

BOROUGH OF CONSHOHOCKEN BOROUGH COUNCIL  
MINUTES OF THE PUBLIC MEETING

Wednesday, December 18, 2019

PUBLIC MEETING

PRESENT: Colleen Leonard, Council President  
Jane Flanagan, Council Vice-President  
Anita Barton, Council Member  
Tina Sokolowski, Council Member  
James Griffin, Council Member  
Karen Tutino, Council Member  
Yaniv Aronson, Mayor

ALSO PRESENT: Stephanie Cecco, Borough Manager  
Michael E. Peters, Borough Solicitor

**CALL TO ORDER**

The Public Meeting of the Conshohocken Borough Council duly advertised, was held at the Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA. Ms. Colleen Leonard, Council President, called the meeting to order at 7:00 PM.

**PRAYER FOR COUNCIL**

Ms. Sokolowski read a Prayer for Council.

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

**COUNCIL PRESIDENT ANNOUNCEMENTS**

There were no Council President announcements.

**PRESENTATIONS**

**a.) Conduct interviews for Special Legal Counsel in conjunction with the RFQ for Sewer System Sale Exploration**

Marc Feller of Dilworth Paxson was present to interview for special legal counsel. Mr. Feller discussed the firm's experience providing legal services relative to the sale or lease of sewer and/or water systems. He provided examples of parties that may intervene in the process. He described how the relationship between Dilworth Paxson, PFM and Borough Administration would function during the sewer system procurement process. Ms. Leonard asked if Dilworth Paxson has any personal and/or business issues that would prohibit the firm from serving as special legal counsel. Mr. Feller responded that the firm does legal work for Aqua, a subsidiary of which is likely to be a bidder should the Borough proceed with the issuance of the RFB. He stated that this representation would not impact the firm's representation of the Borough. He explained the firm's staffing strategy in order to meet the needs of the Borough during the process.

Thomas Wyatt of Obermayer, Rebmann, Maxwell & Hippel was present to interview for special legal counsel. Mr. Wyatt shared his experience serving as special counsel in the potential monetization of other municipalities' sewer and/or water systems. He discussed challenges relative to the exploration process into the sewer system sale. Mr. Wyatt described how the relationship between Obermayer, PFM and Borough Administration would function during the procurement process. He explained the difference between a Sole Source procurement process and a two-tier public bidding option. Ms. Barton asked if Obermayer has any personal and/or business issues that would prohibit the firm from serving as special legal counsel. Mr. Wyatt replied that there is no conflict of interest. He explained the firm's staffing strategy in order to meet the needs of the Borough during the process.

**b.) Hearing regarding a waiver of off-street parking for 117 Fayette Street, Style of Man**

Chris Stetler shared that the business, Style of Man, is considering relocating from 108 ½ Fayette Street to 117 Fayette Street. She explained that the relocation would require compliance with the off-street parking zoning requirements. Karen Little, owner of Style of Man, was present to answer any questions. Ms. Little explained that the business has outgrown its current location and provided a brief overview of the business.

**Ms. Barton made a motion to grant a waiver of off-street parking for 117 Fayette Street, Style of Man, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)**

**c.) Conduct an interview for reappointment to the Mary Wood Park Commission**

This item was tabled.

**CONSENT AGENDA**

Ms. Cecco read and reviewed the items included on the consent agenda.

**a.) Approve and adopt the November 6 and November 20 Regular Meeting Minutes**

**b.) Accept the November-ending Treasurer's Report and Accounts Payable in the amount of \$2,943,820.90**

- c.) Approve and adopt the FY2020 proposed Budget and approve and adopt Ordinance 07-2019 to levy real estate tax for 2020 and fix the rate of 4.5mils thereof

Mr. Griffin made a motion to approve and adopt the November 6 and November 20 meeting minutes, seconded by Ms. Flanagan. The motion carried 6-0. (Stokley absent)

Ms. Sokolowski made a motion to approve the November-ending Treasurer's Report and Accounts Payable in the amount of \$2,943,820.90, seconded by Ms. Barton. The motion carried 6-0. (Stokley absent)

Ms. Barton made a motion to approve and adopt the FY2020 proposed Budget and approve and adopt Ordinance 07-2019 to levy real estate tax for 2020 and fix the rate of 4.5mils thereof, seconded by Ms. Flanagan. The motion carried 6-0. (Stokley absent)

#### UNFINISHED BUSINESS

- a.) Consider adopting Ordinance 08-2019 amending Chapter 11 of the Borough Ordinance to include the installation and maintenance of rear house numbers for residential rental properties

Ms. Flanagan made a motion to adopt Ordinance 08-2019 amending Chapter 11 of the Borough Ordinance to include the installation and maintenance of rear house numbers fore residential rental properties, seconded by Ms. Leonard. The motion carried 6-0. (Stokley absent)

- b.) Consider authorizing advertisement of the 2020 meeting schedules for Borough Council and Borough Boards and Commissions

Ms. Barton made a motion to authorize advertisement of the 2020 meeting schedules for Borough Council and Borough Boards and Commissions, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)

- c.) Consider awarding a bid for zoning services

Ms. Cecco explained that two (2) firms were interviewed for zoning services as part of an RFP process. She shared that Administration is recommending a bid for zoning services be awarded to Pennoni & Associates.

Ms. Tutino made a motion to award a bid for zoning services to Pennoni & Associates at the submitted rate, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)

Ms. Tutino made a motion to appoint Pennoni & Associates as the zoning officer for the Borough of Conshohocken from January 1, 2020 to December 31, 2020, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)

#### NEW BUSINESS

- a.) Consider approving an RFQ for Sewer System Sale Exploration

Ms. Sokolowski made a motion to approve an RFQ for Sewer System Sale Exploration, seconded by Ms. Flanagan. The motion carried 6-0. (Stokley absent)

- b.) Consider approving a Confidentiality Agreement with Washington Fire Company

This item was tabled.

- c.) Consider approving 322 East Eighth Avenue financial security release no. 3 in the amount of \$16,589.50

Ms. Cecco shared that the Borough Engineer inspected the completed site improvements and prepared a recommended escrow release for approval by Borough Council.

Mr. Griffin made a motion to approve 322 East Eighth Avenue financial security release no. 3 in the amount of \$16,589.50, seconded by Ms. Flanagan. The motion carried 6-0. (Stokley absent)

- d.) Consider approving 701 Jones Street financial security release no. 3 in the amount of \$71,939.50

Ms. Barton made a motion to authorize the release of 701 Jones Street financial security in the amount of \$71,939.50, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)

- e.) Discussion on delinquent Business Privilege and Mercantile Taxes

Ms. Cecco shared that a company in the Borough has failed to pay the balance due for the 2009-2018 Business Privilege and Mercantile Taxes. She stated that legal action against the company is the next step. Ms. Cecco explained that, based on the agreement with Tri-State Financial, litigation costs and expenses would come out a percentage of the taxes collected.

- f.) Consider approving an addendum to the Employment Agreement for the Borough Manager for years 2020-2021

Mr. Griffin made a motion to approve an addendum to the employment agreement for the Borough Manager for fiscal years 2020 and 2021, seconded by Ms. Tutino. The motion carried 6-0. (Stokley absent)

- g.) Consider approving the tuition reimbursement for Officers Hall and Bahn and Detective Walter

Ms. Barton made a motion to approve the tuition reimbursement for Officers Hall, Bahn and Detective Walter, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)

#### PUBLIC COMMENT

Mayor Aronson shared that Conshohocken Running Club will host their annual Caroling Run on Thursday, December 19, 2019. He also shared that the Peyton Heart Project will distribute hand-knitted hearts to

Conshohocken businesses and organizations on Saturday, December 21, 2019 to raise awareness of suicide and bullying. Mayor Aronson announced that the Menorah Lighting will be held on Sunday, December 23, 2019 at the Mary Wood Park House. He wished everyone a Happy Holiday and a Happy New Year.

Ms. Barton reminded everyone that the Hispanic Heritage Association of Southeastern PA is hosting a Christmas Parranda on Saturday, December 21, 2019.

Ms. Sokolowski shared that the Friends of Conshohocken Parks is requesting Council's approval to host its first fundraising event, Spring Fest, on May 2, 2020. She explained that the family-friendly event would feature food trucks and restaurant tents around Mary Wood Park. **Ms. Flanagan made a motion to approve a special event request from the Friends of Conshohocken Parks to host Spring Fest on May 2, 2020, seconded by Mr. Griffin. The motion carried 6-0. (Stokley absent)**

Ms. Flanagan thanked Borough residents, Administration and Council for a great year. She wished everyone a Happy Holiday and a Happy New Year.

Mr. Griffin thanked everyone for a great year and wished everyone a Merry Christmas and a Happy New Year.

Ms. Tutino wished everyone a Happy Holiday Season.

Superintendent Metz reminded everyone about the Police Department's annual Toy Drive.

#### **ADJOURNMENT**

The meeting was adjourned at 7:54 PM.

Respectfully Submitted,

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Stephanie Cecco,  
Borough Secretary