

BOROUGH OF CONSHOHOCKEN BOROUGH COUNCIL  
MINUTES OF THE PUBLIC MEETING

Wednesday, November 15, 2022

PUBLIC MEETING

PRESENT: Colleen Leonard, Council President  
Tina Sokolowski, Vice President  
Anita Barton, Council Member  
Stacy Ellam, Council Member  
Kathleen Kingsley, Council Member  
Adrian Serna, Council Member  
Karen Tutino, Council Member  
Yaniv Aronson, Mayor

ALSO PRESENT: Stephanie Cecco, Borough Manager  
Michael E. Peters, Borough Solicitor

**CALL TO ORDER**

The Public Meeting of the Conshohocken Borough Council duly advertised, was held at the Conshohocken Borough Hall, 400 Fayette Street, Conshohocken, PA. Ms. Leonard, Council President, called the meeting to order at 7:00 PM.

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

**COUNCIL PRESIDENT ANNOUNCEMENTS**

There was no council president announcements.

**PUBLIC COMMENT (*for agenda items only*)**

There was no public comment pertaining to agenda items.

**PRESENTATIONS**

There were no presentations.

**LAND USE MATTERS, PUBLIC HEARINGS AND ORDINANCES**

There were no land use matters, public hearings or ordinances.

**CONSENT AGENDA**

Ms. Leonard read and reviewed the items included on the consent agenda.

**a.) Approve and adopt the October 4 and October 18 Regular Meeting Minutes**

Ms. Sokolowski made a motion to approve and adopt the October 4 and October 18 Regular Meeting Minutes, seconded by Mr. Serna. The motion carried 7-0.

**b.) Approve the October-ending Treasurer's Report and Accounts Payable in the amount of \$620,476.42.**

Ms. Sokolowski made a motion to approve the October-ending Treasurer's Report and Accounts Payable in the amount of \$620,476.42., seconded by Mr. Serna. The motion carried 7-0.

**UNFINISHED BUSINESS**

**a.) Conduct an interview for Board and Commissions reappointment**

Ms. Leonard introduced Jimmy Lynch who was present to interview for reappointment to the Mary Wood Park Commission.

**b.) Consider authorizing advertisement of the FY2024 Proposed Budget**

Ms. Barton made a motion to authorize advertisement of the FY2024 Proposed Budget, seconded by Ms. Ellam. The motion carried 7-0.

**c.) Review a Resolution to levy real estate tax for 2024**

Ms. Cecco reviewed a Resolution to levy real estate tax for fiscal year 2024. She reviewed mills associated with the Borough's General Fund, Street Lighting Fund, Library Fund, Fire Fund, and Debt Service Fund. She indicated that the total 2024 millage rate would remain at 4.5 mills with no increase from fiscal year 2023.

**d.) Consider authorizing advertisement of the Main Street Overlay District Ordinance**

The Main Street Overlay Task Force along with the Borough's Consultant, Gilmore and Associates, prepared a draft ordinance amendment that creates an overlay district for the Fayette Street Corridor. The intent of the overlay district is to implement recommendations from the 2018 comprehensive plan for the revitalization and development of the Borough's Main Street. The legislative intent is to encourage economic development and redevelopment of underutilized parcels; assist in unifying Fayette Street as an attractive, vibrant mixed-use corridor; promote pedestrian orientation of streets and buildings; use scale, building orientation, and landscaping to establish community identity; incentivize lot assembly and consolidation toward the more efficient and cost-effective use of land; and simply and streamline the approval process. Ms. Cecco discussed the next step in the process which was to authorize advertisement of the proposed ordinance which would also include a date for a Public Hearing on the draft ordinance.

Ms. Sokolowski made a motion to authorize advertisement of the Main Street Overlay District Ordinance, seconded by Ms. Ellam. The motion carried 6-1 (Yes - Sokolowski, Barton, Ellam, Kingsley, Serna, Tutino; No - Leonard).

**e.) Consider approving Resolution 2023-25 for a Supplemental Appropriation to the FY2023 budget in the amount of \$1,525,000 to buyout Keystone 402 Fayette LLC's lease interests in the Borough Hall Property**

Ms. Barton made a motion to approve Resolution 2023-25 for a Supplemental Appropriation to the FY2023 budget in the amount of \$1,525,000 to buyout Keystone 402 Fayette LLC's lease interests in the Borough Hall property and authorize the Borough Manager and Borough Solicitor to appropriate and allocate such funds as necessary to carry out the appropriations approved by this Resolution and take such actions as necessary to effectuate the purchase and close-out of Keystone's interests in and to the Building, seconded by Mr. Serna. The motion carried 7-0.

**NEW BUSINESS**

**a.) Consider approving Resolution 2023-26 authorizing the disposal of records as recommended by Administration and permissible per the Pennsylvania Municipal Records Manual**

Mr. Serna made a motion to approve Resolution 2023-26 authorizing the disposal of records as recommended by Administration and permissible per the Pennsylvania Municipal Records Manual, seconded by Ms. Tutino. The motion carried 7-0.

**b.) Consider approving Seven Tower Bridge financial security escrow release no. 6 (final) in the amount of \$120,250.80**

Ms. Kingsley made a motion to approve Seven Tower Bridge financial security escrow release no. 6 (final) in the amount of \$120,250.80 contingent upon the developer paying any outstanding legal, engineering, and administrative expenses, seconded by Mr. Serna. The motion carried 7-0.

**c.) Consider approving 720 Spring Mill Ave financial security escrow release no. 3 in the amount of \$134,263.50.**

Ms. Kingsley made a motion to approve 720 Spring Mill Avenue financial security escrow release no. 3 in the amount of \$134,263.50, seconded by Ms. Sokolowski. The motion carried 7-0.

**d.) Consider approving SORA West financial security escrow release no. 13 in the amount of \$44,674.40.**

Mr. Serna made a motion to approve SORA West financial security escrow release no. 13 in the amount of \$44,674.40, seconded by Ms. Ellam. The motion carried 7-0.

**COUNCIL AND MAYOR MATTERS**

Mayor Aronson recapped the opening of Conshohocken's new SEPTA station. He also shared photos from the Veterans Day Services and thanked everyone who attended. He announced that the Christmas Tree Lighting Ceremony would be taking place on Friday, November 24<sup>th</sup> at 6pm at the Mary Wood Park House.

Ms. Anita Barton recognized Conshohocken's Community Center for planning and hosting a very successful Senior Thanksgiving Luncheon.

**PUBLIC COMMENT**

There was no public comment.

**ADJOURNMENT**

The meeting was adjourned at 7:24 PM.

Respectfully Submitted,

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Stephanie Cecco,  
Borough Secretary