

**MINUTES  
LANGHORNE MANOR BOROUGH COUNCIL  
MEETING OF DECEMBER 7, 2004**

**1. CALL TO ORDER** - The meeting of Langhorne Manor Borough was called to order in the Langhorne Manor Borough Hall, 618 Hulmeville Avenue, Langhorne, Pennsylvania, on Tuesday, December 7, 2004 at 8:07 P.M. Eastern Standard Time by Maryann Barnes President.

At this point in the meeting, Mayor Farmer led us in the "Pledge of Allegiance."

**PERSONS PRESENT** – Maryann Barnes, President; Robert Byrne; Sharon Gimpel; William McTigue, Vice President; Nicholas Pizzola; Steven Yourtee; Francis J. Farmer Mayor; Thomas J. Profy III, Solicitor and Beth Bartnikowski, proxy Secretary.

**PERSON ABSENT** - Stephen Galazin; Loretta M. Luff, Secretary/Treasurer

**2. APPROVAL OF MINUTES** – Motion was made by Mr. McTigue and seconded by Ms. Gimpel to table the approval of the minutes of the November 3, 2004 and November 16, 2004 Borough Council meetings, due to Mrs. Luff's absence and need for clarification. No objections were presented. Motion carried.

Mrs. Barnes notified Council that Mr. Galazin had contacted her to inform her and Council that he would be arriving late for this evening's meeting, due to his teaching schedule.

Mrs. Barnes turned this portion of the meeting over to Mr. Profy and the representatives of Peter Becker Community in Franconia Twp, Montgomery County, PA.

Mr. Profy explained that the Peter Becker Community was coming before Council for resolution adoption and the Higher Education and Health Authority to serve as the issuer of bond issues in an effort to retain funding for their continuing care community's expansion. Total funding of \$31,000,000 for the period 2004 – 2007 is being requested. The Authority reserves judgment on the third year. Rodney Mason, President of Peter Becker Community and Jay Wenger of Weiss Advisory Group, Inc. were present. Mr. Weiss explained that the construction/expansion plans are for 23 cottages, 69 apartments and common area expansions. Mr. Profy summarized the resolution before Council. Mrs. Barnes entertained a motion to approve the resolution. Motion was made by Mr. Yourtee and seconded by Mr. McTigue to approve the resolution. No objections were presented. Motion carried.

**3. POLICE REPORT** – Mayor Farmer gave the police report for the month of November 2004.

**4. COMMENTS FROM RESIDENTS & VISITORS** –

- Ms. Betty Linington would like to remind Council that according to the "Note" at the top of the Council Meeting Agenda, the proposed financials are to be posted at the Borough Hall for residents review. This has not been done for some time. Additionally, she would again like to state

her disapproval of the recent hiring of a temporary part-time file clerk, at a cost of \$9/hour. She stated that she knows of residents who would be willing to volunteer to do this work.

Mrs. Barnes reiterated the fact that the Borough was interested in having Kelly (the file clerk) continue the job, because of her quality of work and familiarity with the job. Kelly had been performing this work in a volunteer capacity in the past, as part of her school community service work, and had now completed the time allotment needed to meet her community service requirements.

Ms. Gimpel asked what project files Kelly is working on. Mayor Farmer responded the streets files and other miscellaneous files.

Mrs. Barnes stated that there is not always a formal request submitted for volunteers, so anyone who is interested in doing volunteer work should contact herself or any member of Council and their name will be kept on file.

Mr. Yourtee offered the following resolution to this issue. If there are residents who wish to volunteer, then we should accept their help. We should post the need for a volunteer to assist Kelly with the current filing project on the website. Mr. Pizzola suggested that we qualify the time allotment needed by a volunteer. The project will be for approximately 10 weeks. We need a volunteer who is willing to work 4 hours every Thursday evening for approximately 10 weeks.

Mrs. Bartnikowski will post this volunteer want ad on the Borough's website.

- Ms. Denise Reed, Tax Collector requested Council consider a salary increase of 4% for the Borough's Tax Collector. Mr. Profy explained that per the Tax Collector Act, the salary must be defined by February 15, 2005, so that it is set for the next term of the Tax Collector. Mr. Pizzola stated that they would seriously consider this request and it would be discussed further during the budget portion of the meeting this evening.

**5. COMMITTEE REPORTS – Mrs. Barnes** reported that she had no report for the Planning Commission.

Mrs. Barnes stated that she and Mr. Galazin recently attended the Bucks County Association of Boroughs Christmas dinner and had a wonderful time meeting other borough representatives, who share many of the same concerns as Langhorne Manor.

Mrs. Barnes delivered a letter and check for \$15,000 from the Higher Education and Health Authority for the period of November 1, 2003 through October 31, 2004. Ms. Gimpel asked if this check should be deposited in January to coincide with the 2005 Borough budget. Mr. Profy responded, yes.

**Mr. Byrne** – No report. Mrs. Barnes stated that she had recently reported two lights out on Hill Avenue to Mrs. Luff. Mr. Byrne had no record of this report and will follow up with Mrs. Luff at a later time.

**Ms. Gimpel** – No report on insurance or shade tree matters, but would like to re-visit the possible self administration/billing of the sewer services to the residents. Ms. Gimpel explained that self-administration of this process will give the Borough timely control over funds and an audit trail. Ms. Gimpel distributed to Council sample copies of a bill and attached coupons that residents would use to pay the quarterly sewer bill. She explained that she had discussed with Denise Reed, the Tax Collector, the feasibility of Denise handling this billing in addition to and separate from tax collection. Denise felt that this would involve minimal time and effort, since the systems were already in place. She feels that the biggest expense would be mailing fees. Ms. Gimpel stated that \$5,000 would be an appropriate salary for the sewer billing.

Mrs. Barnes asked what would happen if Denise chooses not to run for Tax Collector and the new Tax Collector was not interested in performing this task. Ms. Gimpel stated that the Borough could then advertise the position or possibly add this assignment to the Borough Secretary's list of responsibilities.

Mr. Pizzola asked how much the Borough would save on their Bucks County Water & Sewer Authority (BCW&SA) contract if they remove the administration/billing of the sewer services from BCW&SA. Ms. Gimpel stated she did not know. Mr. Profy asked Mr. Bush if he was aware of any county authority that did not perform the billing for a service they provide. Mr. Bush responded that he believed that there were. Mr. McTigue stated he thought a meeting with the Authority was necessary to clarify this question. Mr. Profy explained that he could set up a meeting between BCW&SA and Council to discuss these questions, if needed. Mr. Pizzola and Ms. Barnes requested that Mr. Profy, contact BCW&SA to set up the meeting.

**Mr. Galazin** – No report, due to absence.

**Mr. McTigue** reported that he has received a noticeable increase in complaints from residents concerning the level of service being provided by BFI. He has discussed these complaints with the supervisor, who will monitor this problem through spot inspections and future meetings. In the mean time, Mr. McTigue encourages any resident who has a problem with the trash, recycle or leaf collection service, contact him or the Borough Secretary.

**Mr. Pizzola** reported that he has received no suggested changes to the preliminary 2005 budget, except for the 4% salary increase for the Tax Collector, discussed earlier tonight. After doing some quick calculation, he feels that the Borough can accommodate Ms. Reed's request for a 4% salary increase for the next term. The final 2005 budget will be approved at the December 21, 2004 meeting.

Mr. Galazin arrived at 9:05 PM.

**Mr. Yourtee** reported that the Community Service Project has been completed. The latest participant has completed 36 hours of community work by removing leaves from 616 and 618 Hulmeville Avenue, in addition to cleaning the gutter of 616 Hulmeville Avenue. Mr. Yourtee also reported that he has received a letter from the Community Service Project leader assigning two additional participants, requiring 200 hours and 80 hours of community service work. He would like to suspend this association with the project at this time, since the new participant are requiring a

substantial amount of time, the reliability of the participants is unpredictable and the amount of time needed to supervise the participants is too high. Council agreed with ending the relationship between the Borough and the Community Service Project. Mr. Yourtee stated that the dumpster is now full and can be picked-up. Mr. McTigue will call the vendor to schedule pick-up.

Mr. Yourtee reported that the 2005 snow removal contract has been finalized with K.E. Seifert Inc. Additionally, he received a call from Joanne Hobbs, a resident at Comly and Station Avenues concerning the drainage ditch, its blockage and the flooding of Comely and Station Avenues and subsequent flooding of Station and Bellevue Avenues. Ms. Reed stated that the clogged pipe at Elm and Station Avenues maybe adding to this problem. She and her husband have cleared this pipe in the past. Since the Comly and Station Avenues intersection and the outlet pipes involved cross a state road (Comly Ave), Mr. Yourtee asked whom he should contact. Mr. Byrne asked if he had contacted SEPTA. Mr. Yourtee responded, no. Mr. Bush suggested he contact PennDOT since they have cleaned this and other pipes under Comly in the past.

**6. MAYOR'S REPORT** –Mayor Farmer reported that “thank you” letters were sent to the Police Chiefs of Langhorne Borough and Hulmeville Borough for their help during the recent visit of President Bush to the area.

**7. SOLICITOR'S REPORT** – Mr. Profy reported that the Peter Becker Community project was discussed earlier this evening. No further report.

**8. INSPECTOR'S REPORT** – Mr. Bush gave the Inspector's Report for the month of November 2004.

Mr. Yourtee asked if there was any resolution to Mr. Argenti's concerns with the construction of a garage by Mr. Silcox. Mr. Profy explained that he and Mr. Bush have discussed this issue and that the Silcox construction meets all Borough ordinances. Mr. Bush stated that he spoke with Mr. Argenti and explained that the sealed construction plans for the Silcox garage met all Borough ordinances and has been approved; no further action is required.

Mr. Argenti expressed his dissatisfaction with this resolution and feels that Mr. Silcox is being granted a special exception to the accessory building height and intended use ordinances.

Mrs. Barnes stated that the meeting was out of order and that Mr. Argenti and Mr. Bush should discuss this matter at another time and place.

Mr. Argenti again expressed his dissatisfaction with this resolution and announced his intentions to seek further resolution through other means. He feels that there is a business being run from this location, primarily because others are using Mr. Silcox location to dump green waste.

Mr. Yourtee asked if his recollection was correct, that Council had asked resident to compost green waist whenever possible. Mr. McTigue stated that he was correct, but that the original intent of the request was for composting of green waist from the resident's property only. It was never intended or suggested that green waste from other locations should be brought to a Borough residence.

**9. CORRESPONDENCE** –No correspondence.

**10. APPROVAL OF THE BILLS AND TREASURER’S REPORT** –Mrs. Barnes stated that all Council members had received a copy of the bill list for payment. She asked if there were any questions or discussions. The following items were discussed:

- \$118.40 for newsletter should be under account 427.001.01
- Review of BPU Escrow account at First National Bank need to be reviewed for the period 1997-2004.
- \$1,025 to Gifford Tree and Landscaping Service be added to the bills. They performed emergency tree removal service for a tree on Dr. Javian’s property that fell across Gillam Avenue.

Motion was made by Mr. McTigue and seconded by Mr. Byrne to amend the bill list to include the payment to Gifford Tree and Landscaping Service for \$1,025.00. Ms. Gimpel approved. Motion carried.

Mrs. Barnes entertained a motion to approve the Treasurer’s report as presented. Motion was made by Mr. Pizzola and seconded by Mr. Byrne to approve the Treasurer’s report as presented. No objections were presented. Motion carried. Ms. Gimpel opposed the Treasurer’s report.

**11. SECOND MEETING** –Mrs. Barnes announced that a second meeting is scheduled for Tuesday, December 21, 2004 to discuss Philadelphia Biblical University’s expansion plans and the 2005 Borough budget.

**12. ADJOURNMENT** – Motion was made by Mr. Pizzola and seconded by Mr. McTigue to adjourn this meeting. No objections were presented. Motion carried. This meeting adjourned at 9:55 P.M.

The next meeting will be Tuesday December 21, 2004 at 8:00 P.M.

Respectfully submitted,

Beth Bartnikowski  
Acting Secretary  
Langhorne Manor Borough