

*This meeting is being audio recorded for public record*

**A G E N D A**

Borough Council Meeting

**401 East Gay Street**

**West Chester, PA 19380**

July 21, 2021 @ 7:00 PM

**Borough Council Members:**

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

**Mayor:** Jordan Norley

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

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**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 from the Borough Council and Mayor
- 5) *Presentation:* David Stimpson, Mockenhaupt  
Analysis of Assumption Changes for the 2021 Actuarial Valuation
- 6) *Presentation:* Dale Umbenhauer, Maillie, LLP  
2020 financial statements
- 7) Mayor's Proclamation to the West Chester Railroad and West Chester Railroad Heritage Association
- 8) DISCUSSION:
  - A) Appointment to the West Chester Library Board of Directors
  - B) Approve ordering 2022 Leased Vehicles, not to exceed \$70,000 (*Attachment*)
- 9) CONSENT:
  - A) Accept the recommendation from the Business Improvement District to appoint Kevin Finn and Matt Holliday to the BID Board of Directors (*Attachment*)
  - B) Approve live-streaming Borough Council Meetings on Facebook

- C) Enter into a contract with Elite Tree Care for shade tree maintenance for the remainder of 2021, and for 2022, at the submitted hourly bid rates (*Attachment*)
- D) Enter into a contract with JEV Construction, LLC., at a cost of \$1,388,600 for civil/mechanical work; and, Eastern Environmental Contractors, Inc., at a cost of \$95,900 for electrical work, at the Taylor Run WWTP Tertiary Filtration System (*Attachment*)
- E) Approve the Resolution to authorize filing a grant application for wastewater system upgrade capital program funds with the Chester County Department of Community Development – Community Revitalization Program (*Attachment*)
- F) Enter into an agreement with Keystone Alliance to perform a Sewer Tap Fee Study at a cost of \$4,500.00 (*Attachment*)
- G) Approve the proposal from PFM to determine the range of value for the sanitary system, at no cost to the Borough (*Attachment*)
- H) Enter into a contract with Eastern Armored Services, Inc. for cash and coin transport services at a cost of \$864/month (*Attachment*)
- D) Schedule a public hearing for Tuesday, August 17, 2021 at 7:00 P.M., and direct the Solicitor to prepare an amendment to Chapter 104, Section 104-45, to install a handicap parking space at 507 East Barnard Street (*Attachment*)
- J) Approve hiring three West Chester Borough police officers
- K) Approve allowing live music on Gay Street, within the open air market, with the following restrictions: all live music shall not begin until noon on Saturday and Sunday, and not before 5:00 P.M. Monday through Friday; all music shall conclude no later than 10:00 P.M each day; musicians must contain their music within the area of the business; and, business owners will coordinate with their surrounding businesses to avoid multiple performances.
- L) Approve the Land Development application for the Reverse Subdivision at 110-112 South Matlack (*Attachment*)
- M) Approve the June 2021 HARB Certificate of Appropriateness (*Attachment*)
  - a. 2021-22: 1 North Church St. – Kilwins Chocolates, Fudge & Ice Cream  
*Proposed work:* Installation of signage, painting of exterior, and installation of a louver vent above window. ***Recommendation from HARB: Approved with the following conditions:*** That the proposed grill be sized to fit the entire pane of glass, so that the glass can be removed now and potentially replaced in the future with no structural change to the window sash.
  - b. 2021-23: 111 North High Street – Greentree Building  
*Proposed work:* Repair balconies- Powerwash, concrete repairs, and paint balcony ceilings. Parapet Repairs- Tuck pointing as needed, install stucco on inside of parapet, and repair capstone.  
***Recommendation from HARB: Approved as presented***

N) Approve the June 15, 2021, and June 16, 2021, Borough Council Meetings Minutes

O) Approve an \$800.00 donation to the West Chester Downtown Foundation for the West Chester Preservation Awards Event

10) Other Business:

### *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.