all of our problems in this town are caused by tenants or tenants that come from somewhere else stating that probably the biggest mess we had came from 916 Chestnut Street which was a private property almost a life time resident of Kulpmont and there it is. He states that we currently have another situation with a collapsed building and as we are looking at code enforcement and what is necessary to maintain this as a great community we have threats.

Mr. Pancerella states that vacant buildings are probably not necessarily those that are being purchased, renovated and rented out, that are actually an asset for most part.

Mr. Pancerella states the vast majority of landlords and the vast majority of tenants in this town are responsible citizens and states that the vast majority of landlords would welcome the carbon monoxide requirement, many of us already have them in our homes.

Mrs. Niglio questions if we received a bill yet for the work that was just done on getting the estimate and information from Baer and Associates.

Mr. Varano states that we did not receive that bill yet. Mrs. Niglio states that what was said was not that it was a waste of money and states that she knows that she and also Mr. Motyka thought that \$5,000.00 was too much and that is why they voted no for that, \$5,000.00 was too much to have that told to us.

Mrs. Niglio states that the reason they stopped at the previous one at a cost of \$2,100.00 is because the way it was going the cost was going to be high.

Mr. Varano asks if any other citizen would like to speak.

Mr. Sam Olear states that he lives on Chestnut Street and questions what time the police start on a regular work week.

Mr. Varano states that we cannot give the hours of the police department; we have a part time department and states that the hours are staggered.

Mr. Olear states that they usually start at 7 in the morning, they usually do not start before that. Mr. Varano states that we cannot say that the hours vary.

Mr. Olear questions during the snow emergency what time did they start.

Mayor Novakoski states that they were at 24 hours.

Mr. Olear questions how many were on.

Mayor Novakoski states that there was one out at a time.

Mr. Olear asks how a ticket was written at both ends of town at the same time.

Mayor Novakoski replied that he would have to check with the officer writing the ticket he may have made a mistake.

Mr. Olear states that the sign outside his house says snow emergency and asks what the meaning of a snow emergency route is for and questions if it is for the safety of the people.

Mr. Olear states that cars will be towed and it says nothing about being ticketed and questions what was this about was it about making money or doing the thing for the safety.

Mr. Novakoski states that there were two accidents on Chestnut Street; this was about clearing the street for the state so they could clean the snow back.

Mr. Olear states if the cars are there how you can clean the snow back.

Mayor Novakoski asks if he paid his ticket.

Mr. Olear states that he did not pay his ticket.

Mayor Novakoski asks if he is going to court.

Mr. Olear replied that this is his time to speak and asks the Mayor not to take his time to speak.

Mr. Olear states that there was no notice and states that he spoke with the Mayor on the phone and the Mayor told him right out the he would claim a snow emergency for one inch if wants and states that the Mayor said he gave his notice to the media and if they did not do their job too bad pay the fine.

Mr. Olear questioned how people would know to move their car if it is not in or seen in the paper or the media, he states that he read the paper that morning and watched the news and it was not on anything.

The Mayor commented that he forgot to read the sign.

Mr. Varano states that in a snow emergency first off.....Mr. Olear interrupting Mr. Varano states that they were calling for two to five inches of snow and we never had one called unless there was 6 inches or more in Kulpmont and we got less than an inch.

Mr. Varano states that the 6 inches was the policy of the former Mayor and not of this Mayor.

Mr. Olear questions how Mr. Varano states that for the state to come in and plow to the curb, we must move the vehicles. If we don't they will not plow.

Mr. Olear asks how much snow we are talking about and states that once it's called, but if it is not in the paper and the media how do we know that a snow emergency is called.

Mr. Deitrick states that the Borough is coming up with some more ways to inform all of the people like the school send text alerts, we are looking into that.

Mr. Olear states that he brought that up to the Mayor and about the web site on the phone and he replied to me "If you want a web site then pay for it," he must not even know we have a web site.

Mr. Olear states that when he told the Mayor it was not in The News Item, he said if The News Item didn't put it in the paper cancel the paper, change your station.

Mr. Olear said nobody had notice because there were 100 cars on the street and the only reason people were moving was because they must have been calling one another.

Mrs. Niglio states that she knows it was on the news.

Mr. Olear stated that it was not on the Newswatch 16 in the morning and the last one was on the very front page of The News Item and this one wasn't.

Mr. Varano questions if anyone else would like to address council. With no other person to address council on any issue, Mr. Varano announced that council will not go into executive session to discuss possible litigation and personnel reasons.

**The Borough Solicitor William C. Cole states that the board met in executive session for approximately one hour to discuss potential litigation, and personnel matters.**

**THE MEETING WAS ADJOURNED AT THE CALL OF THE CHAIR**

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**RHONDA WILK  
BOROUGH SECRETARY**

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**DATE OF APPROVAL**