

Palmyra Borough Council Meeting  
Tuesday, January 11, 2022  
7:00 PM

President Beth Shearer called the meeting to order at 7:00 PM in Council Chambers of the Palmyra Municipal Center, located at 325 S. Railroad St. Other Council members in attendance included Anthony Catalani, Don Barry, William Garber, Jane Quairoli, and James Tesche. Also, in attendance were Mayor Fred Carpenter, Police Chief Andy Winters, Borough Manager Roger Powl, and Assistant Borough Manager Brenda Pera.

Announcements

President Shearer announced that Borough Council conducted an Executive Session at the conclusion of the December 9, 2021 Borough Council meeting to discuss a personnel issue, and at the conclusion of the January 3<sup>rd</sup> Biennial Re-Organization meeting to discuss a real estate acquisition for stormwater management as permitted by the Pennsylvania Sunshine Act. Any official action resulting from the Executive Session will occur at a future public meeting.

Public Comment Period #1

- Dave Showers, 416 W. Cherry St, was in attendance regarding a letter his mother received in 2015 concerning the unopened 20' alley. The alley was vacated, and the Borough sent her a letter asking if she wanted to have the Borough to proceed with a Quit Claim deed and reimburse the Borough for the costs. However, Mrs. Showers never responded to the letter. Her son, David, has moved into the home and is hoping to install a fence. His surveyor indicated his deed does not include the property from the vacated alley. He asked Council if they were still willing to honor the letter sent to his mother for the Borough Solicitor to handle the Quit Claim deed with reimbursement to the Borough for costs. Council agreed.

Consent Calendar

- a. Approve the minutes of the December 23, 2021, Borough Council meeting.
- b. Approve the minutes of the January 3, 2022 Re-Organization Meeting

*Motion: To approve the consent calendar. Motion by Jane Quairoli, second by Don Barry. Motion passed.*

Reports

- a. President's Report: President Shearer commented that Sunday, January 9, 2022 was National Law Enforcement Appreciation Day. She thanked Chief Winters and his department for their efforts to keep the Borough safe.
- b. Financial Report:
  1. The December 31, 2021 will be available at the January 25, 2022 meeting,
  2. Delinquent Sewer & Refuse Account Report: Ms. Pera provided a copy of the December 2021 report.
- c. Fire Department: There was no report.
- d. Police Department: Chief Winters informed Council that he will work to clear up the issues Council has been having with Crimewatch and to add the new Council members. He commented that a new in-car camera is to be installed. He also stated that he has been dealing with COVID-19 within the department.
- e. Planning Commission: The Commission did not meet in December 2021.

- f. Public Works Department: Borough Manager Powl
  1. Superintendent's Mr. Powl provided a copy of the December 2021 report.
  2. Borough Properties:
    - a. Municipal Building – 325 S. Railroad Street: Mr. Powl informed Council that the new Stanley sliding front doors have been ordered.
    - b. Public Works Department – 910 E. Broad Street: There was nothing new to report.
    - c. Town Square: There was nothing new to report.
    - d. Vacant Lot – 40 E. Front Street: There was nothing new to report.
    - e. Vacant Lot – Northeast corner of the intersection of N. Lingle Ave and W. Main Street: There was nothing new to report.
    - f. Vacant Lot (Shaffer-Erb Tract) – south side 900 Block East Cherry Street: There was nothing new to report.
  3. Cemetery: There was no report.
  4. Parks: (Heritage Park, Palmyra Memorial Park, and Southeast Park) Mr. Powl reported that some vandalism was reported at the pavilion at Memorial Park.
  5. Refuse & Recycling: There was no report.
  6. Sewer System:
    - a. Pump Station #3 Relocation (West Broad St – west of N. Locust St): Mr. Powl informed Council that the Borough received a call about a heating oil leak at a residence in the 600 block of East Walnut Street. The oil spilled into the sewer system via the floor drain. North Londonderry Township was informed of the spill, but they weren't overly concerned about it because they haven't noticed any issues at the wastewater treatment plant.
  7. Sinkholes: There was no report.
    - a. New:
      1. 123 E. High Street: (Waste Management property)
      2. South Harrison Street (between E. Cherry St and South Ave)
    - b. Old:
      1. 223 S. Locust Street: (PASD failed injection well)
      2. 800 Block E. Main Street: (Center turn lane of US422 in front of Sheetz)
  8. Stormwater Management:
    - a. Phase A Stormwater Management System: (north of railroad tracks - west of N. Grant St.): Mr. Powl reported that he asked the Borough Engineer to begin the process of preparing what is necessary to seek approval from Norfolk-Southern to bore a large diameter stormwater pipe under the railroad tracks.
    - b. Bio-Swale MS4 Project Update: There was nothing new to report.
  9. Street & Alley Maintenance: There was no report.
  10. Traffic Signals: C.M. High is scheduled to perform semi-annual preventative maintenance to the signals in the next week.
  11. Other: Mr. Powl commented that Vehicle #36 (2009 GMC Sierra 2500 HD Diesel 4x4 crew cab truck) has been placed for sale by public auction on Municibid. Bid results will be reported at the January 25<sup>th</sup> meeting.
- g. Solicitor's Report: There was nothing new to report.

- h. Zoning & Codes Enforcement: Mr. Powl stated that the Zoning /Codes Enforcement Officer Monthly Report for December 2021 will be provided at the January 25<sup>th</sup> meeting.
1. Zoning Hearing Board: Mr. Powl reported that the Board heard the following application at the January 10<sup>th</sup> meeting and approved all the relief requested.
- a. Ventura Real Estate Development LLC. - 101 N. Harrison St.:
- Granted a special exception for 380-128(A) to replace or substitute the existing nonconforming manufacturing/industrial use with a 90-unit multifamily use and accessory uses thereto.
  - Granted a special exception for 380-38(I)(4) to allow for an alternative off-street parking standard of 127 off-street parking spaces for a 90-unit multifamily use and accessory uses thereto.
  - Granted a special exception for 380-38(G) to allow for off-street parking spaces to be located on a separate premises.
  - Granted a variance for 380-15(G) to allow a 25-foot front yard, 5-foot side yard, and 35-foot rear yard setbacks.
  - Granted a variance for 380-37 to eliminate the requirement to provide one off-street loading space.
  - Granted a variance for 380-44 from the screening and landscaping requirements of parking lots to allow an 8-foot landscape strip along the E. Broad Street and E. Arch Street sides of the building, and no landscape strip along the north/south alley and outside parking lot along E. Arch Street.
  - Granted a variance for 380-38(D) to allow parking space widths of 8.5-feet.
- i. Borough Manager's Report: There was nothing additional to report.

Other Business

- Mayor Carpenter asked if Council wanted him to continue handing out awards to members of the community like he has in the past. Council felt that the awards were a nice thing to continue to do for the community.

Public Comment Period #2

There were no public comments.

Announcement

President Shearer announced that Borough Council will conduct its next public meetings on Tuesday, January 25, 2022, and Tuesday, February 8, 2022, beginning at 7:00 PM.

Motion to Adjourn

*Motion to adjourn the meeting by Jane Quairolì, second by James Tesche. The meeting adjourned at 7:36 PM.*

Respectfully submitted,

Roger E. Powl  
Borough Manager