

MINUTES
CITY COUNCIL MEETING
Regular Meeting
545 East Lincoln Highway, Coatesville, PA 19320
July 9, 2018

01. Public Hearing - Amending Chapter 224 regarding signage

Mr. Carnes provided an overview of the Changes to Chapter 224. A Stenographer was present for the hearing.

Vice President Green made a motion to close the Public Hearing at 7:55 pm; Mr. Folks seconded the motion. Motion passed 7-0.

President Lavender-Norris called the meeting to order at 7:55 pm and welcomed everyone to the meeting. Council members present were President Linda Lavender-Norris, Vice President Carmen Green, Messrs., Donald Folks, Edward Simpson, Mrs. Deborah Bookman, Mrs. C. Arvilla Hunt and Ms. Khadijah Al Amin. Staff members present included City Manager Michael Trio, City Solicitor John Carnes, Police Chief John Laufer, Finance Department Amanda Gattuso and Recording Secretary Ruthann Mowday.

President Lavender-Norris announced an Executive Session was held earlier this evening to discuss personnel and legal matters.

Approval of Minutes – June 25, 2018

Vice President Green made a motion to approve the June 25, 2018 meeting minutes; Ms. Al Amin seconded the motion. Motion passed 7-0.

Approval of Accounts Payable

Mrs. Hunt made a motion to approve the accounts payables; Vice President Green seconded the motion. Motion passed 4-3. Mr. Folks, Ms. Al Amin and Mrs. Bookman were the dissenting votes.

Additions, Deletions or Modifications to the Agenda

Vice President Green made a motion to add Action item 6) Make 7/7 Fonz Neuswan Day, 7) Hire Full time Police Officer and addition to Action Item 2; to include 1st reading and Ordinance; Mrs. Hunt seconded the motion. Motion passed 7-0.

Presentations

1. Recognition Award – Corporal Gonzalez from State Police

Chief Laufer explained Laurie Shannon-Bailey reached out to him to publicly recognize and thank Corporal Waleska Gonzalez for her work with the community during her tenure as the community service officer in Chester County. Corporal Gonzalez was recently transferred to the State Police Philadelphia barracks for a promotion. State Police Major Tomlinson, thanked her for her dedication to each community that she served. He thanked City Council for their recognition of Corporal Gonzalez and Laurie Shannon- Bailey. The youth in Coatesville knew what she was doing. Ms. Kennan presented her with a citation from the office of State Representative Harry Lewis, Jr. and Mrs. Shannon-Bailey presented her with a

citation for the Office of State Senator Andrew Dinniman. Mrs. Shannon-Bailey also presented her with a plaque acknowledging and celebrating her dedication to our community. Chief Laufer presented Corporal Gonzalez with a plaque from the Coatesville Police Department in recognition of her service to the community, a “You Make a Difference” letter and a sealed City of Coatesville Police Department badge. He thanked her for providing extraordinary service to the residents and acting as a role model to many children in the area. Corporal Gonzalez thanked everyone. She did this for the communities. Mr. Folks thanked her for being a role model to the kids in Coatesville. “Since we met, you are a class act, never stumbled or failed, don’t be a stranger, come back and see us.” Vice President Green stated “it’s a breath of fresh air to see Corporal Gonzalez being recognized in a positive light, given today’s climate with negativity toward police. It’s nice to have good relations between Police and the Community.” President Lavender-Norris thanked Corporal Gonzalez and stated it was a pleasure having her in the Coatesville Community. She stated “Coatesville is a better for your presence, consider this home, you are always welcomed back.”`

Citizens’ Hearings – Regular Action Items Only (3 Minutes)

There were no citizens’ hearings on regular action items only.

Vice President Green made a motion to close Citizens’ Hearings on Regular Action Items only; Ms. Al Amin seconded the motion. Motion passed 7-0.

Regular Action Items

1. Receive and consider second reading and adoption of an Ordinance for the Code of the City of Coatesville, Chapter 224, entitled “Zoning” as amended, by amending Section 224-18 (entitled “Highway Commercial (C-3) District”), Subsection B thereof, Subsection (1) thereof, by deleting Subsection (x) “Signs as a Principal Use” in its entirety; by amending Section 224-72 (entitled “Regulations for Specific Sign Types”), Subsection H Thereof, Subsection 2 thereof to be amend the setback requirements for off-premises signs; by amending Section 224-72 (entitled “Regulations for Specific Sign Types”), Section H thereof, Subsection 3 thereof to amend the setback requirements of off-premises signs from public streets; by amending Section 224-72 (entitled “Regulations for Specific Sign Types, Subsection H thereof to add New Subsection 5 thereto mandating a separation of one thousand feet between off-premises signs; by amending Section 224-72 (Entitled “Regulations for Specific Sign Types”), Subsection H thereof to add new Subsection 6 thereto to provide regulations for changeable copy of off-premises signs; by amending Section 224-72 (entitled “Regulations for specific Sign Types:), Subsection H to add new Subsection 7 thereto to provide restrictions for off-premises signs; by amending Section 224-73 (Entitled “Applicability by District”). Subsection D thereof, Subsection 8 thereof to restrict off-premises signs to the I-2 Zoning District; by amending Section 224-73 (Entitled “Applicability by District”) to add new Subsection E thereto to permit off-premises signs within the C-4 District on the property abutting the Route 30 Bypass and setting forth sign height and area regulations for off-premises signs in the C-4 Zoning District; amending Section 224-73 (Entitled “Applicability by District”) by amending the summary of sign type and size to add a new sign area for off-premises signs within the I-2 District and to add footnote 4 to specify the permitted location for signs within the I-2 District.

Mrs. Hunt made a motion to approve second reading and adoption of an Ordinance for the Code of the City of Coatesville, Chapter 224, entitled “Zoning” as amended, by amending Section 224-18 (entitled “Highway Commercial (C-3) District”), Subsection B thereof, Subsection (1) thereof, by deleting Subsection (x) “Signs as a Principal Use” in its entirety; by amending Section 224-72 (entitled “Regulations for Specific Sign Types”), Subsection H Thereof, Subsection 2 thereof to be amend the setback requirements for off-premises signs; by amending Section 224-72 (entitled “Regulations for Specific Sign Types”), Section H thereof, Subsection 3 thereof to amend the setback requirements of off-premises signs from public streets; by amending Section 224-72 (entitled “Regulations for Specific Sign Types, Subsection H thereof to add New Subsection 5 thereto mandating a separation of one thousand feet between off-premises signs; by amending Section 224-72 (Entitled “Regulations for Specific Sign Types”), Subsection H thereof to add new Subsection 6 thereto to provide regulations for changeable copy of off-premises signs; by amending Section 224-72 (entitled “Regulations for specific Sign Types:), Subsection H to add new Subsection 7 thereto to provide restrictions for off-premises signs; by amending Section 224-73 (Entitled “Applicability by District”). Subsection D thereof, Subsection 8 thereof to restrict off-premises signs to the I-2 Zoning District; by amending Section 224-73 (Entitled “Applicability by District”) to add new Subsection E thereto to permit off-premises signs within the C-4 District on the property abutting the Route 30 Bypass and setting forth sign height and area regulations for off-premises signs in the C-4 Zoning District; amending Section 224-73 (Entitled “Applicability by District”) by amending the summary of sign type and size to add a new sign area for off-premises signs within the I-2 District and to add footnote 4 to specify the permitted location for signs within the I-2 District; Mr. Simpson seconded the motion. Motion passed 7-0.

2. Receive and consider second reading and adoption of an Ordinance authorizing the City of Coatesville (the “City) to enter into a lease agreement with PNC Equipment Finance, LLC consistent with a proposal for financing the purchase price of a JCB 3CX side shift backhoe Approximately \$101,000.00) with a monthly payment on the 60 month loan at an annual interest rate of 4.45% on 60 months (in arrears with documentation fee of \$150.00) subject to provisions for non-appropriation and acquisition at lease end of one dollar.

Mrs. Hunt made a motion to approve second reading and adoption of an Ordinance authorizing the City of Coatesville (the “City) to enter into a lease agreement with PNC Equipment Finance, LLC consistent with a proposal for financing the purchase price of a JCB 3CX side shift backhoe Approximately \$101,000.00) with a monthly payment on the 60 month loan at an annual interest rate of 4.45% on 60 months (in arrears with documentation fee of \$150.00) subject to provisions for non-appropriation and acquisition at lease end of one dollar; Ms. Al Amin seconded the motion. Motion passed 7-0.

3. Receive and consider the Palmer Park Revitalization Study
Council unanimously approved during the public hearing.

4. Receive and consider proposals for furniture financing

Mrs. Hunt made a motion to accept the proposals for furniture financing at City Hall and approve the First reading an Ordinance authorizing to enter into a lease with BB&T to finance furniture for City Hall; Mrs. Bookman seconded the motion. Motion passed 7-0.

5. Receive and consider contracts for video surveillance equipment for City Hall
Mrs. Hunt made a motion to approve the contracts with App-Techs Corporation to upgrade the video surveillance system at City Hall; Ms. Al Amin seconded the motion. Motion passed 7-0.
6. Receive and consider 7/7 as Fonz Neuswan Day
Ms. Al Amin excused herself from deliberation due to her involvement with the Movement. Mr. Folks made a motion to consider 7/7 as Fonz Neuswan Day in honor of his dedication to the City of Coatesville; Mr. Simpson seconded the motion. Motion failed 1-6. President Lavender-Norris, Vice President Green, Mrs. Bookman, Ms. Al Amin, Mrs. Hunt and Mr. Simpson were the dissenting votes.
7. Receive and consider hiring a fulltime Police Officer
Mrs. Hunt made a motion to approve the transitioning of a part time officer to full time replacing retired Officer Ortiz; Motion passed 4-3. Vice President Green, Mrs. Bookman and Ms. Al Amin were the dissenting votes.

Mrs. Hunt made a motion to close action items; Ms. Al Amin seconded the motion. Motion passed 7-0.

Discussion Item

1. Meeting Minutes

At a previous meeting Council tabled the appointment of a Zoning Officer until further discussion with their desired appointee. Council asked for the appointee to be at the next exec session for a formal sit down.

Council asked for an update on the splash Pad. Mr. Trio announced the splash pad is working, we are waiting for the electrical inspection be completed before opening.

Solicitor's Report

Mr. Carnes announced:

- Assisted in obtaining a temporary use and occupancy for City Hall and communicated with JCI to obtain corrections to the electrical wiring for the splash pad.
- City decision approving application for Conditional Use with enumerated conditions has been sent to Chester County Opportunities Industrialization Center "CCOIC".
- Train Station – City sent RDA approval for Train Station reverse subdivision and is advertising the ordinance vacating portions of Fleetwood Street and Berry Alley
- Proceeding with notice to neighboring communities and School District in accordance with the MPC.
- Assisted with 1st Avenue project and with procedures for rebidding the 1st Avenue and 3rd Avenue projects on an expedited basis.
- Working with developer (DEPG) to obtain a developers agreement to permit recording of the approved subdivision plans.

- Assisted with various miscellaneous matters involving litigation and enforcement and has assisted the City in its interpretation of codes, rules and regulations and various personnel matters.

City Manager's Report

Mr. Trio announced:

- Palmer Park playground equipment has been procured – Bids are being reviewed for scope savings and will rebid.
- Unity Day July 9, 2018
 - 50/50 Entertainment
 - Amusement participation confirmed
 - Letters sent out to sponsors and vendors
 - Finance consolidating the budget and sponsorship numbers
- City Hall Renovation
 - Continuing to work through various issues with the County relative to final court room facilities.
 - Fire and Life safety work done
 - Added secure access for elevator lock out on ground floor to the Police Department (Vector)
- Route 82 and Lincoln Highway/Streetscaping Programs
 - New bids out – due July 11, 2018
- Sonny updated with RDA developments
- No new applications for Zoning
- Catalyst ready to file plan
- Mr. Johnson doing a good job keeping updated with the Public Works Department.

Citizens' Hearings – *Non-Agenda Items Only* (3 Minutes)

Geri Allen

Ms. Allen asked for the use of Ash Park on August 25, 2018 for a Coatesville Diamond Divas reunion cook out. The event is to dedicate the younger divas to take over. She asked for the fees to be waived for the event. Mrs. Hunt stated that her foundation would pay the \$120.00 for the event.

Chris Brown

Mr. Brown inquired about being a vendor for Unity Day. Council asked him to go to City Hall to get the proper permits. He voiced his concerns regarding plans he submitted to the Codes Department and the list of revisions for the owner to complete. He has applied for a permit with no response. Council stated a permit cannot be issued until the owner fixes the repairs/violations/issues listed by the Codes Department.

Ms. Al Amin made a motion to close citizens' hearings on non-agenda items; Mrs. Hunt seconded the motion. Motion passed 7-0.

Special Events

There were no special events at this time.

Council Comments

Mr. Simpson thanked everyone for attending the meeting.

Mr. Folks thanked everyone for attending the meeting.

Mrs. Hunt thanked everyone for attending the meeting.

Ms. Al Amin thanked everyone for attending the meeting. Safe travels.

Mrs. Bookman thanked everyone for attending the meeting. I love being a council member. I thank each of you for coming out and putting up with us. I believe we are moving the city forward. Thank you and have a blessed evening.

Mrs. Green thanked everyone for attending the meeting. Mr. Brown you will get answers to your questions. Thank everyone on the Board and Staff for the updates this evening.

Mrs. Lavender-Norris thanked everyone for attending the meeting. She asked everyone to come out to Unity Day and enjoy the City. Kudos to MCDC the event was awesome. We will miss Trooper Gonzalez. She's only been gone for a minute. I believe she will still come back for special events in the City. There is a definite connection. Staff thank you for everything. Have a wonderful evening and God Bless.

Council announced they will be continuing their executive session after the public meeting.

Adjournment

Mrs. Bookman made a motion to adjourn the meeting at 9:50 pm; Ms. Al Amin seconded the motion. Motion passed 7-0.