

**CUMRU TOWNSHIP BOARD OF COMMISSIONERS
REGULAR MEETING APRIL 19, 2022**

The Regular Meeting of the Cumru Township Board of Commissioners was called to order by President Ruth A. O'Leary at 7:05 p.m. Other Commissioners in attendance were Vice President David J. Batdorf, Sam Kalbach, William B. Miller, and Lisha Rowe. Also attending were Solicitor Michael A. Setley, Chief of Police Madison Winchester, Fire Chief James A. Beane, Superintendent of Public Works Robert McNichols, Jr., Business/Personnel Administrator Peggy A. Carpenter, Manager/Secretary Jeanne E. Johnston, Special Projects/Asst. Secretary Patricia A. Wylezik-Pfeiffer, and Joseph P. Rogosky of Great Valley Consultants.

This meeting is being recorded for the purpose of assisting in the preparation of meeting minutes. The audio file of the meeting will be destroyed after official meeting minutes for this meeting have been adopted.

Call to Order and Pledge to the Flag.

PUBLIC

Attendance: Dave McCoy, Greg Leonti, Bev Leonti, Brian Johnson, Jawad Ahmad, Anthony Martin, Barbara Nagle, and Roberta Kennedy. William Haase was available electronically.

A.) Jawad Ahmad re: 2301 Lancaster Pike

Jawad Ahmad and his wife were present to discuss a sanitary sewer bill that they received for 2301 Lancaster Pike. They disputed the bill since they are not sending flow to the sanitary sewer. This outstanding bill is preventing a new tenant from obtaining a use permit for this address.

Mr. McNichols explained that the resident is billed unless the sanitary sewer lateral is removed at the main. The sewer stub was exposed during earth movement at the site by Mr. Ahmad. The owners were billed back to when he acquired the property which is less than the usual three years.

Mr. Ahmad would also like to place a manufactured home on the adjoining lot at 2307 Lancaster Pike. He would like to use the on-lot well from 2301 Lancaster Pike to supply water to 2307 Lancaster Pike.

Mr. Setley stated that the requirements to place a home on 2307 Lancaster Pike remain the same as when Mr. Ahmad appeared before the Board in December 2021. The outstanding bill would have to be paid before any permits can be issued. Mr. Setley suggested that Mr. Ahmad contact Mr. Frymoyer in the Township Codes Dept. to get help with the necessary steps. There was also discussion about needing a driveway agreement and possibly a utility easement between the two lots. Mrs. Wylezik-Pfeiffer stated that each property would need its own sewer connection, according to ordinance. Ms. Johnston confirmed that each lot would need its own well or water connection.

B.) William Haase re: Heritage of Green Hills – request for LERTA

William Haase attended electronically. He confirmed that the new building will be opened shortly. They are aiming to have the certificate of occupancy for 5/26/2022. He asked for credit of the EDUs from the old building, as recommended by the Municipal Authority. This would reduce the sewer connection fee.

Ms. Johnston stated that the Authority's recommendation was subject to disconnection of water and sewer to the old building. In order to get the certificate of occupancy for the new building, the EDU fees for the new building must be paid. The residents cannot be moved from old building to the new building until the CO is issued. Therefore, the Board of Commissioners cannot consider the Authority's recommendation for an EDU refund until after the old building is demolished and disconnected.

Mr. Haase explained that building costs have risen 15% and Heritage needs a LERTA to expand the facility as intended. Mr. Miller asked if Heritage had contacted the Governor Mifflin School District to see if they were favorable to a LERTA. Mr. Haase stated he had not yet contacted the school district.

Ms. Johnston explained that the County favors LERTA for commercial properties. Heritage is a mix. The current building is considered to be a healthcare facility, but there were also apartment buildings. Mr. Setley clarified that the Board would consider a LERTA, if the school district was in favor of it.

AMBULANCE SERVICE

A) Monthly Report – March 2022

Anthony Martin reported that TowerDirect responded to 185 calls in March, with an average response time of 6 min 27 sec.

APPROVE MINUTES

ON MOTION OF MR. KALBACH, SECOND OF MS. ROWE, A UNANIMOUS VOTE TO ACCEPT THE MINUTES FOR MARCH 15, 2022, AS SUBMITTED.

TREASURER

A.) Monthly Report – March 2022

Mrs. Carpenter reported that the delinquent sanitary sewer notices were mailed out 4/19/2022.

TAX COLLECTOR

A.) March 2022 Report

1) Year 2022 Real Estate

Balance collectable beginning of month – \$6,078,174.44

Cash collected – \$1,351,939.08

Balance collectable end of the month - \$4,698,644.56

2) Year 2022 Refuse

Balance collectable beginning of month - \$1,149,495.00

Cash collected - \$228,705.00

Balance collectable end of the month - \$920,790.00

3) Year 2022 SMP

Balance collectable beginning of month - \$69,940.00

Cash collected - \$15,340.00

Balance collectable end of the month - \$54,600.00

4) Year 2022 Per Capita

Balance collectable beginning of month - \$790.00

Cash collected - \$100.00

Balance collectable end of the month - \$670.00

B.) Deputy Tax Collector Appointment 2022-2025

ON MOTION OF MR. MILLER, SECOND OF MR. BATDORF, A UNANIMOUS VOTE TO APPOINT SUSAN M. SUMMERS AS THE CUMRU TOWNSHIP DEPUTY TAX COLLECTOR FOR 2022-2025.

DEPARTMENTS

Police Department

A.) Monthly Report – March 2022

Chief Winchester gave the monthly report. He reported that officers have been busy with proactive enforcement such as gun seizures and de-escalation of distraught individuals.

B.) Therapy Dog – grant application

Ms. Johnston reported to the Board that Cumru Township applied for a grant through Rep. Chrissy Houlahan's office to offset the costs of a therapy dog.

Fire Department

A.) Monthly Report – March 2022

B.) Fire Station Phase 1 – utility project application for payment #5

1) Letter from Atlas Engineering re: recommendation for payment #5 to Ankiewicz Enterprises, Inc. for \$145,003.63, dated 04/11/2022

ON MOTION OF MR. KALBACH, SECOND OF MS. ROWE, A UNANIMOUS VOTE TO AUTHORIZE PAYMENT #5 TO ANKIEWICZ ENTERPRISES, INC. FOR \$145,003.63.

C.) Civil Service Firefighter Application Updates

Chief Beane reported that the deadline to pass the CPAT certification is May 9, 2022. The candidates have 3 tries between April 25 and May 9, 2022, to attempt to pass the physical agility testing. The next step after that is oral interviews. Chief Beane is working on assembling a panel for the interviews.

Administration

A.) Codes Report – March 2022

Building Permits Issued- 20

Use Permits Issued- 2

Zoning Permits Issued- 11

Notices of Violations- 17

Citations issued- 0

Violations complied- 12

Phone calls from contractors, realtors & public approximately- 192
Properties Condemned – 1 Fire at 1627 Logan
Permit Inspections Done – 30
Permit Inspections with Fire Dept. – 1
Training seminars attended – 1

B.) Board of Appeals for Property Maintenance

1) Appeal application filed for 501 Governor Drive

Ms. Johnston reported there had been a fatal fire at this property in 2019. The current owner covered up damaged structural supports before the repairs work could be inspected and is refusing to uncover them.

Mrs. O’Leary recommended the following people to serve on the Board of Appeals: Mr. William Miller, Mr. Sam Kalbach, Mr. David Batdorf, Mr. William Meek, and Mr. Allen Gibson. Mr. Terry Hand was recommended as an alternate if Mr. Gibson would not be available.

ON MOTION OF MRS. O’LEARY, SECOND OF MS. ROWE, A UNANIMOUS VOTE TO APPOINT MR. MILLER, MR. KALBACH, MR. BATDORF, MR. MEEK, AND MR. GIBSON TO THE BOARD OF APPEALS FOR PROPERTY MAINTENANCE. MR. HAND WAS APPOINTED AS AN ALTERNATE IF NEEDED.

The hearing was scheduled for 6:15 p.m. on May 19, 2022.

ON MOTION OF MR. MILLER, SECOND OF MR. KALBACH, A UNANIMOUS VOTE TO AMEND THE AGENDA TO ADD THE ESCROW RELEASE TO SERVICE CASTER.

D.) Escrow Release #3(final) of \$5000 to East Pointe Lot 8 Service Caster Land Development

ON MOTION OF MR. MILLER, SECOND OF MR. BATDORF, A UNANIMOUS VOTE TO RELEASE ESCROW #3(FINAL) FOR \$5000.00 TO EAST POINTE LOT 8 SERVICE CASTER LAND DEVELOPMENT.

Public Works

A.) Monthly Report – March 2022

B.) 2020 Sanitary Sewer Replacement – final application for payment

1) Letter from Atlas Engineering requesting payment #9 (final) to Ankiewicz Enterprises, Inc. for \$148,686.20, dated 4/11/2022

ON MOTION OF MR. MILLER, SECOND OF MR. BATDORF, A UNANIMOUS VOTE TO AUTHORIZE PAYMENT #9 (FINAL) TO ANKIEWICZ ENTERPRISES, INC FOR \$148,686.20 AND APPROVE CHANGE ORDER #2 WHICH REDUCES CHANGE ORDER #1 BY \$142,307.00.

C.) Freemansville Rd. and Mt. Penn Rd. – storm sewer replacement

- 1) Memorandum from public works re: replacement of 56 ft. of 18-inch corrugated metal stormwater pipe

D.) 2022 Road Work – Kachel Blvd. and Pheasant Rd. final application for payment

- 1) Letter from Atlas requesting payment #1 (final) to Construction Masters Services, LLC for \$411,354.15, dated 4/12/2022

ON MOTION OF MR. KALBACH, SECOND OF MR. BATDORF, A UNANIMOUS VOTE TO AUTHORIZE PAYMENT #1(FINAL) TO CONSTRUCTION MASTERS SERVICES, LLC FOR \$411,354.15 INCLUDING CHANGE ORDER #1 FOR INCREASED QUANTITIES DUE TO SOFT AND YIELDING BASE.

Mr. Kalbach inquired about the crosswalk study. Mr. Rogosky stated that he has written a proposal for this study. One of the main factors for the study is the number of pedestrians using this area. They were hoping to conduct the study once more employees were back to work so more accurate data could be collected.

Engineer

A.) Pheasant Rd Culvert at Ivy Lane – emergency project

- 1) Letters to area residents re: notice of the project, dated 4/1/2022

Mr. Rogosky reported that the project is underway and expected to be completed soon.

B.) Road Work

Mr. Rogosky notified the Board that there will be a pre-bid meeting on May 2, 2022, for Oregon Rd. full-depth reconstruction. The project will be advertised this week. Mr. Rogosky stated that he had a phone conversation with a PennDOT representative, Charlie Paris, to discuss the Oregon Rd. project and future projects for PIB loans. The Oregon Rd. reconstruction will be funded using liquid fuels money. Mr. Miller asked if the Oregon Rd. project would be done in 2022 or 2023. Mr. Rogosky said it is a 2022 project.

Solicitor

A.) Intermunicipal Agreement with Mohnton for Sewer Main Replacement

Mr. Setley informed the Board that Mohnton is agreeable to the intermunicipal agreement that has been drawn up between Cumru Township and Mohnton Borough, addressing the terms for adding sewer and stormwater replacements for Mohnton Borough in the area of the Township's utility project. They are waiting for Mohnton engineers and Atlas to decide on the escrow amount that is needed.

B.) 47 Reed St. – clean-up from sewer backup

Mr. Setley recommended that the Board agree to split the clean-up bill with Mohnton. The total bill from Berks Fire Water Restorations, Inc. was \$8,448.35.

ON MOTION OF MR. MILLER, SECOND OF MR. BATDORF, A UNANIMOUS VOTE TO AUTHORIZE PAYMENT OF HALF OF THE CLEAN-UP BILL FOR 47 REED ST. IN AN AMOUNT NOT TO EXCEED \$4,224.17.

PAYMENTS OF BILLS

ON MOTION OF MR. MILLER, SECOND OF MR. BATDORF, A MAJORITY VOTE TO APPROVE PAYMENT FOR THE BILLS DATED 3/16/2022, 3/18/2022, 3/25/2022, 3/30/2022 – PLGIT, 3/31/2022, 4/01/2022, 4/08/2022, 4/14/2022, AND 4/19/2022. MRS. O’LEARY ABSTAINED FROM BILLS DATED 3/31/2022 AND 4/19/2022.

CORRESPONDENCE

- A.) Downstream Notification from Russell Standard
- B.) Liquid Fuels 2020 Audit Report – no findings
- C.) Berks County Planning Commission 2021 Annual Report
- D.) Berks County Redevelopment Authority 2021 Annual Report

COMMISSIONERS

A.) Vacancies

- 1) Civil Service Commission Alternate – one candidate, Todd Dietrich
- 2) Zoning Hearing Board Alternate – one candidate, E. Kenneth Remp

ON MOTION OF MR. MILLER, SECOND OF MR. BATDORF, A UNANIMOUS VOTE TO APPOINT TODD DIETRICH AS AN ALTERNATE TO THE CIVIL SERVICE COMMISSION.

ON MOTION OF MR. MILLER, SECOND OF MS. ROWE, A UNANIMOUS VOTE TO APPOINT E. KENNETH REMP AS AN ALTERNATE TO THE ZONING HEARING BOARD.

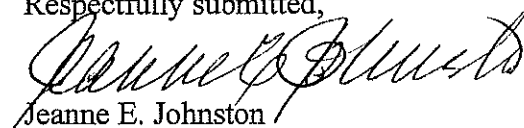
B.) Reminders:

- 1) Board of Commissioners meetings for May and June 2022:
 - 5/19/2022 at 7:00 p.m. (Thursday) –Rescheduled Regular Meeting
 - 5/31/2022 at 7:00 p.m. – 5th Tuesday Meeting
 - 6/21/2022 at 7:00 p.m. – Regular Meeting
 - 6/30/2022 at 7:00 p.m. – Berks County Commissioners Meeting at Cumru Township

ADJOURNMENT

ON MOTION OF MR. BATDORF, SECOND OF MRS. O’LEARY, A UNANIMOUS VOTE TO ADJOURN THE MEETING AT 8:24 P.M.

Respectfully submitted,



Jeanne E. Johnston
Secretary/Manager