

Borough of Beaver, PA  
Work Session Meeting  
March 23, 2021  
Minutes

- A regular scheduled work session meeting of Beaver Borough Council was remotely via Zoom due to COVID-19 Pennsylvania distancing guidelines. Meeting was called to order on March 23, 2021 at 7:00PM by Council President, Sean Snowden.
- Council Representatives in attendance: Alexander Andres (7:04PM), Frank Bovalino, Michael Deelo, Chris King (7:05PM), Margaret McKean, Jim Perini, Adam Rathbun, and Alex Sebastian (7:16PM) and Sean Snowden. Borough officials in attendance: Mayor Tom Hamilton, Chief Dan Madgar, Borough Secretary Debbie Hindman and Borough Engineer Dan Martone.
- Public in attendance: Carole and Robert Snider, Bob Rice, Carey McDougle, Whitney Conjeski, and Louis Constant.

**Public Participation – None**

**Planning Commission – Short-Term Rental Ordinance**

- Carey McDougle – Attending meeting with Mr. Rice and Mr. Martone to represent the Planning Commission regarding a Short-Term Rental Ordinance.
  - Worked with Environmental Planning and Design to update ordinances and would like present the idea of a separate ordinance to address short-term rentals, such as Airbnb.
- Dan Martone – A letter from the Planning Commission was addressed to Council at the last Work Session that presented ideas as to why a new ordinance is needed. Planning Commission is asking Council to consider creating the new ordinance.
- Bob Rice – The letter from the Planning Commission was a letter of recommendation. As of now, short term rentals are not a problem in Beaver but the popularity is growing. Planning Commission is suggesting to create an ordinance to allow short term rentals and implement regulations to be followed.
- Mr. Madgar – Suggested that the Borough Solicitor should be involved and should meet with the Planning Commission to discuss/collaborate on this issue.
- Mr. Perini – An ordinance is already in place that does not permit multiple families within the same home, this would not be permissible under this ordinance.
  - Mr. Martone – The difference of a short-term rental would be the limitation on number of days someone could stay. Could limit the number of days per year a resident could rent out a room.
- Ms. McKean – Requested other experiences with short-term rentals from communities, close or similar to Beaver, be submitted to Council along with drafted ordinance.
- Mr. Snowden – The Borough Solicitor needs to look at this issue and Council will discuss his recommendation.

## **HARB – Draft Comprehensive Historic Preservation Plan (HPP)**

- Mr. Rice – The HPP was funded by Shell and administered through the state (by the Borough’s request). It is now in its final draft form. Typically, there is a public information and input session, would like to post documents to the Borough website for easy access to residents to view and provide feedback.
  - Developing a plan to get the word out to different organizations. Planning to speak at a Beaver Area Heritage Foundation meeting to discuss the draft documents and has already started discussions with Planning Commission members as of last month. Asked Council what would be the best way to discuss the HPP draft with them, either one on one or a virtual presentation to all members at once?
    - Mr. Snowden agreed to Mr. Rice reaching out to Council Members individually to discuss the HPP draft and to post the documents on the Borough website.

## **Reports**

### **President’s Report – Reported by Mr. Snowden**

- Emphasized that the Borough has not canceled any events within Beaver. Any events that have been canceled are not run by Beaver Borough.
- As of now, no 5K’s have been requested to be held in Beaver.

### **Manager’s Report – Reported by Chief Madgar**

- The Borough has received 31 total responses regarding the virtual pool presentation since January 30, 2021.
- Pool equipment is taking too long to post on Municibid due to the volume of items. After discussions with the Borough Solicitor, pool equipment will be listed for bid on Hostetter Auctions (online auction) to speed up the process of selling the items.
  - Mr. Bovalino – Asked if there is an additional fee to sell items this way?
    - Mr. Madgar – There will be a fee of \$800 to advertise, additional fees will be determined by the volume of items. A more precise amount can be reported to Council at the next meeting.
- Upcoming motions to Council:
  - BOOM Fireworks sponsorship - \$1,250 (event scheduled for June 26<sup>th</sup>)
  - Agreement with Zayo Group regarding fiber optics being installed within public right-of-way
  - Renewal of Auditor Contracts (3-year contract) for Borough audit and Tax Collector audit
    - Mr. Bovalino – Asked if auditing services need to be put out to bid?
    - Mr. Madgar – No, they qualify as a professional service.
- Reminder that Council should have all information prior to voting sessions. Would like to have a section in Work Sessions to discuss upcoming motions.
  - Mr. Snowden – Information on upcoming motions should be in Council Committee reports before the motion is made. This is so discussions can be made during Work Sessions.
- Had a virtual meeting with Ms. Hindman, Mark Peluso of Downtown Properties, and his staff to discuss the data they have collected. Mr. Peluso is going to start collecting data on second floor businesses at no charge to the Borough. Will continue to keep council updated on progress.

**Mayor Hamilton** – No report

**Police Chief Madgar** –

- Servers for body cameras are being installed and training is scheduled to be held in April.

**Fire Department** – Reported by Mr. Perini

- Responded to a major fire in town last week – everyone got out of the home safely. Beaver Police and fire departments from other communities assisted with the response.
- Ms. McKean – Fire extinguishers should be required in rental properties.
  - Mayor Hamilton – The Borough rental inspector checks for fire extinguishers and smoke detectors when inspecting rental properties.
  - Ms. McKean – Would like to make it a requirement in the future, if not already.
- Mr. Snowden – Complimented and thanked the Fire Department and Police Department for their dedication to the community.

**Emergency Management Coordinator** – No report

**Engineer** – Reported by Mr. Martone

- Youngblood Paving is working on professional patches and trench repairs for the gas line replacement project.
- Meeting with Team Fischel along with Rick Sprecker to walk through 4<sup>th</sup> Street to discuss its upcoming construction. Handicapped ramps will be installed immediately.

## **Council Committee Reports**

**Shaw Park/Pool** – Reported by Mr. Andres

- A motion to expand the Pool Committee will be put to a vote at the April Council Meeting. A draft of the wording was distributed to Council members to review.
  - The motion proposes: an increase to the number of Pool Committee members from three to no more than nine, members can be from outside the municipality, to act as an advisory committee to Council, and a term expiration of January 1, 2026.
- The Borough is not able to finance a new pool on its own. Expanding the Shaw Park/Pool Committee may bring outside financing and new ideas.
- Mr. Bovalino – Lowe’s is offering financial help toward community projects and is filling out the paperwork to apply. If the motion passes to increase the number of members on the Pool Committee, a mechanism to accept donations should be established. Also, suggested developing a GoFundMe to accept smaller donations.
- Mr. Snowden – The drafted motion should be discussed with the Borough Solicitor.
- Ms. McKean – Beaver tax payers should have priority to join the Pool Committee.
- Mr. Perini – Suggested not limiting the committee to only the pool and consider it as a Recreation Committee. Smaller recreational options could then be considered instead of a pool, such as a splash pad.

- Mr. Andres – The Pool Committee could eventually evolve into a Recreation Committee. Does not want the Pool Committee to have the power to change the pool design of the pool. The main focus would be to fundraise for the pool.
- Mr. Snowden – Wanted to make it clear that the Borough does not have the finances to take on a new pool. The current pool is not able to be used or repaired. Extensive research would need to be done to find resources to fund a new pool or splash pad. Time trying to research any type of funding may need to be limited, does not want to give false hope to the community.
- Mr. Madgar – If research is being done until the end of terms in 2026, what will the Borough do with the property where the current pool sits? Asked Council to consider the upkeep that will be needed. A decision will need to be made sooner than five years. Costs will naturally increase each year a decision is not made.
- Mr. Snowden – Agreed that the committee should be expanded but with terms longer than a year, less than five years. Asked Mr. Andres to contact Mr. Madgar and the Borough Solicitor to review the proposed motion’s wording.
- Mr. Andres – Three million dollars is not able to be raised in a year or two. Putting that restriction on the terms will set the committee up for failure.
- Mr. Snowden – Agreed that three million dollars cannot be raised in that amount of time, but if progress is made within a year or two than a decision can be made to continue to move forward.
- Mr. Madgar – Members of Council are doing their due diligence to the community by trying to find funding for the pool.
- Mr. Andres – The idea of this committee would be to prevent a financial hardship/burden on the Borough.

**Public Safety/Code Enforcement** – No report

**Finance** – No report

**Highway** – No report

**General Government** – Reported by Mr. Andres

- Would like feedback from Council members as to what capital projects they think are most important so they can be prioritized. Asked that Council members email him directly and report back at the next Work Session.

**Recreation** – No report

Adjourned at 8:23PM

Submitted by Rebecca Phillips