

**Minutes of the
MILLVALE BOROUGH COUNCIL
Tuesday, January 9, 2024
Millvale Borough Building – 501 Lincoln Avenue**

Council Workshop was called to order at 6:04 PM

Discussion was held regarding Motion, Ordinance and Resolution reviews.

Discussion was held regarding New bidding guidelines:

- Purchases and contracts below \$12,600 require no formal bidding or written/telephonic quotations.
- Purchases and contracts between \$12,600 and \$23,200 require three written/telephonic quotations.
- Purchases and contracts over \$23,200 require formal bidding

Discussion was held regarding curb cut at 143 Lincoln Avenue discussion.

MOTIONS

Motion to review and sign 831 Stanton Plan for County sub-division.

Motion to grant 132 North (79-B-140) Conditional Use Request: to change current use from light manufacturing to apartments above an integral garage. The

Conditional Use is approved with the following conditions:

1. Front Façade is to be designed and constructed to match as close as possible to the aesthetics of the existing neighborhood.
2. Final drawings proposed building to be submitted to the council for approval.
3. The architect reviews the traffic patterns and submit a letter stating no major impact to the existing traffic flow.
4. The property is brought current on all local, county and property taxes.

Motion to grant – deny curb cut at rear (Lyons Way) of 143 Lincoln Avenue.

Motion to not renew Dirt Doctors contract.

Motion to place add in ACBA banquet booklet.

Resolutions and Ordinances

Resolution, No. 2952, for Disposition of Borough Records for years 2018 and prior.

The regular meeting of the Millvale Borough Council was called to order at 6:10pm.

Council President Machajewski noted that the meeting was being recorded.

Everyone stood for the Pledge of Allegiance.

Roll Call

Members Present:

Brian Spoales, Mayor - absent
Jim Machajewski, Council President – ZOOM 6:09pm
Al Atkinson, Vice-President
Paul Bossung - absent
Katie Dembowski – arrived 6:05pm
Tyler Halt
Denise Rudar
William G. Stout - absent

Also Present:

Eddie Figas – Borough Manager
Solicitor Cambest
Sergeant Michael Dickson
Michele Revay – OSMA
Alyssa Peters – Community Social Worker
Aaron Flook, Zoning & Planning Director

Special Hearing

132 North (79-B-140) Conditional Use Request: to change current use from light manufacturing to apartments above an integral garage. The request has been reviewed by the zoning department and planning commission with recommendations with the following conditions:

1. Front Façade is to be designed and constructed to match as close as possible to the aesthetics of the existing neighborhood.
2. Final drawings proposed building to be submitted to the council for approval.
3. The architect reviews the traffic patterns and submit a letter stating no major impact to the existing traffic flow.
4. The property is brought current on all local, county and property taxes.

(MR – Comments will be included under public comments section of minutes)

Motion by Mrs. Rudar, second by Mrs. Dembowski, to close special hearing. Motion carried 5-0.

Meeting Minutes

Motion by Mrs. Dembowski, second by Mrs. Halt, to approve the minutes, as amended, of the Workshop meeting, held on Tuesday December 5, 2023 and the Regular Council meeting held on Tuesday, December 12, 2023. Motion carried 5-0.

NEW BUSINESS

Motions

Motion by Mrs. Rudar, second by Mrs. Halt, to review and sign 831 Stanton Plan for County sub-division. Motion carried 5-0.

Motion by Mrs. Rudar, second by Mr. Machajewski, to grant 132 North (79-B-140) Conditional Use Request: to change current use from light manufacturing to apartments above an integral garage. The Conditional Use is approved with the following conditions:

1. Front Façade is to be designed and constructed to match as close as possible to the aesthetics of the existing neighborhood.
2. Final drawings proposed building to be submitted to the council for approval.
3. The architect reviews the traffic patterns and submit a letter stating no major impact to the existing traffic flow.
4. The property is brought current on all local, county and property taxes.

Motion carried 5-0.

Motion by Mrs. Rudar, second by Mrs. Halt, to grant – deny curb cut at rear (Lyons Way) of 143 Lincoln Avenue. Motion carried 5-0.

Motion by Mrs. Dembowski, second by Mrs. Halt, to not renew Dirt Doctors contract. Motion carried 5-0.

Motion by Mrs. Rudar, second by Mrs. Halt, to place add in ACBA banquet booklet. Motion carried 5-0.

Resolutions and Ordinances

Motion by Mrs. Dembowski, second by Mrs. Halt, to approve Resolution No. 2952, for Disposition of Borough Records for years 2018 and prior. Motion carried 5-0.

Monthly Finance Reports: December 2023

Council President Machajewski read the financial report into the record.

Real Estate Tax Collections – \$656,072.43
Delinquent Real Estate - \$92,444.49
Real Estate Transfer - \$43,788.51
Wage Tax Collections - \$311,238.91
Delinquent Wage Tax - \$114,000.00
Mechanical Devices - \$11,600.00
Mercantile - \$45,603.42
Business Privilege - \$46,761.60
LST - \$40,488.63
Court Fines – \$36,169.08
Permit Fees - \$145,214.50
Parking Meter - \$5,989.86

Motion by Mrs. Halt second by Mrs. Rudar, to approve the monthly finance report for December 2023. Motion carried 5-0.

Motion by Mrs. Rudar, second by Mrs. Dembowski, to approve the financial transactions for December 2023 in the amount of \$197,826.97. Motion carried 5-0.

Reports - The following reports were submitted to Council:

Code, Engineering, Police, Library, Sustainability, Social Workers, Junior Council, Utilities, GRJSA, PW and Zoning were submitted to council for record.

Social Worker Alyssa Peters – Reported on donation drive, lots left over. Will host a distribution in January. Alyssa and Abby (Intern) to hold monthly events.

Public Comment

1. Haley Sugg – 93 Convent – Moved to Millvale because it was a working class neighborhood, and affordable housing.
2. Jennifer Saffron – Millvale Market – Why is an architect looking at traffic patterns as opposed to a civil engineer? Aaron Flook response: Architect is just a jumping off point towards hiring a civil engineer.
3. Aberdeen Thistle-Radford – 707 North – In agreement with Haley Sugg.
4. Fred Bohn – Attic Records – Are they tearing garage down, the building is in bad shape. How will construction be?
5. Miles Dennen – 327 Colton – Thank you for the opportunity to speak, have lived in Millvale 12 years. Small businesses are important, as well as walkability. Stated that economic choices are moral choices.
6. Harry Ossman – Owns a small business on Fornoff Street, restrictions will hurt his business, has to repair damage to his building.
7. Lisa Ossman – Concerned about fire safety. Oppose the change of use for 132 North.
8. Max T. – Attic Records – There would be little to no fire escape. Oppose the change of use for 132 North.
9. Helen Stickney – Comments on 132 North via e-mail communication. Concerns about change of use.

10. Athena Flint – Owner of Harold’s and Maude’s – Wishes for the community to be heard and be included in the decision making process.
11. Adam Laurer – 622 North Avenue – Can Council table this?

Comments from Council

Vice President Atkinson – Will Garage be on top of the creek? (response: yes)

Mrs. Rudar – How tall is the existing structure? (response: 2 stories)

Mrs. Dembowski – Will there be an emergency exit for fire, ems?

President Machajewski – Combating blight, want to prevent larger structures however.

Adjournment

The public meeting adjourned at 7:11pm.

James Machajewski, Jr., President

Eddie Figas, Borough Manager