

July 21, 2014

EMMAUS BOROUGH COUNCIL

**Emmaus Borough Council
Agenda
Monday, July 21, 2014, 7:00 p.m.**

1. Call to Order

2. Pledge of Allegiance

3. Personal Appeals, Part I

4. Community Minute

5. Special Presentations

Volunteer of the Year – Martha Vines

6. Reading of Minutes

June 16, 2014

7. Decisions on Bids

8. Communications

- a. Michael Flamm, Cintas – Request Petting Zoo at Company’s Event to be held at Community Park.
- b. Krista Pegnetter, 568 Evergreen Street – Letter of Resignation from the Emmaus Public Library Board.
- c. LVOC President/Founder – Ordinance 1061 – Remove Rule 13.
- d. Brent Stringfellow, 308 N. 5th Street – Request Appointment to the Planning Commission.
- e. Darryl Wentz, 605 Cherokee Street – Request Appointment to the Civil Service Commission.
- f. Nigel Watt, 130 N. 5th Street – Request Appointment to the Joint Environmental Advisory Council.
- g. Kathleen Mintzer, Emmaus Halloween Committee – Request dates for Halloween Parade and Trick-or-Treat Night.
- h. Brandi Bazella, Jefferson Elementary School PTO – Use of Community Pool.
- i. Jessica O’Donnell, Emmaus Main Street Partners – Farewell to Summer Festival, September 13, 2014.
- j. Victoria Schaffer, Emmaus Borough Police – Letter of Retirement.
- k. Sue Zacharda, 539 S. Furnace Street – Request Street Closure for Block Party.
- l. Alan Hawman, Emmaus Heritage Alliance – Sebastian Knauss Day Event.

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- m. Leslie DuBois, 425 N. First Street – Request Appointment to the Emmaus Library Board.
- 9. Borough Engineer’s Report
- 10. Solicitor’s Report
- 11. Unfinished Business, Part I
 - a. **Ordinance No. 1108 – An Ordinance of the Borough of Emmaus, Lehigh County, Pennsylvania, Amending Ordinance 1099 and Chapter 15 §602.2.A of the Emmaus Borough Code, Adding Residential Handicapped Parking Signs on the Public Street Located in Front of 404 N. Fifth Street and 556 Ridge Street Within the Borough of Emmaus (1st Reading 6/16/14) (1st and 2nd Reading 7/21/14).**
- 12. New Business
 - a. **Ordinance No. 1109 – An Ordinance Amending the Provisions of Chapter 15, Section 403, and Establishing that Parking Shall be Prohibited at All Times in a Certain Location on South Fourth Street (1st and 2nd Reading 7/21/14).**
 - b. **Ordinance No. 1110 – An Ordinance Authorizing the Borough of Emmaus, Lehigh County, Pennsylvania, to Join with Other Political Subdivisions as a Member of the Susquehanna Municipal Trust, to Enter into an Intergovernmental Agreement for the Purpose of Joining the Trust and to Participate as a Member of the Trust (1st and 2nd Reading 7/21/14).**
 - c. **Ordinance No. 1111 – An Ordinance Amending the Borough of Emmaus Zoning Ordinance of 1993, as Amended, to Add Definitions for Brew Pub and Craft Brewery; Provide for Brew Pub and Craft Brewery Uses as Conditional Uses in the Highway Commercial (B-H), Light Industrial (I-L) and Central Commercial (B-C) Zoning Districts; and Provide Use, Bulk and Performance Regulations for Brew Pub and Craft Brewery Uses (1st Reading 7/21/14).**
 - d. **Resolution No. 2014-32 – 191 S. 15th Street**
- 13. Unfinished Business, Part II
- 14. Items Not on Agenda, Subject to Rule 9
- 15. Mayor’s Report
- 16. Committee Reports

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Public Works/(Highway, Water & Sewer) (Labenberg, Brown, Holtzhafer)

Next Meeting – August 7, 2014 at 3:15 p.m.

- a. Rules & Regulations (update)
- b. Fairview Street
- c. South 10th Street Culvert
- d. Historical House Agreements

Health, Sanitation, and Conservation (Shubzda, Holtzhafer, Anders)

Next Meeting – August 21, 2014 at 4:30 p.m.

- a. Emmaus and Upper Milford Joint Environmental Advisory Council
- b. Board of Health
- c. Refuse Bills

Parks and Recreation (Anders, Barrett, Labenberg)

Next Meeting – August 5, 2014 at 4:00 p.m.

- a. Boro Line Park Direction Sign

Public Safety (Gilbert, Barrett, Brown)

Next Meeting – August 6, 2014 at 3:00 p.m.

- a. Emergency Operations Plan – Review
- b. **Ordinance No. 1109 - 4th Street Bridge Parking**
- c. **Appoint Debra Loder – Volunteer Paramedic**
- d. **Appoint Darryl Wentz to the Civil Service Commission (term expires 1/1/2018)**
- e. **Reappoint Vincent Tranguch to the Alternate Position on the Civil Service Commission**

General Administration (Barrett, Gilbert, Labenberg)

Next Meeting – July 23, 2014 at 9:00 a.m.

- a. Emmaus Public Library Expansion Project
- b. Sale of Properties
- c. Town Hall Remodeling Project
- d. **S. 1st Street Lease Agreement**
- e. **Ordinance No. 1108 – Handicap Parking Ordinance**
- f. **Ordinance No. 1110 – Susquehanna Municipal Trust Workers Compensation Ordinance**
- g. **Ordinance No. 1111 – Brewery and Brew Pub Ordinance**
- h. **Cintas Petting Zoo**

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Budget and Finance (Holtzhafer, Shubzda, Gilbert)

Next Meeting – July 31, 2014 at 3:30 p.m.

- a. Capital Plan
- b. **Resolution 2014-31 – Bill List**

Community Relations, Planning and Development (Brown, Shubzda, Anders)

Next Meeting – August 12, 2014 at 4:00 p.m.

- a. LERTA
- b. Grant Progress

17. Personal Appeals, Part II

18. Borough Manager’s Report

- a. Significant Revenue and Expense Items for June, 2014

19. President’s Business

Executive Session – Personnel Matter

20. Adjournment

Next Resolution: 2014-33

Next Ordinance: #1113

The Emmaus Borough Council met in regular session on July 21, 2014 in Borough Council Chambers, 28 S. 4th Street, Emmaus, PA 18049.

CALL TO ORDER

Mrs. Gilbert called the meeting to order at 7:00 p.m.

Lee Ann Gilbert, President	Present
Brian Holtzhafer, Vice President	Present
Roy Anders	Present
Wesley Barrett	Present
Nathan Brown	Present
Brent Labenberg	Present
Jeffrey Shubzda	Present
Winfield Iobst, Mayor	Present
Tom Dinkelacker, Solicitor	Present
Shane Pepe, Borough Manager	Present

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PERSONAL APPEALS – PART 1

A. Alan Hawman, 203 Main Street, representing the Emmaus Heritage Alliance – invited everyone to attend an event to be held on Saturday, August, 23, 2014 commemorating the 300th birthday of Sebastian Knauss. He also invited Council to attend a reception on Friday, August 22, 2014 at the Remembrance Garden. The reception will be held to thank sponsors and volunteers and to dedicate a brick in the remembrance of Sebastian Knauss. Mrs. Gilbert asked Mr. Hawman if he received his Certificate of Insurance for the event. Mr. Hawman responded that he has not but expects to receive it shortly.

B. Michael Schilder, East Penn School District – introduced himself as the new Superintendent of the East Penn School District.

COMMUNITY MINUTE

Mr. Shubzda thanked and congratulated the Emmaus Arts Commission on the success of the Rain Barrel auction and the Chalk the Walk Event. He thanked Dr. and Mrs. Waddell for their help and effort with the rain barrel event. He also thanked Angela Faidley and the Arts Commission for their hard work and effort with the Chalk the Walk Event.

Mr. Labenberg paid respects to Mr. Gerhart, Chairman of the Emmaus General Authority, and expressed sympathy on his passing.

SPECIAL PRESENTATIONS

Mr. Holzhafer and Dr. Waddell presented the 2013 Volunteer of the Year Award to Martha Vines. Prior to her passing earlier this year, Mrs. Vines was the children's librarian at the Emmaus Public Library for many years. Krista Pegnetter, Library Director, accepted the

award on behalf of Mrs. Vines. Dr. Waddell stated that a brick will be placed at the Remembrance Garden in honor of Mrs. Vines.

READING OF MINUTES

Motion by Mr. Brown, seconded by Mr. Barrett to dispense with the formal reading of the June 16, 2014 Public Hearing Minutes. There were 7 ayes. Motion carried.

Motion by Mr. Anders, seconded by Mr. Labenberg to adopt the June 16, 2014 Public Hearing Minutes as drafted. There were 7 ayes. Motion carried.

Motion by Mr. Labenberg, seconded by Mr. Brown to dispense with the formal reading of the June 16, 2014 Minutes. There were 7 ayes. Motion carried.

Motion by Mr. Barrett, seconded by Mr. Labenberg to adopt the June 16, 2014 Minutes as drafted. There were 7 ayes. Motion carried.

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DECISION ON BIDS – None.

COMMUNICATIONS

a. Michael Flamm, General Manager, Cintas – Request Petting Zoo at Company’s Event to be held at Emmaus Community Park on Saturday, August 2, 2014.

Motion by Mr. Barrett, seconded by Mr. Labenberg to grant the request from Cintas to hold a petting zoo at Emmaus Community Park contingent upon proper insurance requirements and cleaning up after the animals. There were 7 ayes. Motion carried.

b. Krista Pegnetter, 568 Evergreen Street – Letter of Resignation from the Emmaus Public Library Board.

Motion by Mr. Holtzhafer, seconded by Mr. Barrett to accept Ms. Pegnetter’s Letter of Resignation from the Emmaus Public Library Board. There were 7 ayes. Motion carried.

c. LVOC President/Founder – Ordinance 1061 – Remove Rule 13. Mrs. Gilbert stated that Ordinance No. 1081 amended Ordinance No. 1061.

d. Brent Stringfellow, 308 N. 5th Street – Request Appointment to the Emmaus Planning Commission. Referred to the General Administration Committee.

e. Darryl Wentz, 605 Cherokee Street – Request Appointment to the Civil Service Commission. Mrs. Gilbert stated that Mr. Wentz was interviewed by the Public Safety Committee prior to tonight’s Council Meeting. Mr. Wentz will fill the unexpired term of Theodore Kohuth.

Motion by Mr. Brown, seconded by Mr. Barrett to appoint Mr. Wentz to the Emmaus Civil Service Commission to fill the unexpired term of Theodore Kohuth for a term expiring 1/1/18. There were 7 ayes. Motion carried.

f. Nigel Watt, 130 N. 5th Street – Request Appointment to the Joint Environmental Advisory Council. Referred to the Health, Sanitation and Conservation Committee.

g. Kathleen Mintzer, Emmaus Halloween Committee – Request dates for Halloween Parade and Trick-or-Treat Night. The Halloween Parade will be held on Saturday, October 18, 2014 at 7:30 p.m., with a rain date of Sunday, October 19, 2014 at 6:30 p.m. Trick-or-Treat will be held on Thursday, October 30, 2014 from 6:00 – 8:00 p.m. with no rain date.

h. Brandi Bazella, Jefferson Elementary School PTO – Fee Waiver Request for the use of Community Pool for one night during the week of August 17-24, 2014 from 5:00 – 8:00 p.m., for a PTO Pool Party. Mr. Labenberg stated that he will be voting against the motion because he does not want to set a precedent, but suggested that if the PTO enters the pool after 6:00 p.m. on a Wednesday or after 5:00 p.m. on a Thursday, the admission to the pool is \$1.00. Mr. Anders agreed with Mr. Labenberg. Mr. Holtzhafer stated that the pool is very poorly attended the last week of August and he believes that the event promotes the community and that the parents, students, and teachers will utilize the concession stand,

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which will help defray the price of admission to the pool. He also stated that he believes that the Borough could ask the PTO for a donation for the use of the pool.

Motion by Mr. Holtzhafer, seconded by Mr. Labenberg to grant Jefferson Elementary School's PTO Fee Waiver request for the use of Community Pool for one night during the week of August 18-21, 2014 from 5:00 – 8:00 p.m.

Mr. Holtzhafer amended his motion to include the request of a donation from the PTO for the use of the pool. Mr. Labenberg did not amend his second.

Motion by Mr. Holtzhafer to grant Jefferson Elementary School's PTO Fee Waiver request for the use of Community Pool for one night during the week of August 18-21, 2014 from 5:00 - 8:00 p.m. with the condition of a donation from the PTO. The motion died for lack of a second.

Motion by Mr. Labenberg, seconded by Mr. Anders to allow the Jefferson Elementary School's PTO the use of Community Pool on Wednesday, August 20, or Thursday, August 21, 2014 after 5:00 p.m. for the admission price of \$1.00.

Mr. Barrett questioned the attendance at Aqua Zumba on Wednesdays in August. Mr. Holtzhafer stated that he believes that approximately 100-125 people attend Aqua Zumba in August. Mr. Labenberg responded that he is unsure of August attendance at the dance parties because it is weather dependent. Mr. Barrett stated that he prefers if the PTO utilizes the pool on a night other than the night of Aqua Zumba.

Mr. Labenberg amended his motion to allow the Jefferson Elementary School's PTO the use of Community Pool on Thursday, August 21, 2014 after 5:00 p.m. for the admission price of \$1.00.

Motion by Mr. Labenberg to allow the Jefferson Elementary School's PTO the use of Community Pool on Thursday, August 21, 2014 after 5:00 p.m. for the admission price of \$1.00. Motion died for lack of a second.

Motion by Mr. Brown, seconded by Mr. Holtzhafer to allow the Jefferson Elementary School's PTO the use of Community Pool on Thursday, August 21, 2014 from 5:00 – 8:00 p.m. for the admission price of \$1.00 per person. There were 7 ayes. Motion carried.

i. Jessica O'Donnell, Emmaus Main Street Partners – Farewell to Summer Festival, September 13, 2014, from 8:00 to 10:00 p.m. Referred to the Parks and Recreation Committee.

j. Victoria Schaffer, Emmaus Borough Police – Letter of Retirement, effective September 8, 2014.

Motion by Mr. Barrett, seconded by Mr. Brown to accept Victoria Schaffer's letter of resignation from the Emmaus Police Department effective September 8, 2014. There were 7 ayes. Motion carried.

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Mrs. Gilbert directed Mr. Pepe to send Ms. Schaffer a letter of thanks for her dedication and hard work for the community.

k. Sue Zacharda, 539 Furnace Street – Request Street Closure for Block Party to be held on August 3, 2014. Referred to Mayor Iobst.

l. Alan Hawman, Emmaus Heritage Alliance – Sebastian Knauss Day Event to be held on August 23, 2014.

Motion by Mr. Labenberg, seconded by Mr. Anders to grant the Emmaus Heritage Alliance’s request to host Sebastian Knauss Day on Saturday, August 23, 2014 from 8:00 a.m. to 6:00 p.m., contingent upon proper insurance and for the Borough to provide picnic tables, chairs, and an auto dial announcement announcing the event. There were 7 ayes. Motion carried.

m. Leslie DuBois, 425 N. First Street – Request Appointment to the Emmaus Library Board. Referred to the General Administration Committee.

n. Kirsten Hess, Owner of Let’s Play Books! 379 Chestnut Street – Street Closure Request, July 31, 2014. Referred to Mayor Iobst.

o. Cathy Stout, Bethel Church – Street Closure Request for Block Party to be held on Saturday, September 27, 2014 from 11:00 a.m. to 3:00 p.m. Referred to Mayor Iobst.

p. Benjamin Lopez – Request to reserve tennis courts at Boroline Park to conduct tennis lessons. Referred to the Parks & Recreation Committee.

BOROUGH ENGINEER’S REPORT - None.

SOLICITOR’S REPORT

Progress.

UNFINISHED BUSINESS, PART I

Ordinance No. 1108 – An Ordinance of the Borough of Emmaus, Lehigh County, Pennsylvania, Amending Ordinance 1099 and Chapter 15 §602.2.A of the Emmaus Borough Code, Adding a Residential Handicapped Parking Sign on the Public Street Located in Front of 404 N. Fifth Street and 556 Ridge Street Within the Borough of Emmaus (1st and 2nd Reading 7/21/14).

Motion by Mr. Barrett, seconded by Mr. Labenberg to read Ordinance No. 1108 in short title. There were 7 ayes. Motion carried.

Mrs. Gilbert read Ordinance No. 1108 in short title.

Motion by Mr. Barrett, seconded by Mr. Labenberg to adopt Ordinance No. 1108 – An Ordinance of the Borough of Emmaus, Lehigh County, Pennsylvania, Amending Ordinance 1099 and Chapter 15 §602.2.A of the Emmaus Borough Code, Adding a Residential Handicapped Parking Sign on the Public Street Located in Front of 404 N. Fifth Street and 556 Ridge Street Within the Borough of Emmaus on its 1st and 2nd Reading. Roll call vote: Mr. Brown, aye; Mr. Shubzda, aye; Mr. Anders, aye; Mr.

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Labenberg, aye; Mr. Holtzhafer, aye; Mr. Barrett, aye; Mrs. Gilbert, aye. There were 7 ayes. Motion carried.

NEW BUSINESS

Ordinance No. 1109 – An Ordinance Amending the Provisions of Chapter 15, Section 403, and Establishing that Parking Shall be Prohibited at All Times in a Certain Location on South Fourth Street (1st and 2nd Reading 7/21/14).

Motion by Mr. Barrett, seconded by Mr. Brown to read Ordinance No. 1109 in short title. There were 7 ayes. Motion carried.

Mrs. Gilbert read Ordinance No. 1109 in short title. Mrs. Gilbert explained that the area that is prohibited is located on South Fourth Street on the bridge traveling east and west between Railroad and Jubilee Streets.

Motion by Mr. Barrett, seconded by Mr. Anders to adopt Ordinance No. 1109 - An Ordinance Amending the Provisions of Chapter 15, Section 403, and Establishing that Parking Shall be Prohibited at All Times in a Certain Location on South Fourth Street on its 1st and 2nd Reading. Roll call vote: Mr. Brown, aye; Mr. Labenberg, aye; Mr. Shubzda, aye; Mr. Holtzhafer, aye; Mr. Anders, aye; Mr. Barrett, aye; Mrs. Gilbert. There were 7 ayes. Motion carried.

Ordinance No. 1110 – An Ordinance Authorizing the Borough of Emmaus, Lehigh County Pennsylvania, to Join with Other Political Subdivisions as a Member of the Susquehanna Municipal Trust, to Enter into an Intergovernmental Agreement for the Purpose of Joining the Trust and to Participate as a Member of the Trust (1st and 2nd Reading 7/21/14).

Motion by Mr. Labenberg, seconded by Mr. Brown to read Ordinance No. 1110 in short title. There were 7 ayes. Motion carried.

Mrs. Gilbert read Ordinance No. 1110 in short title.

Mr. Anders thanked Mr. Pepe for working diligently to obtain the Worker's Compensation rates and for saving the Borough a significant amount of money.

Motion by Mr. Anders, seconded by Mr. Barrett to adopt Ordinance No. 1110 - An Ordinance Authorizing the Borough of Emmaus, Lehigh County Pennsylvania, to Join with Other Political Subdivisions as a Member of the Susquehanna Municipal Trust, to Enter into an Intergovernmental Agreement for the Purpose of Joining the Trust and to Participate as a Member of the Trust on its 1st and 2nd Reading. Roll call vote: Mr. Labenberg, aye; Mr. Holtzhafer, aye; Mr. Barrett, aye; Mr. Anders, aye; Mr. Shubzda, aye; Mr. Brown, aye; Mrs. Gilbert, aye. There were 7 ayes. Motion carried.

Ordinance No. 1111 – An Ordinance Authorizing the Borough of Emmaus Zoning Ordinance of 1993, as Amended, to Add Definitions for Brew Pub and Craft Brewery; Provide for Brew Pub and Craft Brewery Uses as Conditional Uses in the Highway Commercial (B-H), Light Industrial (I-L) and Central Commercial (B-C) Zoning Districts;

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and Provide Use, Bulk and Performance Regulations for Brew Pub and Craft Brewery Uses (1st Reading 7/21/14).

Mr. Pepe explained that the Ordinance would allow Brew Pubs and Craft Breweries in certain Zoning Districts within the Borough of Emmaus and also explained that because the item is a zoning amendment, it must also be reviewed by the Planning Commission. Solicitor Dinkelacker further explained the Ordinance.

Motion by Mr. Barrett, seconded by Mr. Labenberg to read Ordinance No. 1111 in short title. There were 7 ayes. Motion carried.

Mrs. Gilbert read Ordinance No. 1111 in short title.

Motion by Mr. Labenberg, seconded by Mr. Barrett to adopt Ordinance No. 1111 - An Ordinance Authorizing the Borough of Emmaus Zoning Ordinance of 1993, as Amended, to Add Definitions for Brew Pub and Craft Brewery; Provide for Brew Pub and Craft Brewery Uses as Conditional Uses in the Highway Commercial (B-H), Light Industrial (I-L) and Central Commercial (B-C) Zoning Districts; and Provide Use, Bulk and Performance Regulations for Brew Pub and Craft Brewery Uses on its 1st Reading. Roll call vote: Mr. Brown, aye; Mr. Shubzda, aye; Mr. Anders, aye; Mr. Barrett, aye; Mr. Holtzhafer, aye; Mr. Labenberg, aye; Mrs. Gilbert, aye. Motion carried. There were 7 ayes.

Resolution 2014-32 – A Resolution Conditionally Approving the Preliminary/Final Land Development Plan for Thomas and Deborah Walsh (191 S. 15th Street).

Solicitor Dinkelacker explained that the Resolution is to approve the land development plan by Thomas and Deborah Walsh, who are planning to subdivide an existing lot into three lots, with one exiting home, located at 191 S. 15th Street. The Walsh's have requested several waivers of the SALDO. The plan was reviewed by the Planning Commission on July 10, 2014. The new lots will have public water and sewer. The Planning Commission recommended conditional approval of the plan and the SALDO waiver requests. Solicitor Dinkelacker reviewed the conditions of Plan approval and the waivers of SALDO Sections 304.2, 403.1, 504.2(C), 503.9, and 505. Mrs. Gilbert asked Mr. Adam Smith, Barry Issett & Associates, Inc., and Mr. Walsh, owner of 191 S. 15th Street, to approach the podium. Solicitor Dinkelacker asked Mr. Smith and Mr. Walsh if the conditions of Resolution 2014-32 are acceptable, to which Mr. Walsh answered affirmatively.

Motion by Mr. Labenberg, seconded by Mr. Anders to adopt Resolution 2014-32. There were 7 ayes. Motion carried.

UNFINISHED BUSINESS, PART II – None.

ITEMS NOT ON AGENDA, subject to Rule 9 – None.

MAYOR'S REPORT

Progress.

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COMMITTEE REPORTS

a. Public Works Committee

Mr. Labenberg reported that the Committee was unable to meet on July 7, 2014. The next Committee meeting is August 7, 2014.

Progress.

b. Health, Sanitation, and Conservation Committee

Mr. Shubzda reported that the Committee met on July 17, 2014 at 4:30 p.m. He reported that the Committee discussed the ongoing geese problem at Furnace Dam. Mr. Shubzda stated that he spoke to the Health Inspector, Garry Ritter, about the matter and Mr. Ritter offered some suggestions about catch and release programs offered through the USDA. He stated that he also spoke to an organization called The Geese Police. The cost for the use of the Geese Police's services are \$300.00 per week for seven days per week.

Mr. Shubzda reported that Mr. Anders requested that additional recycling containers be placed at the Emmaus Community Park fields. Mr. Labenberg requested a list from Mr. Anders of locations that additional recycling containers are requested.

Mr. Shubzda thanked John Dychala and the Public Works Department for their hard work and effort cleaning and organizing the Compost Site.

Progress.

c. Parks and Recreation Committee

Mr. Anders reported that due to the July 4th holiday, the Parks and Recreation Committee did not meet. The next meeting is August 5, 2014 at 4:00 p.m.

Progress.

d. Public Safety Committee

Mrs. Gilbert reported that the Committee recommends tabling the application from Debra Loder as a volunteer Paramedic for the Emmaus Ambulance Corps until further notice.

Mrs. Gilbert reported that Vincent Tranguch was moved from the alternate position on the Civil Service Commission to a full-term position. Now that Daryl Wentz has been appointed to the Commission to fill Mr. Kohuth's remaining term, it is necessary to return Mr. Tranguch to the alternate position, per his request.

Motion by Mr. Barrett, seconded by Mr. Brown to appoint Vincent Tranguch to the alternate position on the Civil Service Commission to a term expiring on 1/1/19. There were 7 ayes. Motion carried.

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The next Committee meeting is August 6, 2014.

Progress.

e. General Administration Committee

Mr. Barrett reported that the Committee discussed S. 1st Street. It was determined that the lot line adjustment will not be feasible because the item would need to go out for bid. The Committee discussed leasing a 17' x 95' part of the property to Motors Plus. The lease would be for \$300 per year and would be for the life of the owner. Mr. Pepe explained that the Borough would still vacate the street. The Borough would own half and Motors Plus would own half, but instead of going through the process of the lot line adjustment, having the property appraised, and having to hold a public bid, it would be more efficient to lease part of the property. Mr. Pepe explained that this is a change on an item that Council had previously voted on.

Motion by Mr. Barrett, seconded by Mr. Labenberg to authorize Mr. Pepe to approve the preparation of a Lease Agreement between the Borough of Emmaus and Motors Plus to lease the portion of the street that would become the property of the Borough of Emmaus to Motors Plus in the amount of \$300.00 per year. There were 7 ayes. Motion carried.

The next Committee meeting is July 23, 2014 at 9:00 a.m.

f. Budget and Finance Committee

Mr. Holtzhafer read Resolution 2014- 31 authorizing payment of the July 17, 2014 Bill List, as follows:

Bill List	\$	449,779.75
Payroll #13 and #14	\$	273,141.08
Payroll Taxes	\$	<u>94,512.91</u>
Total	\$	817,433.74

Done this 17th day of July 2014.

Motion by Mr. Shubzda, seconded by Mr. Anders to approve the July 17, 2014 Bill List. There were 6 ayes 1 abstention (Labenberg). Motion carried.

Progress.

g. Community Relations, Planning and Development Committee

Mr. Brown entertained questions about the Committee Report.

Progress.

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PERSONAL APPEALS, PART II - None.

BOROUGH MANAGER'S REPORT

Mr. Pepe reported that the Significant Revenue and Expense Items for the month of June are in the Council binders and offered to entertain questions about them.

Progress.

PRESIDENT'S BUSINESS

Mrs. Gilbert thanked Kathy Yaindl for the new binder system.

Mrs. Gilbert recessed for an Executive Session at 8:15 p.m. to discuss a personnel matter with no official action anticipated.

Mrs. Gilbert reconvened the meeting at 9:15 p.m. with no official action required.

Motion by Mr. Anders, seconded by Mr. Barrett to adjourn. There were 7 ayes. Motion carried.

The July 21, 2014 Meeting of the Emmaus Borough Council adjourned at 9:16 p.m.

Shane Pepe
Borough Manager

Transcribed by: Paula Weiant
Administrative Assistant
August 8, 2014