

Meeting Agenda
State College Borough Council
Regular Meeting/Work Session
Monday, July 18, 2011
7:30 p.m.

The State College Borough Council met on Monday, July 18, 2011, in the State College Municipal Building, 243 South Allen Street, Room 304, State College, PA. Mayor Goreham called the meeting to order at 7:30 p.m.

Present: Elizabeth A. Goreham, Mayor
Ronald L. Filippelli, President of Council
Donald M. Hahn
Theresa D. Lafer
Silvi Lawrence
Peter Morris
James Rosenberger

Absent: Thomas E. Daubert

Also present: Thomas J. Fountaine, II, Borough Manager; Roger A. Dunlap, Assistant Borough Manager; Lu B. Hoover, Senior CDBG Assistant; Alan Sam, Borough Arborist/Environmental Coordinator; Amy Story, Borough Engineer; Brendan McNally, UPUA Student Representative; Beth A. Johnston, Human Resources Director, Carl R. Hess, Planning/CDBG Director; Thomas R. King, Chief of Police; Terry Williams, Borough Solicitor; Sheila Carl, Recording Secretary; interested members of the media and concerned residents.

Public Hour - Hearing of Citizens

Bob Rightmyer, Walnut Spring Lane, questioned the requirements needed for the Borough to be a Tree City USA and whether ordinances related to trimming trees were associated with the Tree City USA title. Mr. Rightmyer expressed concern that these ordinances were not being properly enforced.

Reports

Fraser Centre Presentation - Jack Kay, President and Chief Executive Officer from Susquehanna Real Estate, and Tim Fulton, Project Manager, attended the meeting to provide Council with a quarterly update on the status of the Fraser Centre project.

Mr. Kay provided a one page summary showing not much has changed and the funding level still remained at about seventy percent, however, Mr. Kay stated he was optimistic additional commitments would be obtained to reach the needed eighty percent funding.

Mr. Kay also reported the drawings are about ninety percent complete and the remaining details will be determined when the groupings are finalized. Mr. Kay hoped the project would commence in the Fall.

Council questioned if a hotel was still part of the plans. Mr. Kay stated presently there are no plans for a hotel.

Council stated they would like to review the plans when finalized.

ABC Reports

Tree Commission - Bill Elmendorf, Chairman, of the Tree Commission, presented Council with the Commission's recent activities.

Mr. Elmendorf reported State College Borough continues to be one of the best tree programs in the State. Among other things, the Commission continues to work on their webpage and work against vandalism. Mr. Elmendorf also addressed the issue with the trees which were erroneously removed on Beaver Avenue during the Fraser Street construction. He explained the completed treescape would be similar to that on Allen Street in front of the Municipal Building.

Mr Rightmyer spoke again regarding his concerns about the rules and regulations for being awarded a Tree City USA member.

Alan Sam, Borough Arborist/Environmental Coordinator, stated the Borough has been Tree City USA for twenty-seven years and have met the requirements. Many of the low hanging branches Mr. Rightmyer was referring to are in College Heights and they have been addressed.

Consent Items

Ms. Lawrence made a motion, Mr. Morris seconded, to approve the following consent items:

- Award the Base Bid for Project #2 (Street and Alley Resurfacing) to HRI, Inc., the low bidder, for a total amount of \$274,633.00.
- Approve minutes for the following meetings held in May and June:

June 6, 2011	Regular Meeting
June 13, 2011	Work Session
June 20, 2011	Regular Meeting

- Approve the closing of Saxton Drive, from Bayberry Drive to Edgewood Circle, on Saturday, August 27, 2011, from 4:00 p.m. to 10:00 p.m. for a Neighborhood Block Party.
- Approve the closing of Hillcrest Avenue, from Fairway Road to Franklin Street, on Sunday, September 11, 2011, from 2:00 p.m. to 10:00 p.m. for the Annual Ruth Fergus Memorial Neighborhood Picnic.

The motion passed unanimously.

Official Reports and Correspondence

Mayor's Report - Mayor Goreham reported on another successful Arts Festival with beautiful weather.

President's Report - Mr. Filippelli reported Council will adjourn to executive session following the work session to discuss personnel matters.

Regional Liaison Committee Reports

Public Safety Committee - Ms. Lawrence reported they discussed a request from the Fire Administrator to make a part-time position full-time.

Executive Committee - Mr. Filippelli said the Executive Committee will discuss the if there is a COG meeting this month.

Finance Committee - Mr. Hahn reported the Committee discussed a preliminary program plan to be distributed to the various Municipalities.

Public Services & Environmental Committee- Mr. Morris reported the committee discussed whether COG should strength its enforcement of commercial recycling. Also reported that he took two young friends to Discovery Space and were very excited about the outing.

Transportation & Land Use Committee - Ms. Lafer reported they worked on the survey of Centre Region and continued working on the economic development questions and final report. MPO has completed discussion about whether to add a new member. Assuming everyone is in favor, a plan to change relationship with Walker, Marion and Bellefonte membership will be completed.

Parks Capital Committee - Mr. Rosenberger reported the Committee planned to invite the designer of the two regional parks to make a presentation in anticipation of giving them a sole source contract as the consultant to let the bids for the construction of the two parks.

Staff Report

Sustainability Report - Environmental Coordinator Alan Sam provided Council with an update on the Greenhouse Gas Inventory Report and reported the Borough has made much progress with the help of Courtney Hayden. Mr. Sam reviewed the goals of the committee and highlighted some of the goals where the Borough was excelling.

Council was pleased with the progress being made and noted the time being committed to this projected is making a difference. Council was questioned if an incentive could be offered to homeowners to encourage these changes. Mr. Fountaine added this item would be discussed on a future agenda.

Mr. Sam added that he continues to talk with business owners on Allen Street in regards to the on-street rain gardens.

Items of Information - Council will recess to a work session.

General Policy and Administration

Domestic Partner Registry - Former Mayor Bill Welch and Councilman Peter Morris requested Council consider the creation of a Borough Domestic Partner Registry. Borough staff has reviewed similar registry ordinances from other cities and has prepared a draft ordinance which would provide public recognition for domestic partnerships. This registry offers a means by which unmarried couples in committed ongoing family relationships may document their relationships. Council was provided with a policy briefing summary and draft ordinance to review and consider. Council was asked to review and discuss this matter and provide direction to the Manager if Council wished to include this on a future agenda for action.

Council was appreciative of the research and preparation done by Staff. Council requested this issue be scheduled for a public hearing and enactment at a future meeting.

Planning and Zoning

Inclusionary Housing - On July 11, 2011, Council received the Planning Commission's recommendation on the proposed Inclusionary Housing amendment. Planning Director, Carl Hess, outlined the questions that need to be answered by Council prior to the amendment being advertised for a public hearing on August 15, 2011. Council is asked to continue its discussion on the amendment. In order to advertise the hearing, Council will need to address two questions at this meeting or at the August 1, 2011 meeting at the latest. The first question is which of the two options for addressing the eligibility of students to purchase or rent an inclusionary unit does Council want to utilize? The second question to be addressed is the acceptability of the domestic partnership affidavit. Council was asked to provide the Manager with guidance on both of these issues so that a final ordinance may be prepared for review on August 1 for publication.

Mr. Hess reviewed with Council the two options in regards to the student issue stating option 1 outlines students who would be eligible and the second option outlined students who would be ineligible.

Council discussed the two options and was supportive of option 1.

Next Council discussed the acceptability of the domestic partner affidavit as sufficient proof for the housing ordinance and agreed an affidavit would be acceptable.

Council also discussed the density bonus and decided to move forward with the ordinance as written and will visit an in-lieu option at a later date.

There being no additional business, the meeting adjourned at 9:35 p.m.

Respectfully submitted,

Sharon K. Ergler
Assistant Borough Secretary

Prepared by Sheila Carl