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A G E N D A

Public Hearing / Borough Council Meeting

June 21, 2023 @ 6:30 PM

Michael Stefano, President	Member, 4 th Ward	Term Expires: 12/31/23
Lisa Dorsey, Vice President	Member, 7 th Ward	Term Expires: 12/31/25
Patrick McCoy	Member, 1 st Ward	Term Expires: 12/31/25
Nick Allen	Member, 2 nd Ward	Term Expires: 12/31/23
Brian McGinnis	Member, 3 rd Ward	Term Expires: 12/31/25
Sheila Vaccaro	Member, 5 th Ward	Term Expires: 12/31/25
Bernie Flynn	Member, 6 th Ward	Term Expires: 12/31/23

Mayor: Lillian L. DeBaptiste

Borough Manager: Sean Metrick

Public Hearing @ 6:30 PM:

AN ORDINANCE OF THE BOROUGH OF WEST CHESTER, CHESTER COUNTY, PENNSYLVANIA, AMENDING THE CODE OF THE BOROUGH OF WEST CHESTER, SPECIFICALLY CHAPTER 77 OF THE CODE OF THE BOROUGH OF WEST CHESTER, TITLED, "PARKING PROGRAM, RESIDENTIAL" SECTION 77-3.E(1)(a) TO REMOVE THE PROPERTY AND FUTURE DEVELOPMENT AT 410 S. HIGH STREET FROM ELIGIBILITY FOR PERMIT PARKING PERMITS.

AN ORDINANCE OF THE BOROUGH OF WEST CHESTER, CHESTER COUNTY, PENNSYLVANIA AMENDING THE ADMINISTRATIVE CODE OF THE BOROUGH OF WEST CHESTER, CODIFIED IN CHAPTER 3 OF THE WEST CHESTER BOROUGH CODE, SECTION 3-37 TO ADOPT A NEW SECTION 3-37.K(2.1) AND 3-37.K(2.2) TO AUTHORIZE BOROUGH COUNCIL TO APPOINT TWO ALTERNATE MEMBERS TO THE CIVIL SERVICE COMMISSION.

AN ORDINANCE OF THE BOROUGH OF WEST CHESTER, CHESTER COUNTY, PENNSYLVANIA, AMENDING THE CODE OF THE BOROUGH OF WEST CHESTER, CHAPTER 89, TITLED "SEWERS," BY ADDING DEFINITIONS AND REQUIREMENTS FOR PERMITS AND WORK RELATED TO CONNECTIONS TO THE SEWER SYSTEM.

AN ORDINANCE OF THE BOROUGH OF WEST CHESTER, CHESTER COUNTY, PENNSYLVANIA, AMENDING THE CODE OF THE BOROUGH OF WEST CHESTER, CHAPTER 104, TITLED "VEHICLES AND TRAFFIC," SECTION 104-39 TITLED "OVERSIZED VEHICLES" TO PROHIBIT PARKING OF OVERSIZED VEHICLES ON BOROUGH OWNED LAND AND BOROUGH PARKING LOTS AND TO AMEND SECTION 104-46 TITLED "VIOLATIONS AND PENALTIES" TO ADD A NEW SUBPARAGRAPH D TO ADDRESS VIOLATIONS OF SECTION 104-39.A.

Borough Council Meeting:

- 1) Call to Order
- 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 Resolution and Liquor License Transfer Agreement with WCTHG LL, LLC
(*attachments*)
- 6) Presentation of the *Freedom Shrine* by the National Exchange Club
- 7) Discuss Short Term Rentals – Planning Commissions Comments
- 8) Annual Report by the West Chester Community Campus Committee
- 9) Discussion of Hoopes Park use agreement with West Chester Adult Baseball League
- 10) **Discussion:**
 - A) Discuss the Borough of West Chester Voting Wards Map
 - B) Discuss issuing a waiver of conflict of interest to the Borough Solicitor regarding the representation of West Chester Borough and E. Kahn Development
- 11) **Consent:**
 - A) Approve a moratorium on the Employee COVID-19 Vaccine Policy
 - B) Approve the Lewis Environmental invoice in the amount of \$22,874.87 for environmental remediation emergency services (*attachment*)
 - C) Approve issuing a Letter of Support to the Goose Creek Alliance for a 2023 DEP Growing Greener Grant for a Goose Creek Watershed Action Plan (WAP) and Feasibility Study (*attachments*)
 - D) Authorize the Solicitor to prepare an amendment to Ordinance 104-45 Handicap Parking Requests for 610 South High Street and 407 East Barnard Street; and, schedule a public hearing on July 19, 2023
 - E) Approve the County of Chester / West Chester Borough Chestnut Street Garage parking lease renewal for 60 spaces at \$90 per space/month (*attachment*)

- F) Approve the installment of the book, *Senorita Mariposa*, at Hoopes Park (*StoryWalk®*) (*attachments*)
- G) Approve Horgan Tree Experts for the Emerald Ash Borer treatment program with a bid of \$23,472.00 (*attachments*)
- H) Approve that a Notice of Intent to Award for the 2023 Borough Paving Contract be issued to the lowest, responsive bidder, Delaware Valley Paving, for the unit prices shown in its bid. If Delaware Valley Paving is unable to verify it complies with the Responsible Contractor Ordinance, recommend that a Notice of Intent to Award be issued to the second lowest, responsive bidder, Glasgow, for the unit prices shown on its bid (*attachments*)
- I) Schedule a Public Hearing to adopt an Ordinance to recognize the authority of the West Chester Fire Department and volunteer Fire Companies operating within the Borough of West Chester to seek reimbursement for hazardous abatement incidents, environmental incidents and fire safety and rescue responses from third parties on July 19, 2023 (*attachments*)
- J) Approve a one-year extension of East Bradford Township Police Services Agreement (*attachments*)
- K) Authorize the Solicitor to prepare an amendment to Chapter 112 to allow community gardens in the residential zoning districts and Borough-owned parks
- L) Schedule a Public Hearing to amend Chapter 112 to adopt regulations for Accessory Dwelling Units on July 19, 2023 (*attachment*)
- M) Approve the 7-11 North Church St Reverse Subdivision Plan (*attachment*)
- N) Approve the 732-734 S. Matlack St Final Land Development Plan (*attachment*)
- O) Schedule a Public Hearing to adopt an Ordinance to vacate a portion of Prescott Alley, from Parcel #1-8-230.1 east to North Darlington Street on July 19, 2023 (*attachment*)
- P) Approve May 2023 HARB Certificates of Appropriateness (*attachments*)

1) 2023-11: 27 S. Church St/Megill Homes

Proposed work: *To replace the picture window and repair stucco at the facade.*

Recommendation: *Approved with the following conditions: The Board recommends a Certificate of Appropriateness for Application 2023-11 as submitted with the condition that the replacement window be made of wood and have a wood exterior, with simulated divided lights to match the width of the existing muntins, and that stucco repairs be made in kind.*

2) 2023-16: 22 N. Darlington St/Justin Campbell-Little Rose's Donuts

Proposed work: *Install a sign on an existing bracket.*

Recommendation: *Approved with the following conditions: The Board recommends a Certificate of Appropriateness for Application 2023-16 as presented with the condition that the field of the sign be an off white similar to the color planned for the architectural woodwork.*

3) 2023-17: 107 N. Church St/Peter J. Giuffre-The Green House

Proposed work: *To install a building mounted sign on the front facade.*

Recommendation: *Approved with the following conditions: The Board recommends a Certificate of Appropriateness for Application 2023-17 as presented.*

- Q) Approve amendments to the Borough of West Chester Purchasing Policy
- R) Authorize the Solicitor to prepare an Ordinance to provide a real estate tax credit to the volunteer Firefighters and EMS personnel with a maximum cap of \$1,000.00
- S) Direct the Pension Committee to consider recommending an investment option with MSCI EAFE Index Fund
- T) Approve purchasing a Pennsylvania Municipal League membership at a cost of \$5,974.72
- U) Approve purchasing a sewer camera tractor at a cost of \$19,024.46 from H. A. DeHart & Son (*attachment*)
- V) Approve Grant Resolutions for the following grant applications:
 - i. DEP Growing Greener – Goose Creek Stormwater BMPs (*attachment*)
 - ii. PennDOT ARLE – Pedestrian Safety Improvements Phase I (*attachment*)
- W) Approve the May 15 & 17, 2023 Borough Council Meeting Minutes with a correction noting Ordinance enactment is 31 days

12) Other Business:

Adjournment