

A G E N D A

Borough Council Worksession Meeting

July 15, 2020 @ 7:00 PM

Virtual

Borough Council Members:

Michael Galey, Esquire	President, 3 rd Ward	Term Expires: 12/31/21
Donald Braceland, Vice President	Vice President, 5 th Ward	Term Expires: 12/31/21
William J. Scott, Esquire	Member, 1 st Ward	Term Expires: 12/31/21
Nick Allen	Member, 2 nd Ward	Term Expires: 12/31/23
Michael Stefano	Member, 4 th Ward	Term Expires: 12/31/23
Bernie Flynn	Member, 6 th Ward	Term Expires: 12/31/23
	Member, 7 th Ward	Term Expires: 12/31/21

Mayor: Dianne Herrin

Borough Manager: Michael A. Perrone, C.B.O.

Borough Council Meeting:

- 1) Call to Order - WebEx Meeting Information
- 2) Pledge of Allegiance
- 3) Comments, suggestions, petitions by residents in attendance regarding items that are not on the agenda
- 4) Comments by the Borough Council and the Mayor
- 5) Approve the appointment to fill the vacancy of the Councilperson in the 7th Ward
- 6) Swearing-in of the new Councilperson in the 7th Ward
- 7) Announce the purpose of the July 15th Executive Session
- 8) Approve the Settlement Agreement between the Borough of West Chester, J.J. DeLuca Construction Management Company, Inc., J.J. DeLuca Company, Inc., The Harman Group, Nitterhouse Concrete Products, Inc., Watercontrol Services, Inc., Watercontrol Engineering, Jonasz Precast, Inc., Eastern Concrete Materials, Inc., and Traffic & Safety Signs, Inc., relative to the construction of the Chestnut Street Garage
- 9) Presentation by West Chester Police Chief, James Morehead: *Use of Force Policy*

10) Discussion Agenda

- A. Discuss increasing the cost of guest passes from \$4 to \$6 for the 2020-2021 permit season
(*attachments*)
- B. Approve the reduction of the no parking zone granted to 513 West Marshall Street, by 20 feet to the east of the driveway, and by 30 feet to the west of the driveway
- C. Consider waiving parking ticket fees for parking violations that occurred in the no parking zone granted to 513 West Marshall Street within 24 hours of the street striping

- D. Application e) 2020-17: 44 West Gay St Suite 2 – David Trout / Sedona Taphouse
Proposed work: Installation of 4 new signs. 3 exterior signs on the front and side facades and one interior sign. The exterior signs to be lit with interior LEDs. Also proposed is an exterior patio awning.
- E. Application g) 2020-19: 310 North High St – Edward Gomes / EXP Realty
Proposed work: Installation of a new sign onto an existing ground sign in the front yard of the building. The new sign is made of wood and will be mounted directly under the existing sign.
- F. Update on the Gay Street Closure

11) Consent Agenda

- A. Approve the appointment of Thomas Dougherty - Planning Commission: Term Expires 12/31/2023
- B. Approve the appointment of James Sargent, Esquire - Committee to Reestablish Rail Service to West Chester: Term expires 12/31/2023
- C. Approve the appointment of Jason Levinn - Committee to Reestablish Rail Service to West Chester: Term expires 12/31/2023
- D. Approve entering into a five-year printer lease with Rothwell Document Solutions for a total cost of \$360.00/month (*attachment*)
- E. Approve the recommendation from the Sustainability Action Committee to implement a Single-Use Waste Opt-in Recognition Program (*attachment*)
- F. Authorize the Borough Solicitor to enter into discussions with Penn Environment and the City of Philadelphia to consider a joint challenge to the Commonwealth of Pennsylvania plastics ban
- G. Approve the request from Infrasource's to utilize 301 Snyder Avenue, for an approximate 12-month period, for storing and staging materials to support the PECO bare steel service replacement program (*attachments*)
- H. Approve the PENNDOT 2020/2021 Winter Traffic Services Agreement (*attachments*)
- I. Enter into a contract with NJPA/ Sourcewell/Little Tikes in the amount of \$58,500 to resurface the John O' Green Phase 2 playground surface (*attachments*)
- J. Enter into a contract with Pop-A-Lock of Delaware Valley in the amount of \$7,571.96 for the purchase and installation of digital locks at park restrooms (Hoopes, Everhart, and Marshall Square Parks) (*attachments*)
- K. Approve purchasing a condenser coil replacement for the HVAC system at Municipal Building from Nexgen in the amount of \$8,575 (*attachments*)
- L. Approve entering into a two-year lease agreement with the County of Chester at \$60/parking spot, at the Hannum Avenue lot, with the inclusion of an escalation clause for possible rate increases (*attachment*)
- M) Approve entering into a one-year lease agreement with the County of Chester, at a monthly rate of \$90.00 for each access card to the Chestnut Street Garage (*attachments*)

- N) Approve the addition of two temporary loading zones for *Carlino's*, located at 128 West Market Street, with the condition that a review to continue the temporary use be conducted at the November Borough Council Meetings
- O) Approve the reverse subdivision/lot line change application for the properties located at 101 Clarke Street and 102 Goshen Road (*attachments*)
- P) Approve contracting with A. Poletto & Associates, Inc. to perform roof repairs at 386 E. Nields Street at the cost of \$4,950.00; and, authorize the Solicitor to file a Lien Against Real Estate (*attachment*)
- Q) Enter into an agreement with the Pennsylvania Historical and Museum Commission to obtain \$27,500.00 in grant funding, for the preparation of a new Historic Resource Inventory. The Borough portion is \$2,500.00 (*attachments*)
- R) Approve June 2020 HARB Applications (*attachments*)
- a. 2020-13: 28 Wilmont Mews – Nicholas Halladay / Halladay Apartments
Proposed work: Installation of iron grills over ground floor windows on both front and side facades.
 - b. 2020-14: 233 East Market Street – Lee Smith
Proposed work: Front Façade; Replacement of existing exterior stair treads with new concrete stair treads. Also proposed; the removal of the stone veneer from exterior stair and base of building – to be replaced with stucco on lath. Also proposed; changing the existing white paint of the existing white windows and trim to black. Rear of Building; Installation of wood stockade fence to both sides of rear yard. Also proposed; removing aluminum ramp in rear yard and replacing with wooden steps. Also proposed; installation of picket fence along top of retaining wall running parallel to the rear alley.
 - c. 2020-15: 128 East Gay St – David Katz / David Katz Gallery
Proposed work: Replacement of existing two-sided hanging sign on front façade of building. The sign will utilize the existing bracket and will have no new illumination.
 - d. 2020-16: 44 West Gay St – Adam Loew / 44 West
Proposed work: Installation of a new ground sign adjacent to the sidewalk and new building.
 - f. 2020-18: 44 West Gay St – Patrick Murray / STP Investment
Proposed work: Installation of 1 new sign on the front façade of the building. There will be no new illumination.
- S) Consider the Resolution to adopt the Writ of Special Election to fill a vacancy in the office of the Borough Councilperson for the Seventh Ward (*attachments*)

12) Approve the June 16th and 17th Borough Council Meeting Minutes

13) Other Business

14) Adjournment

How to Engage in Public Comment During a Borough Council or Committee Meeting

Public Comment is heard at three different points during Borough Council meetings:

- **BEFORE CONSIDERATION OF ITEMS ON THE AGENDA** - The public is permitted to make public comment on any matter not on the agenda. You will have three minutes to make your statement, unless the President or Chair has announced otherwise, so please come prepared.
- **BEFORE ACTION** on a motion or an agenda item. Public Comment at this stage is limited to the item under discussion. As above, please keep your comments to three minutes.
- **AFTER ACTION ON ALL AGENDA ITEMS HAVE BEEN ACTED**. Public Comment is open to any legitimate item of business that can be considered by Council or the Committee. Again, please keep your comments brief.

How to make a comment:

- The President or Chair will announce an opportunity for public comment, either on a specific issue or generally, depending on where we are in the agenda (see above).
- After you are recognized by the President or Chair, come to the microphone and state your name and address for the record.
- You may then make your comment or ask your question. As noted above, you will have three minutes to make your statement, unless the President or Chair has announced otherwise.