



Minutes
City of Coatesville
Regular Meeting – 1 City Hall Place, Coatesville, PA
Council Chambers
Monday, September 25, 2023

Council Present: President Lavender-Norris; Vice President Carmen Green, Councilwoman Khadijah Al Amin, Councilwoman Charrisse Allen, and Councilwoman Tiniera Turner-Green,
Council Absent: Councilwoman Villa Hunt, and Councilman Bookman
Staff Present: Roberta Cosentino, Assistant City Manager; Chief Jack Laufer, Police Department; Ruthann Mowday, Recording Secretary

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

Approve Minutes

Ms. Al Amin made a motion to approve the September 11, 2023 Meeting Minutes with edit; Ms. Allen seconded the motion. Motion passed 5-0.

Ms. Al Amin stated there's one correction. Under approval of minutes-- under the approval of account table, it says Vice President Al Amin. It should say Councilwoman Al Amin.

Approval of Accounts Payables

Ms. Allen made a motion to approve the accounts payables; Vice President Green seconded the motion. Motion passed 5-0.

Presentations

1. Fire Award

Chief Dobson wished everyone a good evening, members and guests. Thank you for accommodating this evening. Here is Battalion Chief Jim Lentz, Firefighter Josh Schreiber, and Firefighter Brian Barrett [inaudible].

Mr. Lentz wished everyone a good evening. --thank you for accommodating Coatesville Fire Department. Ladies and gentlemen, shortly after 3:00 AM, Sunday, April 9th, 2023, Coatesville ladder company 41 was alerted to assist Keystone Valley Fire Department as part of a second alarm assignment on a house fire in the Borough Park, Brooklyn. And whereas Coatesville Ladder Company 41 responded expeditiously, arriving just 10 minutes after being dispatched, where six homes were involved in fire, including 111, 113, 115, 117, 119, and 121.

Coatesville firefighters Joshua Schreiber and Brian Barrett, along with personnel from Lancaster Engine Company 52, were operating in 119 Washington Street to stop the quickly spreading fire. And 52 was operating on the second floor, and ladder 41 crew was focusing on the first floor. Then without warning, a collapse of the second floor occurred in the rear, resulting in a radio transmission of a Mayday. And due to the structural damage, there was no access to the downed firefighter from the interior of the dwelling unit. Recognizing this, Firefighter Schreiber and Barrett immediately exited the building through the front door of

the dwelling and ran to the rear [seatside?] where the extent of the collapse was quickly rendered. Lancaster Engine 52 firefighter Caleb Cunningham was buried on the first floor in what was once the kitchen area, with construction material and other household debris up to his chest and unable to move. Without hesitation or regard for their own safety, Firefighter Schreiber and Barrett made their way up to the first floor from the rear, navigating a structure at risk for further collapse and fire conditions storming the building, managed to navigate their way into the kitchen and dig out the trapped firefighter. With the assistance of firefighters coming to their aid, they were able to move Firefighter Cunningham to a portable ladder where they successfully navigated. Due to the swift, selfless, and courageous action, firefighters, especially Coatesville firefighters, Schreiber and Barrett, through use of their own training and skills while conducting themselves in a heroic manner, Firefighter Cunningham was without injury and back on the street the following day responding to a fire. We have resolved that on this date, September 25th, 2023, firefighters Joshua Schreiber and Brian Barrett are hereby awarded the Medal of Valor for their selfless actions, performing as a team in a superior manner, their collective efforts are in keeping with the highest traditions of the Fire Service and reflects great credit on themselves and the Code of Bureau of Fire. Signed by Fire Chief Steve Dobson, City Council President Linda Lavender-Norris, and Coatesville City Manager James Wood. You've done a great job.

2. DEPG – James DePetrus

Mr. DePetrus announced the Iron Eagle has opened up for brunch. and [inaudible] you were heavily involved in the Grand Prix. [inaudible]. So good. Tonight, we wanted to introduce to you the next page of story, that one time they did some plays there, and [inaudible] it was part of a project. And now we really see the potential in bringing really first-class performing arts to the City of Coatesville. I met a woman named CJ Romero, was here this evening, wanted to do this last month. So tonight, I want to proceed to you and hear about the next growth.

Ms. Romero said so, the next space in Coatesville and the Iron Eagle in particular, there's a beautiful theater in there if you haven't had the chance to go in and check it out. I'm sure many of you have been there when it was open and when there were plays occurring. So, the first time that I met the DePetrus's family and Jim, and I walked in, I was just like, "Give me, give me, give me this. It's so fun." And then I found out through Mr. Logan and, of course, through Roberta, all the great things that were occurring in Coatesville, and it just spoke to my heart. Now, I am 25 years in the entertainment business. I own my own company, but a lot of my projects are smaller and more niche-based because I like having a real impact on what it is that I'm doing. I don't like to do shows just to do shows. I like to do things that impact communities. That's what's happening here with the DePetrus family at an Iron Eagle. The goal with this is to create a beautiful center where, as we've heard, the theater is taking place, community meetings are happening, weddings, birthday parties, and anniversaries. We can also play some comedy, maybe ballroom dancing. There could also be some events for the kids who want to come out there, potentially graduations. But also, we can bring in some really cool entertainers, so comedy. If you've ever been in that room, if you just clap your hands, the acoustics are off the chain. That also speaks to jazz. It also speaks to acoustic bands, cover bands, and perhaps bands that are touring that are small enough to fit in that space once we figure out exactly what it is. We're in the process right now of getting quotes on how we can refurbish that building, one, and then two, hang in a sound system and light system that's going to stay within the facility and make the room flexible. So that means

taking out that small round stage that's in there now and creating an open space where we can bring decking in to create a 20'x40' stage for a band or take the decking out and put 20 tables of around 10 in there. We can go ahead and hold a small wedding right now. The goal is that it continues to be part of the community but brings people in from the outside because we want tax revenues; we want parking dollars; we want food and bar sales for sure. But that will also help support all the other restaurants because they're inevitably small but mighty. So these are the goals that I'm working on with Jim and Mary. Overall, I see this happening in quarter one, maybe beginning of quarter two. We should be able to have a [inaudible] new report. We should have a really good total about what that's going to look like. And there will be certain months, obviously, spring, a little early summer, and then of course fall into the holidays where we'll launch business. There're a few dead months, usually January, February, and March, and, of course, in August, but in those other key months, that's when we'll be really driving the entertainment. It might happen to have two shows a day. You may have an afternoon event and then turn it for an evening event. So, with that comes a good amount of staff, which we have. Security, got that. We also have the parking, so that helps. We may also look to do some valet over in the museum parking lot, I believe. Thanks for reminding me. We are hosting a jazz trio. Is he? The old trio? We don't know. His name is Black Ruby. He's coming in. He's going to do some jazz ensemble for us on Friday night. We're going to see how that goes. It's going to be in the lobby, and we'll see if that is going to be something that we can offer on a regular basis before the entertainment center [inaudible]. This will be in the lobby just on the other side of the bar. Here are the restrooms with their big staircases. So we'll put in a small system there. Check it out.

Discussion Items

There were no discussion items at this time.

Citizens Hearings – Regular Action Items Only (3 Minutes)

There were citizens hearings on regular action items at this time.

Ms. Al Amin made a motion to close citizens hearings on regular action items; Ms. Allen seconded the motion. Motion passed 5-0.

Regular Action Items

1. Receive and consider a motion to approve Second Reading and Adoption of an Ordinance authorizing the City to enter into a bank qualified purchase agreement with Mid Penn Bank for the purpose of acquiring one Trackless MT7 for the use of the City pursuant to a COSTAR contract, containing full payment terms, said agreement to require interest payments at rates set forth in the attachments for a five (5) year term for a maximum amount of \$125,000, under §8109 of the LGUDA

Ms. Al Amin made a motion to Second Reading and Adoption of an Ordinance authorizing the City to enter into a bank qualified purchase agreement with Mid Penn Bank for the purpose of acquiring one Trackless MT7 for the use of the City pursuant to a COSTAR contract, containing full payment terms, said agreement to require interest payments at rates set forth in the attachments for a five (5) year term for a maximum amount of \$125,000, under §8109 of the LGUDA; Vice President Green seconded the motion. Motion passed 5-0.

President Lavender Norris explained this is a piece of equipment for our public works department. And the questions and comments are for counsel right now, but there is an area

on our agenda where you have the opportunity. What I would ask you to do is sign the sheet over there so you can come up to the podium and say what you need to say then. Council, please.

2. Receive and consider a motion to award lowest responsible bidder Flyway Excavating, Inc. at a total base bid price of \$625,583.10 for the Millview Basin Retrofit and East Glencrest Road Rehabilitation Project.

Vice President Green made a motion to award lowest responsible bidder Flyway Excavating, Inc. at a total base bid price of \$625,583.10 for the Millview Basin Retrofit and East Glencrest Road Rehabilitation Project; Ms. Turner-Green seconded the motion. Motion passed 5-0.

Ms. Al Amin made a motion to close action items; Vice President Green seconded the motion. Motion passed 5-0.

Reports

1. Solicitor

Ms. Cosentino announced Mr. Jefferson also gave a report to counsel, an executive session on legal matters. For the public report, first consistent with the city's charter, Mr. Jefferson advertised the ordinance that's considered this evening. He provided guidance on a variety of matters, communicated with counsel on some litigation matters regarding opioid cases, communicated with the city's Zoning Hearing Board, provided a contract, provided contract guidance, provided a reference for a trademark attorney, communicated with Mid Penn Bank's attorney to ensure compliance, also provided guidance on a tax matter. And he also noted that he did attend the Grand Prix event.

2. City Manager

Ms. Cosentino announced on behalf of Mr. Logan, I thought I'd give a brief report on the Grand Prix that we had on September 18th-- I'm sorry, September 16th, we held our annual Grand Prix event, of course. There were 80 cars and motorcycles registered and even more that were on the waiting list. City had more visitors than in any past Grand Prix events. We had very positive feedback from vendors, racers, sponsors, residents, and people who are visiting Coatesville for the very first time. We had kids participating in the Soap Box Derby, which was a lot of fun. Thank you to Miss Allen for organizing that. Our staff and the Grand Prix committee worked hard to make sure this was safe and well-organized and fun event for all. And just most of all, thank you to all of the volunteers and for the community for coming out.

3. Assistant City Manager

Ms. Cosentino announced I'll start with my usual. To begin, I'd like to remind the City of Coatesville that if any Spanish speakers and other non-English speakers need assistance with city matters, we are here to help as best we can. We are working to ensure everyone can share their questions and concerns. [foreign]. I'll just note that in executive session, I did give council updates on budget and personnel matters.

For this meeting, I'd like to give you some updates from our public works department. Public works worked hard during the Grand Prix event also, so I'd like to give them a special shoutout and thank you because that event cannot happen without them. The splash pads are

officially off for the season. So we are welcoming in fall. Those were turned off last Sunday. Also, leaf removal is starting back up. So that means that residents have the option to either put out bags of leaves, bundles of brush, and then call the city for pickup. Or you can also put leaves out loose, and the truck will come up and get those. And that will be starting at the beginning of October. We'll have more details on our website, and you can leave leaves either at the front or rear of your property, just depending on where it's easiest to access for the truck. If you notify the city, that's great, but you actually don't have to about the loose bags-- I mean, I'm sorry, the loose leaves.

I'll also note that PA American Water came out last week to record a video celebrating their 20th anniversary here in the city. And they did a little video out at Palmer Park with the splash pads on, when they were still on. And that was very nice. They had a lot of positive-- they've had a lot of positive impact on the community as supporters of ours in many, many events. And it was nice to kind of see them celebrating that. And Councilwoman Lavender-Norris and Councilwoman Green were able to join that as well.

Last but not least, I wanted to do a very, very brief, very brief little presentation because late last week, we were actually able to go on a tour of our recycling facility called Total Recycle out in Birdsboro. I went with Julius Scott, our public works crew leader. We took a couple of hours Friday morning and went to go visit this facility, which is actually a state-of-the-art facility. And I was so excited after I left because I have been a lifelong recycler, and I learned so much from this visit that I just wanted to share it. And I'm hoping that we can further share it on our website and for the public as well because we actually have a lot more ability to recycle than I think most people know. So just really quickly, and if you can go to the next slide, we all know that there's generally benefits to recycling, environmental benefits, economic benefits, social benefits. It's the right thing to do. But to go into a little bit more specifics - Ruthann, if you can go to the next slide - there is a direct economic impact for those of us in the city who have a choice. Now, if you live on a property that has a dumpster, you probably have a private hauler. And it depends on where that hauler takes your recycling. So this is very specifically regarding people who have totes in the city and pay the solid waste fee directly to the city. It costs us residents \$76 per ton for our trash, whereas it costs us \$50.50 per ton for our recycling. And that's the average for 2023. That number fluctuates because sometimes the recycling commodities are worth more at certain times than at other times. That number could be a revenue instead of a cost at some times. In the future, hopefully, it will be again. But suffice it to say that it is always more expensive for us to throw out trash than to recycle. So that equates to significant solid waste cost savings over time for us as residents.

Next slide. So, these are just a couple of pictures that I took at the recycling facility. You can see there's a front loader kind of dumping the recycling onto a conveyor belt, and that conveyor belt takes that recycling all up through this machinery that people are actually physically sorting, but also the machinery sorts with different ways of blowing air for different weights of different things. It's really quite impressive. And one of the things, one of the major takeaways here is that this is actually a state-of-the-art facility. It's one of the best in the nation. Meaning that they can actually recycle things that other places do not recycle, including flexible packaging. So if you go to the next slide, Ruthann. So you can see we've got all our usual-- we in the city have single-stream recycling, and we can do our usual glass, cardboard, mixed paper, aluminum cans, plastic containers number 1-7. But in addition, you

can also do cartons. So for instance, I didn't know that the orange juice containers, for instance, shelf-stable milk, those can all be recycled. The tops to the water bottles can be recycled. All magazines, newspapers, junk mail, anything you have can be recycled, but also flexible packaging. So like the plastic that was wrapped around this case of bottles of water, the cardboard, bread bags, grocery bags, those can all be recycled, put into our recycling totes, loose, clean, empty, and they can all be recycled.

Ms. Al Amin asked you can use bags now. if Correct. So that is a new thing. The key is to keep it loose, not to pack one inside the other. And that goes for anything. That goes for cans, jars. Don't pack them inside each other because they sort things by weight. Keep it loose and leave it in there. So on the next slide, actually, I have exactly-- oh, I'm sorry. This was another picture where this is the end product of the recycling process where they actually bail the different types of products. But the point being is to keep it really, really simple. If food comes in it or it was sent in the mail, you can probably recycle it. And then on the next slide, generally, again, keep it as clean as possible, but you don't have to sit there and scrub it. Empty it. Don't put full bottles of water in the recycling. Keep it dry and loose as much as possible. And I think that's next slide. And that's it.

4. Finance Department

Ms. Cosentino announced Rich Troutman, our finance director, left me a few notes. This report centers around the circle square report that Rich refers to what's in your packets. The good news is that as we progress toward the year end, the general fund is at about 61% of what has been budgeted for the year, and we are at 67% of the year surpassed. So we are in very good shape. City personnel continue to work towards-- I'm sorry, to work through issues to further save money. Other major funds are generally favorable. And also, just a special note again on the Grand Prix, this is a separate budget fund than our general fund.

And also, just a special note again on the Grand Prix, this is a separate budget fund than our general fund. The Grand Prix has its own budget. And the Grand Prix has multiple purposes, including showcasing the city, its businesses, and residents. It's an outreach program on a grander scale than, for instance, fireworks or other community events. And in this case, the Grand Prix is designed to produce funds that partially are donated to the [inaudible] program. And through 2022, tens of thousands of dollars have been provided to Parks and Rec. The Grand Prix, again, has its own bank account and financial statements to keep the transactions separate from the city's Operating General Fund. And it produces revenue through promotional sponsorships, which pay the bills of Grand Prix, essentially. Detailed records are kept, and the financial transactions are audited by the city and independent auditors. So each year, the efforts are intended to end with a surplus, which is used to start to pay the next year's expenses, or they get attributed to the Parks and Rec programs.

Citizens Hearings Non-Agenda Items Only (3 Minutes) – Residents/Tax Payer/Property Owner
Good Citizen

Mr. Good Citizen wished everyone a good evening. City council, I came here with a different attitude until I hit that door tonight because I've seen the code officer here. And I thought maybe I would be able to address some of these things on my list, and he's not here. And I don't see nobody here that could answer the questions that I have on this list [inaudible]. Vice President Green asked if he has reached out to the city? It's codes officer. He doesn't really attend the Council meetings. Mr. Good Citizen stated I know, but he should be here because he's the one that-- well, when the Chief was

alive-- and I know he's turning over in his grave right now because Chief used to be in these meetings. Chief used to be in these meetings. [You know?]. And he addressed city issues of all sorts. Now, I put in a right to know that. I didn't get that yet. It's over five days. I haven't gotten that. I'm not going to go through a whole lot. I just want to just briefly go through this list that I have that I was going to address. Do y'all know what this is? Nobody gonna answer. President Lavender Norris explained we don't want to take your time when that buzzer rings your times up. So, go ahead and say what you need to. Mr. Good Citizen stated this ain't going to stop. This ain't going to solve anything. Put this on people. But if you have bulk day? I've got 64 pictures in my phone of trash, mattresses, couch, furniture, all kinds of stuff lying around in our city, and they just get there. I'm not going to go anywhere. Don't need to know. I'm not going to go anywhere. One of those pictures is right next to the Khadijah house, over ran one of my favorites, grass, weeds. That was my job in this city. Our city looks like trash. Again, I come here, and I want to see something start moving because I'm concerned somebody in that code office, they're getting paid for nothing, doing absolutely nothing. Got a [DFW?] down here on [7th Ave?]. They say they can't find out who the owner is, but it's under a whole lot of lists of different pieces. Give one of them five pages. I guarantee they're pointing you in the right direction of who needs to get that plan. [crosstalk] I'm going to petition that you're getting Codes Officer here to ask questions on the city. I know none of you are qualified. And I hope I get that request. Can I record this. President Lavender stated the meeting is being recorded. [crosstalk]

Andrea Binns

Ms. Binns stated you know I would like to say it the same way. He's a citizen, and we all want our cities to come back to what it was, okay? It's almost a similar problem for the police. I've worked with them before giving them information and papers [inaudible] and certain things by helping them with keeping the city in order. They've actually come to my door to ask me for pictures of that car parked cars, four tires flat, for four or five years. And I know one of these cars, he has contacts within the city. And I'm wondering if that's why this car has been here so long ago. Pictures, I can show you, perhaps going this slide above it. And we want to keep our city clean. We want to do business and keep clean on Elm Street. And whenever you see all those flowers and all the trees you see there, I'm the one that's been [inaudible] into that. And it bothers me when somebody writes this to me, and I don't get the support from the city that I expect. There are two cars right now parked. One of them [inaudible]. It's been parked for four months. Four tires are flat. I reported more than once. There's another blue car that belongs to somebody who used to be on the city council, and it's been there for four years, sleeping on one side of the grass [inaudible]. What do you want me to do? Just leave it to what it was, or I don't understand what you're saying. I understand when you're saying you may have been going on [inaudible] about this, but we're citizens, we're talking, and I don't like how he's being just looked on with an unpleasant attitude. Madam. I'm sorry. I wasn't questioning the minutes. I just didn't hear you. That's what I was saying. I didn't hear what said. So I show you the pictures [inaudible] members when you're done on my phone. [inaudible] offices. I called the number for dispatch. I called the community officer for parking and nothing.

Vice President Green made a motion to close Citizens hearings on non-agenda items; Ms. Allen seconded the motion. Motion passed 5-0.

Special Events

There were no special events at this time.

Council Comments

Ms. Allen thanked everyone for coming out. For everyone who came out for the Grand Prix, thank you. It was amazing. And give home seat to you [inaudible]. I do want to say about those cars. If the car you said it was sitting for four years, but if the car has insurance and the registration, there's nothing that they can do about it. like the Council President said, she'll speak with you afterwards. I'm sure we can get something done about that.

Ms. Al Amin thanked everybody for coming. I want to thank all the staff. Everybody get home safe. Have a good night.

Ms. Turner-Green thanked everyone for coming out. It was nice being with you tonight. [inaudible]. It was a one-woman show tonight, one of the [inaudible].

Vice President Green stated I just want to comment on our firefighters who are very deserving of the Medal of Valor. And I'm just proud that they work for the City of Coatesville. I just want to thank everyone for coming out. When you come to the podium, we're taking into consideration and your issues. Thanks, Chief. And you did a wonderful job tonight. And I just appreciate it. Thank you so much.

President Lavender Norris explained to Miss Benz, I just want you to know, ma'am, that Ms. Cosentino is in charge of our codes department. So, your issue after the meeting, if you would speak with her, I'm sure you could arrange something to have your issue taken care of. I would just like to say. When people come to the podium with their problems, they're not taking [inaudible]. And to come to the podium with accusations without doing the homework and knowing what you're talking about, that's what causes the disturbance. That's what causes the misunderstanding and the misinformation. I know Mr. Good Citizen. I worked in the code's office when he did, and I worked in the codes office when he was relieved of his duties. So I know him. I know the situation. It's not to discredit or disregard any of his concerns, anything of that nature. But we have an order of business in this council meeting. We respect each and every one of our citizens. And I don't think it's asking much for our citizens to reciprocate the respect. Bottom line, not here for no type of hardship, no arguments, none of that. We want to move the city forward in a positive manner, no matter what the assumptions are. So, from this situation here, I don't know where it came from. But what I do know is we're going to remain above reproach and ensure that we handle the city business. With that being said, I just would appreciate for everyone in all you're getting, make sure you have an understanding when you come to the podium. Make sure you know what the situation is. And that gives us the opportunity to work on and rectify. Thank you, staff. Grand Prix was marvelous and everything else. And I am so anxious right now because the Eagles are playing. I want to go home and watch them. Love you. God bless you.

Adjournment

Ms. Al Amin made a motion to adjourn the meeting. Ms. Allen seconded the motion. Motion passed 5-0