

**AVONDALE BOROUGH  
COUNCIL MEETING MINUTES  
OCTOBER 1, 2024**

**CALL TO ORDER/PLEDGE OF ALLEGIANCE** – Council President, Paul Morgan, called the meeting to order at 7:00 PM. In attendance were members Stephanie Reichert, Janet Watts, and Lucas Ortiz. Council member, Mike Essmaker, was absent. Also in attendance were Mayor Susan Rzucidlo, Treasurer Joan McVaugh and Administrator Sharon Norris. Solicitor Kim Venzie arrived at 7:14 pm.

**PUBLIC COMMENT:** There was no public comment.

**ANNOUNCEMENTS** – Mr. Morgan announced that all Council members and Borough representatives should stay at home if they do not feel well.

**BUSINESS:**

- **Proposal for Zoning, Building and Property Maintenance Services** – Council member, Janet Watts, made a motion to switch to LTL Consultants for Code Enforcement, Building and Zoning services and enforcement effective as soon as possible. Council member Lucas Ortiz seconded the motion. The Council briefly discussed the details and benefits of switching to this Company. Mr. Morgan called for the vote. The motion carried 4-0.
- **Proposal for Road Repairs** – Mayor Susan Rzucidlo lead this discussion. At the request of Council, Mr. DiFilippo identified two areas of road – on Third Street from Pennsylvania Avenue to Pomeroy and half of Second Street from Pennsylvania Avenue to Chatham that have deteriorated to the point that they can't be patched with cold patch. The concern is that the road will be lost if these repairs are not made. Since the last meeting, Mr. Wilkes, Borough Engineer, Mr. Essmaker and Mayor Susan visited this area and also discussed this repair with Mr. DiFilippo. Staff met with PennDOT, and it was determined that Liquid Fuels funds cannot be used for this repair as there isn't enough time to develop the program, secure approval and advertise the necessary bid. The scope of work was reduced to be able to fit the budget. The Council discussed where the funds could come from to pay for this repair. Mr. Ortiz made a motion that Council authorize the repair of W. Third Street and repair a 40' long section of E. Second Street between Morris and Chatham at a cost of \$20,672.40 for machinery and labor, material is \$11,150 for E. Third and \$553.60 for Second Street. Council member Stephanie Reichert seconded the motion. Mr. Morgan called for the vote. The motion carried 4-0. The staff will notify RT Price to schedule the work and will put out road closure notices on Facebook, the website and place flyers on cars once the work is scheduled.
- **Porta Potty in Second Street Park** – the Second Street Park has been busy all season with soccer tournaments on the weekends. People that use the park have requested porta potties. The Council discussed having porta pottys available in our parks. McGovern will provide the porta pottys for the same price they charged in 2018. The Council asked that staff find out about moving the potty in case of flooding. Ms. Reichert made a motion to provide one porta potty in the James Watson (Second Street) park. The motion was seconded by Mr. Morgan. The motion carried 4-0.
- **Resolution 2024-8** – Solicitor Kim Venzie recommended memorializing the purchase of the Webb property via Resolution. Ms. Watts made a motion to adopt Resolution 2024-08, authorizing the acquisition of real property at 316 Clay Creek Road effective October 1, 2024, for the purposes of open space and land acquisition. Ms. Reichert seconded the motion. Mr. Morgan called for the vote. The motion carried 4-0.
- **Revised Declarations of Covenants for Pomeroy Park and Indian Run Park** – the Solicitor is working with the Chester County Parks and Preservation Department to revise the Declarations for

these two areas since the original declarations did not exempt the public works building or the sewer plant. Once they are approved, they will be presented to the Council for approval for the President to sign.

**MAYORS REPORT** – Mayor Susan Rzucidlo reported on the following:

- The Pomeroy Park Playground is moving along, and they should be breaking ground next month.
- PENNDOT – the Mayor contacted PennDOT to see if they would fix the beginning area of W. Third Street where it meets Pennsylvania Avenue. They responded by sending clarification on what PennDOT is responsible for and what the Borough is responsible for.
- The Mayor is meeting with DVRPC regarding their TASA plan.
- The Mayor spoke to County officials about her dissatisfaction regarding a recent meeting with the Water Authority and how she would like someone from the County to pull our neighboring municipalities together to work on a multimunicipal stormwater solution.
- A property owner contacted the Mayor regarding putting a restaurant in one of his vacant buildings.
- The Mayor asked for each Council member’s top 3 priorities for the Borough.

**OTHER**

**Memorial Wall** – Staff reached out to a monument professional for an estimate to complete the Memorial Wall Project and met with him onsite. Council said they were interested in reviewing an estimate to finish the project. The contractor will provide an estimate to the Borough in the next 2-4 weeks.

**Streelights** – Ms. Reichert noted that the black lantern style lights in Avon Mohr emit too much light. During this discussion Council also noted that brighter lights near the railroad tracks and at the State Street intersection with Pennsylvania Avenue would be desirable. The Mayor and Council also discussed adding 3 extra lights – two in the area of State Road and Pennsylvania Avenue and one more on Church St. The staff will get prices on that, and this topic will stay on the agenda to keep track.

**Cameras at the dumpster in the Second Street Park** – the Treasurer is looking into prices for cameras including solar powered cameras.

**FINANCE COMMITTEE** – Treasurer Joan McVaugh requested Council to start thinking about the 2025 budget. She asked Council to consider raising the millage to be able to cover the real cost of providing emergency services to the residents. The current 1.0 mil for Emergency Services does not cover the cost and the General Fund subsidizes a large portion of that payment. She suggests reducing the current streetlight millage of .50 to .25 mills and moving the leftover .25 mills to Emergency Services. Since the Borough switched to LED lights, the electric bill has gone way down. Then if the Borough increased the total millage by one mill, the Borough could cover the entire cost of Emergency Services.

**APPROVAL OF MINUTES** – Ms. Reichert made a motion to approve the September 17, 2024, minutes as presented. Mr. Ortiz seconded the motion. The motion carried 4-0.

**OTHER**

- a. Avondale Borough Vision 2030: Mapping our Vision for Tomorrow – no update
- b. Road program Update – Mr. Essmaker and Mr. Wilkes are continuing to look at the multi modal grant.

- c. Christmas Light Contest – Ms. Reichert would like to hold the holiday light contest again this year and Council was in agreement. The Council members will be the judges, and they will use a point system to rank their favorites. The prizes will be cash, and the value hasn't yet been set. The contest will start on December 3<sup>rd</sup> and end on Sunday, December 15<sup>th</sup>. Prizes will be awarded on December 17<sup>th</sup> at the Borough Council meeting.

**ANNOUNCEMENTS**

- a. The next Borough Council meeting will be held on Tuesday, October 15, 2024, at 7 PM
- b. The Avondale Harvest Festival takes place on Saturday, October 12 from 11 AM – 2 PM.

**ADJOURNMENT** – The meeting adjourned at approximately 8:05 PM and Council went into Executive Session to discuss possible litigation.

Respectfully submitted,

*Sharon Norris*

Sharon Norris, Secretary