

**Work Session Meeting Minutes
November 18, 2014**

A work session of the Hulmeville Borough Council was held on the above date at the Borough Hall, 321 Main Street.

Councilmembers Present: Thomas Wheeler, President, Raymond Johnson, Vice President, Dan Mandolesi, Debbie Mahon, Judy Coleman and Dale Walton Jr.

Councilmember's Absent: Nick Lodise and note Mayor Harris arrived at 8:33pm.

Other's in Attendance: Solicitor Robert DeBias, Secretary Dorothy Omietanski and Fire Marshal William Wheeler

Guests in Attendance: none

Call to Order: Mr. Wheeler called the meeting to order at 7:45 pm; all those present joined in the Pledge of Allegiance.

Budget:

Ms. Coleman confirmed that everything is ready for the December meeting.

Solicitor Report:

- Refuse – Mr. DeBias confirmed that all bid packages were complete. Mascaro & Son and Waste Management both put a cap on the tonnage collected. Council will accept the bid in December and sign the contract in January. Council will be going with a five year trash bid.
- Hulmeville Water and Sewer – still has a vacant position.
- Johnson Hall – Mr. Cubernot has not responded to the letter sent to him outlining his proposed payment schedule. His first monthly payment was due on the 15th of the month and no monies were received. Mr. Wheeler will call Mr. Cubernot tomorrow. Council agreed to have Mr. DeBias send a letter to the tenants explaining that they accepted Mr. Cubernot's offer for settling the balance due and he has not acted on it and is now overdue on that agreement.
- FEMA – Harrisburg approved the new floodplain ordinance today. On December 9th there will be a planning commission meeting to discuss the new ordinance. The documents will be sent immediately to Bucks County Planning Commission. The borough zoning board will review any comments made by the planning commissions and the new ordinance will be approved for advertising on January 5th. The ordinance will be adopted in February and a signed version will be send back to FEMA. A new fee schedule needs to be created and a new permit application needs to be made. The current zoning ordinance section703 needs to be repealed and replaced with the new ordinance.

Mayor Harris arrived 8:33pm

- Zoning Ordinance Amendments – There are a few amendments that Mr. DeBias is recommending to make to the current zoning ordinance. They are as follows and will be discussed again in January’s meeting:
 1. Delete existing section 703 and enact FEMA ordinance as new section 703
 2. Related amendments as a result of FEMA ordinance
 3. Update definition of Floodplains
 4. Floodplain soils of the zoning ordinance repealed in its entirety
 5. Insert definition of impervious surface ratio from 1975 zoning ordinance
 6. Under R-3 residential district add use B-1 and check section 502.3C for area and dimensional requirements for single family detached dwelling
 7. Reword requirements for swimming pools to be more clearly outlined and adjust height requirements to 4 feet.

Mayor: The Mayor attended the emergency management meeting today. Mayor Harris has also had a conversation with an insurance broker and the broker said that he could offer us a policy that insures 3 positions rather than the current insuring the individuals in the police department.

Tina Davis: Ms. Davis is looking for office space and would like to reside in Hulmeville. Ms. Davis met with Joe Cimino and would like to rent his property on Reetz. Her only concern is she needs to have handicap parking. She is asking council to consider placing two handicap parking spots on Reetz. Mr. Johnson suggested council talks to Joe and Minnie first before making any decisions.

Old Business:

- Borough Maintenance – Mr. Mandolesi received an estimate for electric work but the numbers don’t look correct so he will have to call them to confirm the correct cost. Mr. Mandolesi has the painter lined up to paint the apartment. Mr. Walton may have a renter for the available apartment.
- Verizon Cell Tower – They scheduled a meeting with the zoning board.
- Curbing Your Dogs – There has been some questions raised about ordinances for curbing your dogs in Hulmeville. There is an ordinance that requires you to pick up after your dog. On page 6-23 of the ordinance book under littering it is prohibited to allow your dog to relieve themselves on any area of Hulmeville Borough without picking it up.

There being no further official business the meeting was adjourned at 9:20 pm; motion made by Ms. Mahon seconded by Mr. Walton.

Respectfully Submitted

Dorothy Omietanski,
Hulmeville Borough Secretary