

The Regular Meeting of Souderton Borough Council, held on Monday, December 4, 2017, was called to order by President Brian Goshow at 7:00 p.m. Members of Borough Council present at the regular meeting included the following:

|                             |                                      |
|-----------------------------|--------------------------------------|
| President Brian K. Goshow   | Councillor Kevin Souder              |
| Councillor Ned D. Leight    | Junior Councillor Michael Jones      |
| Councillor Richard Godshall | Mayor John R. Reynolds               |
| Councillor Daniel Yocum     | Solicitor Robert R. Bricker          |
| Councillor Daniel Houser    | Borough Manager P. Michael Coll      |
| Councillor Tracy Burke      | Police Chief James P. Leary          |
| Councillor Richard Halbom   | Public Works Director Steven R. Coll |

Absent from the meeting was Vice-President Jeffrey Gross. Borough Councillor Elect Julie Munden, Edward Huber and Matt Mscichowski were in attendance. The Invocation was given by Borough Manager P. Michael Coll, followed by the Pledge of Allegiance to the Flag.

Consideration was given to the minutes of the November 6, 2017 Regular Borough Council Meeting and the November Borough Council Work Session. A motion was made by Councillor Richard Halbom, seconded by Councillor Daniel Houser, to approve the minutes of the November 6, 2017 Regular Borough Council Meeting and the November 13, 2017 Borough Council Work Session as presented. The motion was approved.

President Brian Goshow noted that there are two scheduled presentation for this evening and the Mayor has prepared a few Proclamations. President Goshow first recognized Brian Pifer, President of the Souderton Area Baseball League. Brian Pifer provided Borough Council with background and history of the Souderton Baseball League. He noted that they also maintain a softball program. The Souderton Baseball League is interested in taking over the Summit Street ballfield behind the Souderton Municipal Building. They will maintain the infield in coordination with the Borough Public Works Department in the same manner as the Front Street fields. They expressed interest in replacing the backstop and adding a storage shed on the property to house a tractor. They are interested in the field for hardball, which will require the installation of a pitching mound. In return they request exclusive use of the fields in the spring through June and again in the fall. The field will be used by 8 year old children, Monday through Saturdays. Borough Council expressed interest in the proposed partnership and will discuss the matter in the January 2018 work sessions.

Pam Baker spoke on behalf of Souderton-Telford Main Streets. Borough Council recently received copies of reports and financial statements for both Souderton Telford Main Streets and the Business Improvement District. The Board will make an effort to provide more timely reports and visits to Borough Council moving forward. Pam Baker maintains the financial records for both the BID and Main Streets and addressed several questions from members of Borough Council. Borough Council expressed support to Main Streets and complemented another very successful Holiday Parade with 99 parade participants, the most participants ever registered for the parade. The Tree Lighting event was also a success. Pam baker commented that the BID is working on measures to improve lighting in the downtown district. President Brian Goshow complemented Main Streets and the members of the BID for the purchase of the lighted snowflake decorations and pole banners. The decorations have been very well received and very much appreciated.

Mayor John Reynolds expressed appreciation to Borough Councillors Tracy Burke, Daniel Houser and Kevin Souder who will be leaving Borough Council at the end of the year. Mayor Reynolds thanked them for their dedicated service and contributions to Borough Council and hoped they will continue to serve Souderton in some way moving forward. The following Proclamations were read into the minutes:

IN APPRECIATION TO TRACY BURKE FOR HIS  
COMMUNITY SERVICE AND DEDICATION

WHEREAS, Tracy Burke began his service as a member of Souderton Borough Council on January 18, 2016 and continued to serve in this capacity through December 31, 2017; and

WHEREAS, during his tenure on Borough Council, Tracy Burke served as Chairman of the Police Committee.

NOW, THEREFORE, I, John R. Reynolds, Mayor of the Borough of Souderton, joined by the members of Souderton Borough Council recognize and extend our sincere appreciation to Tracy Burke for his many years of faithful and dedicated service to Souderton Borough, serving and representing our community with distinction and diligence.

Presented on behalf of Souderton Borough Council this 4<sup>th</sup> day of December, 2017.

PROCLAMATION

IN APPRECIATION TO DANIEL HOUSER FOR HIS  
COMMUNITY SERVICE AND DEDICATION

WHEREAS, Daniel Houser began his service as a member of Souderton Borough Council on March 24, 2014 and continued to serve in this capacity through December 31, 2017; and

WHEREAS, during his tenure on Borough Council, Daniel Houser served as Chairman of the Highway Committee; and

WHEREAS, Daniel Houser is an active member and supporter of Souderton-Telford Main Streets, an active volunteer with Concert Sundaes and he volunteered to serve on a variety of special committee assignments and special projects for both Main Streets and Souderton Borough Council. Daniel Houser's commitment to community is nothing short of exemplary.

NOW, THEREFORE, I, John R. Reynolds, Mayor of the Borough of Souderton, joined by the members of Souderton Borough Council recognize and extend our sincere appreciation to Daniel Houser for his many years of faithful and dedicated service to Souderton Borough, serving and representing our community with distinction and diligence.

Presented on behalf of Souderton Borough Council this 4<sup>th</sup> day of December, 2017.

PROCLAMATION

IN APPRECIATION TO KEVIN SOUDER FOR HIS  
COMMUNITY SERVICE AND DEDICATION AS A  
MEMBER OF SOUDERTON BOROUGH COUNCIL

WHEREAS, Kevin Souder began his service as a member of Souderton Borough Council on January 1, 2014 and continued to serve in this capacity through December 31, 2017; and

WHEREAS, during his tenure on Borough Council, Kevin Souder served as

Chairman of the Property Committee.

NOW, THEREFORE, I, John R. Reynolds, Mayor of the Borough of Souderton, joined by the members of Souderton Borough Council recognize and extend our sincere appreciation to Kevin Souder for his faithful and dedicated service to Souderton Borough, serving and representing our community with distinction and diligence.

Presented on behalf of Souderton Borough Council this 4<sup>th</sup> day of December, 2017.

Mayor John Reynolds commented that the Holiday Parade was a wonderful success. He expressed amazement with the size of the crowd throughout the entire parade route. Mayor Reynolds expressed his appreciation to everyone involved in organizing, planning and hosting this annual community event.

Police Chief James Leary noted that the monthly statistical and narrative reports of police department activity will be submitted later in the month. Chief Leary expressed his appreciation to the Souderton Fire Police unit for their assistance with the Generations Reindeer Run, Souderton-Telford Main Streets Holiday Parade and the Tree Lighting event, all occurring on Saturday, December 2, 2017. A total of 17 Fire Police Personnel from area departments assisted with the parade event.

The Borough Solicitor's report for the month of November, 2017 was distributed to Borough Council. The Borough Solicitor drafted an Agreement of Sale for 30 West Broad Street. The Solicitor reported that SEPTA signed the Train Station Sublease Agreement and a fully signed copy of the lease was forwarded to Boardroom Spirits. Documentation for the tax anticipation loan was completed. The Solicitor also attended a meeting with members of the Souderton Industrial Development Authority.

Public Works Director Steven Coll presented his monthly report to Borough Council. Steven Coll noted that leaf collection will continue through the month. Councillor Dan Houser expressed appreciation to the Public Works crew for their efforts in installing all of the holiday decorations.

Borough Manager Michael Coll reported this will be the last meeting of Borough Council for this year. The next meeting of Borough Council will be on Tuesday, January 2, 2018, beginning at 7:00 pm, and will include both the mandatory Reorganization Meeting and the regular monthly meeting. Borough Manager Michael Coll noted that the Montgomery County Planning Commission has expressed several comments and concerns with the proposed Zoning Ordinance amendment concerning the Mixed Use Redevelopment District. Based on the comments, the Borough Manager suggested that the Zoning Ordinance amendment and the revised development plan be tabled until the January 2, 2018 meeting. A Resolution has been prepared to formally approve the proposed 2018 Tax Anticipation Loan in the amount of \$250,000 to bridge revenues through the first quarter of 2018. The loan is expected to be paid in full by late April or early May. A Resolution has been prepared by Borough Solicitor Robert Bricker to approve the proposed Souderton Industrial Development Authority financing for the Rex Heat Treat facility in Lansdale Borough. The Borough is under no obligation to guarantee or secure payment of the borrowing. Borough Council spent considerable time in work session developing the 2018 Budget. A Resolution has been prepared to formally approve the proposed 2018 Budget. The last item is formal consideration of the corresponding Real Estate Tax Ordinance. All real estate tax rates will remain the same through 2018.

As reported by the Borough Solicitor, SEPTA formally approved and signed the lease agreement for the train station between the Borough and Boardroom Spirits. The executed lease agreement has been an open condition of Boardroom Spirits' pending liquor license application. The signed lease has been sent to the Pennsylvania Liquor Control Board with hope that the license will be approved in the coming weeks. Given this positive movement, the Borough is taking steps to begin work on the interior renovations in preparation for the new restaurant. We will be concentrating on completing the interior of

the kitchen addition. At this point we are hoping for a spring opening. Councillor Richard Godshall requested a copy of the management agreement between Boardroom Spirits and FASE Restaurants when it is finalized. The Borough Manager noted that the LCB will also need to review this management agreement as well.

Consideration was given to paying the bills for the month of November, 2017.

GENERAL FUND

|                                 |           |                                |              |
|---------------------------------|-----------|--------------------------------|--------------|
| Bergey's, Inc.                  | \$260.00  | Scott A. Seifert               | \$1,200.00   |
| Bow Wow Waste Products          | 137.98    | SEPTA                          | 6,753.05     |
| C & S Lawn & Landscape          | 2,429.00  | Shelly Enterprises-USLBM, LLC  | 7.99         |
| Carquest                        | 102.73    | Styer Associates               | 425.75       |
| Celebration Fireworks, Inc.     | 3,000.00  | Suburban Propane               | 256.34       |
| Clemens Uniform Rental          | 126.81    | Sudz In A Bucket               | 33.00        |
| Code Inspections, Inc.          | 189.00    | Telford Press Printers         | 990.50       |
| Constellation NewEnergy, Inc.   | 1.22      | Trumbauers Lawn & Rec, Inc.    | 65.20        |
| Cope's Garage, Inc.             | 985.25    | Univest VISA                   | 195.11       |
| D. L. Beardsley, Ltd            | 586.80    | Univest VISA                   | 49.99        |
| David A. Freed                  | 116.95    | Verizon Wireless               | 120.03       |
| Del-Val International Truck     | 14.38     | William Powis                  | 144.94       |
| Donald D. Bergey                | 803.54    | 21 <sup>st</sup> Century Media | 192.95       |
| Freedom Systems Corp            | 4,488.00  | Clemens Uniform Rental         | 99.31        |
| Fromm Electric Supply Corp.     | 381.74    | Comcast Cable                  | 353.45       |
| George Allen Portable Toilets   | 373.00    | Cope's Garage, Inc.            | 106.89       |
| Home Depot                      | 20.44     | Delta Dental                   | 1,307.10     |
| Indian Creek Foundation         | 535.00    | J. P. Mascaro & Sons           | 36,748.80    |
| Indian Valley Regional Planning | 3,000.00  | James P. Leary                 | 280.19       |
| J. P. Mascaro & Sons            | 36,620.70 | Landis Tree Service, Inc.      | \$9,190.00   |
| Kuhls Law                       | 851.00    | NAPA Auto Parts                | 78.38        |
| Lawson Products, Inc.           | 243.00    | NetCarrier Telecom, Inc.       | 350.89       |
| Metlife                         | 8,393.00  | North American Benefits Co.    | 1,049.82     |
| Montg. Co. Planning Commission  | 4,353.75  | PA One Call System             | 95.12        |
| Moyer Indoor/Outdoor            | 1,800.68  | PPL Electric Utilities         | 1,001.26     |
| Nationwide Trust Company        | 1,018.11  | Suburban Propane               | 787.22       |
| Nationwide Trust Company        | 873.33    | Univest VISA                   | 185.01       |
| Nationwide Trust Company        | 919.49    | Univest VISA                   | 1.98         |
| North Penn Water Authority      | 32.06     | Unum Insurance Company         | 928.92       |
| NYCO Corporation                | 121.52    | Verizon                        | 69.81        |
| PECO Energy                     | 30.33     | Verizon Wireless               | 224.20       |
| PennBOC Region 1                | 50.00     | Wise Electric                  | 292.50       |
| PPL Electric Utilities          | 365.57    |                                |              |
| Richter Drafting Office Supply  | 555.18    | Total General Fund             | \$137,365.26 |

SEWER FUND

|                                |           |                                |             |
|--------------------------------|-----------|--------------------------------|-------------|
| Airgas                         | \$80.29   | Suburban Water Testing Labs    | \$2,212.12  |
| Bairs                          | 400.00    | Telford Press Printers         | 347.50      |
| Carquest                       | 116.97    | USA Blue Book                  | 1,084.78    |
| CCP Industries, Inc.           | 125.95    | All Industrial Safety Products | 92.50       |
| Clemens Uniform Rental         | 122.85    | BDI                            | 251.27      |
| Commonwealth Precast, Inc.     | 2,464.00  | Cintas First Aid & Safety      | 39.98       |
| Constellation NewEnergy, Inc.  | 7.39      | Clemens Uniform Rental         | 40.95       |
| Coyne Chemical                 | 2,365.00  | Comcast Cable                  | 84.90       |
| D. L. Beardsley, Ltd           | 84.25     | Coyne Chemical                 | 4,006.60    |
| EVOQUA Water Technologies      | 4,219.43  | Delta Dental                   | 321.47      |
| Freedom Systems Corp           | 174.00    | Derstine Company, Inc.         | 540.00      |
| Hach Company                   | 729.00    | EVOQUA Water Technologies      | 2,032.52    |
| Hajoca Corporation             | 111.83    | Gouldley Welding & Fabrication | 119.30      |
| Jesse Baro, Inc.               | 3,396.80  | Highway Materials, Inc.        | 18,719.70   |
| Lawson Products, Inc.          | 189.96    | Jesse Baro, Inc.               | 1,219.57    |
| Metlife                        | 138.42    | Lawson Products, Inc.          | 165.17      |
| Moyer Indoor/Outdoor           | 234.53    | Mary M. Koehler                | 267.04      |
| North Penn Water Authority     | 101.01    | NetCarrier Telecom, Inc.       | 160.28      |
| NYCO Corporation               | 350.26    | North American Benefits Co.    | 255.86      |
| PA DEP                         | 1,250.00  | PPL Electric Utilities         | 28.23       |
| Postmaster Lansdale            | 902.38    | Univest VISA                   | 163.11      |
| PPL Electric Utilities         | 11,819.06 | Unum Insurance Company         | 239.54      |
| Richter Drafting Office Supply | 64.68     | Verizon                        | 77.44       |
| S C Engineers, Inc.            | 428.50    | Total Sewer Fund               | \$62,346.39 |

SWIMMING POOL FUND

|                             |        |                             |            |
|-----------------------------|--------|-----------------------------|------------|
| Fastenal                    | \$3.73 | PPL Electric Utilities      | \$242.16   |
| Fellmans Pool Service, Inc. | 616.00 | Airgas National Carbonation | 62.75      |
| Freedom Systems Corp        | 261.00 | Comcast Cable               | 215.39     |
| Moyer Indoor/Outdoor        | 165.70 | NetCarrier Telecom, Inc.    | 123.75     |
| North Penn Water Authority  | 425.71 |                             |            |
| PECO Energy                 | 60.84  | Total Pool Fund             | \$2,177.03 |

CAPITAL RESERVE FUND

|                            |          |                            |            |
|----------------------------|----------|----------------------------|------------|
| Blooming Glen Quarry       | \$140.00 | Univest Capital            | \$3,155.23 |
| Commonwealth Precast, Inc. | 80.00    | Blooming Glen Quarry       | 380.00     |
| Hajoca Corporation         | 2,065.87 | Naceville Materials        | 326.09     |
| Naceville Materials        | 322.49   | Univest Capital            | 3,155.23   |
| Sherwin Williams           | 198.47   | Total Capital Reserve Fund | \$9,823.38 |

LIQUID FUELS FUND

|                               |          |                         |            |
|-------------------------------|----------|-------------------------|------------|
| Constellation NewEnergy, Inc. | \$2.26   | PPL Electric Utilities  | \$221.28   |
| PPL Electric Utilities        | 7,096.36 | Total Liquid Fuels Fund | \$7,319.90 |

A motion was made by Councillor Richard Godshall, seconded by Councillor Ned D. Leight, to authorize payment of the bills for the month of November, 2017, as presented. The motion was approved.

President Brain Goshow opened the floor to the audience who may wish to address Borough Council on any topic or matter of concern.

Bea Smith, owner of Ark Animal Hospital, expressed concern with the speed of traffic along Main Street. She suggested that Borough Council consider traffic calming measures and stronger enforcement of traffic laws along Main Street. She discussed the possibility of adding stop signs to slow traffic, however, Borough Council noted that Main Street is a State road and such as measure will not be supported by PennDOT officials. She commented that controlling speed is a major concern to the business community.

There being no further public comment, Borough Council President moved to the business portion of the agenda. President Goshow endorsed the recommendation of the Borough Manager to table the Zoning Ordinance amendment and revised development plan until the January meeting. Members of Borough Council agreed with the recommendation to table these items. The next item of business will then be the Resolution regarding the 2018 Tax Anticipation Loan.

A motion was made by Councillor Richard Godshall, and seconded by Councillor Richard Halbom, to adopt Resolution 2017-10 authorizing the execution of a \$250,000 Tax Anticipation Note commencing January 1, 2018. Councillor Daniel Yocum commented that he will abstain from voting on this matter given his employment with Univest Bank and Trust Company. The motion was approved by a vote of 7 yeas, 0 nays and 1 abstention by Councillor Yocum.

A motion was made by Councillor Ned Leight, and seconded by Councillor Richard Godshall, to adopt Resolution 2017-11 approving the issuance of an Industrial Development Authority Bond by the Souderton Industrial Development Authority for Rex Heat Treat located in Lansdale Borough. Councillor Daniel Yocum commented that he will abstain from voting on this matter given his employment with Univest Bank and Trust Company, who will be the primary lender with this application. The motion was approved by a vote of 7 yeas, 0 nays and 1 abstention by Councillor Yocum.

A motion was made by Councillor Richard Godshall, and seconded by Councillor Daniel Houser, to adopt Resolution 2017-12 setting forth the Annual Budget of the Borough of Souderton for the 2018 calendar year. The motion passed by unanimous vote.

A motion was made by Councillor Richard Godshall, and seconded by Councillor Ned Leight, to enact Ordinance 17-735-03 establishing the Real Estate Tax Rates for the

2018 calendar year and setting discounts and penalties on taxes. The motion passed by unanimous vote.

President Brian Goshow opened the floor to the outgoing members of Borough Council for any final comments. Borough Councillors Daniel Houser, Tracy Burke and Kevin Souderton expressed their appreciation to Borough Council for the opportunity to serve and reflected on their experiences while in office. President Goshow expressed appreciation to Daniel Houser, Tracy Burke and Kevin Souder for their service and many contributions.

There being no further business, the meeting was adjourned at 8:25 pm.

Respectfully Submitted,

P. Michael Coll, Secretary