

## MINUTES OF THE NEW SALEM BOROUGH COUNCIL MEETING

May 7, 2024 at 80 N. Water Street, York New Salem, PA

The New Salem Borough Council met in regular session on Tuesday, May 7, 2024. The meeting was called to order at 7:00 PM by President Martin who led those in attendance with the Pledge of Allegiance to the flag.

### ***COUNCIL MEMBERS PRESENT***

Kim E. Martin, Pres  
William F. Baldauf, VP  
Peter E. Partridge, Pres Pro-tem  
Sue A. Becker  
Harvey Thumma Jr.  
Bryan Pugh

### ***BOROUGH OFFICIALS PRESENT***

Edward Mundorf, Mayor  
Jeff Koons, Z&CEO  
D. Michael Craley, Sol.  
Samantha Craley, Asst. Sol.  
David Lipinski, Eng.  
Judy Albright, Sec/Treas

### ***COUNCIL MEMBERS ABSENT***

George K. Donavos

### ***BOROUGH OFFICIALS ABSENT***

Michael Hammers, BCO

Note the following abbreviations

“CP” = Council President            “CM” = Council Member            “ST” = Secretary Treasurer  
“Eng” = Engineer                    “Sol” = Solicitor                    “BCO” = Building Code Officer  
“Z&CEO” = Zoning & Code Enforcement Officer

**1. Engineer’s Report** – His report included the following information. The ADA ramps at the Sunoco station are presently being installed. PennDOT has advised him that he will be responsible for the inspections on this job.

Robin Hood Dr. storm sewer repair and base drains are presently being advertised for bids to complete the work. Bids will now be opened Friday, May 10, 2024 at 10:00 AM. Council will meet at 7:00 PM that same date to award the bid.

Water St sewer and paving project are presently being advertised for bids to complete the work. Bids will now be opened Friday, May 10, 2024 at 10:00 AM. Council will meet at 7:00 PM that same date to award the bid.

Bid packages have been provided to three contractors but one could not meet the original deadline for bids and Pres. Martin approved extending the bids until Friday May 10, 2024.

A complaint was received about the condition of Palmer Ave. The project is scheduled for next year’s work and after the Eng. checked the roadway and photos from last year, there appears to be no huge difference in the road since last year’s inspection.

**2. Z&CEO Report-** Three permits were issued during the month of April. Another permit is in the works for the house that suffered major damage in a fire.

Freyman, 105 W. George St – no new updates

Lopez – 51 N. Main St. – Sheriff Sale is now scheduled for June. Household garbage comes and goes on the property, other items remain.

Sherwood Plaza – Vape Shop and Slot Machines – BCO is now reporting that they are permitted to open as long as no more than 50 persons are inside.

Beckman, 286 N. Main St – Sketch plan to be reviewed by Planning Commission at their meeting scheduled for May 28, 2024 at 6:00 PM.

Sol Craley wanted the Z&CEO present for discussion of a change to the ordinance pertaining to dwelling unit definition and use of a 2<sup>nd</sup> kitchen in a residence. The newly proposed ordinance will modify the definition to state one or more rooms used for living and sleeping purposes and having a primary kitchen with fixed cooking facilities, arranged for occupancy by one family. A second kitchen with fixed cooking facilities on a different floor of the dwelling may be permitted only for use by a family member or members of the same family occupying the dwelling unit.

With no objection from Council, he will move forward with presenting it at the Planning Commission Meeting May 28, 2024 and then subsequent advertising for adoption at a later meeting.

**3. BCO Report** – None presented

**4. Public Comment-** Marlin Barshinger, 293 N. Main St. questioned the progress with regard to the possible sale of the sewer system. Pres. Martin informed him it would be on the agenda for discussion at the Committee Meeting on May 28, 2024 at 7:00 PM.

Bob Boulder, Robin Hood Dr., questioned if there was any recommendations from the Sewer Committee and Pres. Martin advised there are none at this time.

**5. Approve April 2<sup>nd</sup> Council Meeting Minutes and April 23, 2024 Committee Meeting Minutes.**

On a motion by CM Thumma, seconded by CM Becker and unanimously carried the April 2, 2024 council minutes were approved as presented. On a motion by CM Partridge, seconded by CM Becker and unanimously carried the April 23, 2024 Committee Meeting minutes were approved as presented.

**6. Fire Company** – No representation from the Fire Company officers. Mayor Mundorf reported he sent a letter to Crystal Overmiller of the Fire Company in April outlining what Council is asking for. He has not received the requested financial documentation or any other requested information from the Fire Company. On a motion by CM Thumma, seconded by CM Becker and unanimously carried, the Borough will not pay the 2<sup>nd</sup> quarter liability insurance for the Fire Company. If at any time later, Council feels the Fire Company is capable of performing their duties to the residents, it may be revisited. All Council Members indicated they feel the Fire Company is not able to provide fire services to the residents of the Borough. Sol. Craley indicated we must maintain the workers compensation coverage but that is the extent of our required financial involvement.

Sol. Craley indicated he asked Seven Valleys Fire Co Chief to attend this meeting and he was in attendance. A representative of North Codorus Township Fire Co was also in attendance. There was much discussion about providing fire services from either of these municipalities to the residents. Presently it would appear by the York County Control statistics the New Salem Fire station is not

responding to calls placed to their box number. Since most of these calls are also forwarded to Seven Valleys and North Codorus Township Fire Companies, because of their mutual aid with New Salem Borough, they are responding. The only time they would be called out is for medical emergencies. On the two most recent medical calls the New Salem Fire Company did not respond.

**On a motion by CM Thumma, seconded by CM Partridge and unanimously carried,** Pres. Martin and Mayor Mundorf are authorized to make decisions for providing of medical services.

Sol. Craley has asked Seven Valleys Fire Chief and North Codorus Township Fire Company to attend the Committee Meeting scheduled for May 28, 2024 at 7:00 PM. Both representatives indicated they would attend. Sol. Craley will also prepare a draft contract for either or both of these fire companies to be first call on New Salem call boxes. The Borough intent is to provide fire services to the residents of New Salem Borough.

**7. Sewer** – There were no recommendations at this time from the Sewer Committee. ST Albright presented a letter from York Water Company outlining their format for delinquent sewer billings. Any cost to the Borough would be recouped after the resident brings their account current and reimburses the Borough for these charges. **On a motion by CM Partridge, seconded by CM Thumma and unanimously carried, ST Albright is to work with York Water on transitioning the delinquent sewer billing for the Borough accounts.**

**8. Police** – Asst. Sol.. Craley gave her report on calls for the first quarter of 2024. There were 7 accidents, 4 citations issued, 7 criminal incidents resulting in 5 arrests. This is an increase from the previous quarter.

There were no updates or recommendations from the Police Committee. They are planning to meet with Chief Lash of Northern York County Regional Police for clarification and details of their proposal.

**9. Highways** – CM Partridge reported that Met Ed has not yet responded with permission to install the electronic speed signs on their poles. The Highway committee is to begin moving forward with the installation of equipment that has been purchased. Pres. Martin is to contact an individual she knows that works on another municipal road crew to possibly give some help and insight.

CM Thumma reported that the committee still needs bolts to attach the diamond signs underneath the present speed limit signs. There were no recommendations from the Highway Committee regarding traffic calming.

**10. Building** – CM Pugh reported his findings with regard to security cameras for the building. **On a motion by CM Thumma, seconded by CM Becker and unanimously carried, the Building Committee is authorized to spend up to \$500 on the equipment.**

CM Thumma reported the Borough building needs roof repair where the storage shed joins the building. He is authorized to get a quote and provide it at the June meeting. The Lions Club has volunteered to paint the inside of the building if the Borough provides the paint and equipment.

**11. Solicitor's Report** – Sol. Craley reported he filed liens against 3 of the 4 unpaid show removal billings. He is holding off on filing of the Sunoco Station till the ramp job is completed and inspected.

**12. Unfinished Business** – The restoration of the Borough placard is now complete and will be returned to the Mayor for installation. The check for \$200 will be mailed to Keystone Marker Trust.

The accessory dwelling unit ordinance revision was previously discussed. The remaining Ordinance requiring the removal of mailboxes along Main St. and George St was discussed and properly advertised. On a motion by CM Partridge, seconded by CM Thumma and unanimously carried, the ordinance will be signed by Pres. Martin and ST Albright upon correction of the Ordinance number and year.

**13. New Business** – C.M.High presented an addendum to their present Maintenance Agreement concerning underground utility locations and responsible individuals. Sol. Craley indicated he is not in favor of signing this Addendum as presented. He will do some research and report back at the June meeting.

Bob Boulder, submitted a letter of interest in becoming a member of the Planning Committee. On a motion by CM Thumma, seconded by CM Baldauf and unanimously carried, he is appointed to the vacant position with an term set to expire August, 2025.

**14. Treasurer's Report** – On a motion by CM Partridge, seconded by CM Pugh, the treasurer's report is approved as presented.

**15. Secretary's Report** - She indicated she transferred \$200,000 from the Peoples Bank Sewer account to PLGIT Sewer Savings. EMS calls received for the first quarter were 4 calls in January, 5 calls in February and 8 calls in March. PSAB sent a copy of Amendment to the Borough Code pertaining to reduction of council members and solid waste collections. C.M. High presented a quote in the amount of \$8582.98 for repairs to the traffic signal at Main and George Streets. On a motion by CM Partridge, seconded by CM Thumma and unanimously carried, the quote is approved for repairs and payment.

**16. Mayor's Report** – He will work with Pres. Martin on updating the website. He also spoke with former Mayor Angotti regarding welcome packets to new residents. He is researching items to be included in the packets.

**17. Other Committee Reports** – All committees previously reported with the exception of Sidewalks who had nothing to report.

**18. Around the Table** – Mayor Mundorf reported Special Olympics held a swim meet this past weekend and his daughter got 2 silver and 1 gold medal. Asst. Sol. Craley wanted to thank those who participated or donated in any way to the Local Non Profit organization this past weekend. Pres. Martin reported she is in conversations with ladies in the Borough regarding the 150<sup>th</sup> Anniversary of the Borough.

With no further business, the meeting was recessed at 8:50 PM until Friday, May 10, 2024 at 7:00 PM.

Respectfully submitted by Judy Albright, Secretary