

BOROUGH OF ST. LAWRENCE
MEETING MINUTES
Thursday, August 14, 2025

CALL TO ORDER: The meeting of the St. Lawrence Borough Council was called to order at 7:31 PM by Council President Mr. Robert J. May, on Thursday, August 14, 2025

ROLL CALL: Council President Robert May did roll call; the following members were present: Robert J. May, Council President, David W. Eggert, Council Vice President, Steve Geibel, Member, Gregory Zawilla, Member, Rev. D. Michael Bennethum, Member, Warren Lubenow, Member, Corrie Zana, Borough Mayor, Derrek Rhoads, Roadmaster, Allison Leinbach, Borough Manager /Treasurer, Borough Solicitor Joan London, Borough Engineer Pamela Stevens, and Amanda Muso, Borough Secretary. Michael Fritz, Member, was absent from tonight's meeting.

APPROVAL OF THE MINUTES: The minutes from the July 23, 2025 Special Meeting minutes were presented to the Council for review. There were no corrections or additions.

MOTION: Dave Eggert made the motion to approve the minutes as presented; seconded by Rev. Bennethum; Warren Lubenow and Greg Zawilla both abstained since they were not at the meeting, the rest of the members were in favor, and so the motion carried.

APPROVAL AND PAYMENT OF THE BILLS: All bills requiring payment and ratification up to and including August 14, 2025, were presented to Council prior to the meeting for review. Bills requiring payment and ratification from the general fund up until August 14, 2025 totaled \$114,905.65; sewer fund totaled \$4,207.04; liquid fuels fund totaled \$15,505.35; fire tax fund totaled \$2,750.00; EMS tax fund totaled \$0.00.

MOTION: Dave Eggert made the motion authorizing payment and ratification of all bills presented; seconded by Warren Lubenow; all were in favor and so the motion carried.

TREASURER'S REPORT: The treasurer's report was presented to Council prior to the meeting for review. There were no questions, corrections or clarifications to the report.

MOTION: Dave Eggert made the motion to approve the treasurer's report as presented and file it for audit; seconded by Warren Lubenow; all were in favor and the motion carried.

GENERAL: \$431,199.82 **SEWER:** \$226,368.60 **RESERVES:** \$209,099.22 **LIQUID FUELS:** \$145,281.37 **FIRE TAX:** \$3,825.57
EMS TAX FUND: \$4,388.74; **TOTAL FUND BALANCE:** \$1,020,163.32

PUBLIC COMMENT: There were no public comments made.

REPORT OF THE BOROUGH ENGINEER - PAMELA STEVENS, SDE

Pamela Stevens submitted her report which was added to Council's packet for review prior to the meeting. Pamela gave an update regarding the Multimodal Grant. All information has been submitted as requested. There has been a variance application submitted for 3613 Stoner Ave. The property owner would like to build a pole barn that exceeds the dimensions allowed for a detached garage. He would like a variance of 5ft in height to allow space for a storage loft and width by 8ft to a total of a 30x40 pole barn. He is looking for a dry location for storage due to his current basement having water infiltration issues; he also does not have a current garage. Council has decided to table this decision until the

September meeting, after which the Planning Commission has had a chance to meet and offer an opinion.

REPORT OF THE BOROUGH SOLICITOR – JOAN LONDON, KOZLOFF STOUT

Borough Solicitor agreed with the decision to table the decision of variance for the Stoner Ave property.

REPORT OF THE BOROUGH MAYOR - CORRINE ZANA

Mayor Zana added her report to Council's packet prior to the meeting to review. In her packet is the announcement of the new Deputy Police Chief, Justin Johnson. The Borough is looking forward to working with Deputy Johnson in the future.

PUBLIC WORKS - DERREK RHOADS

Derrek Rhoads submitted his report, which was added to Council's packet for review prior to the meeting. This includes updates on the submission of the Multimodal Grant. Roadmaster, Derrek, had a Zoom meeting regarding the new build of the garage at the Municipal Building. The plans are underway, and the building should start soon and be finished by the end of the fall season. Council is requesting that Derrek know the exact weight limits of the rafters of the garage, in the future, racks for storage and/or heaters are planned to be hung by them. UGI put in a PA1 call to mark out the road to being the dig on August 27, 2025, for a gas line to the Municipal building.

PLANNING COMMISSION

The Planning Commission will meet at 7:30 on August 27, 2025, to discuss the variance for 3613 Stoner Ave. Reading, PA 19606, owned by Adam Kraut.

ZONING AND CODE ENFORCEMENT: ALLISON LEINBACH, BOROUGH MANAGER

Zoning Hearing Board will meet at 6:00 pm on September 22, 2025, to make a decision regarding 3613 Stoner Ave.

UNFINISHED BUSINESS: NONE

EXECUTIVE SESSION: A motion was made at 8:05 PM by Dave Eggert; seconded by Greg Zawilla; all were in favor, and so the motion carried to go into executive session to discuss the potential sale of 3540 St. Lawrence Ave. Reading, PA 19606.

At 8:21 PM, Dave Eggert; seconded by Warren Lubenow; then all were in favor and so the motion carried to come out of executive session.

All Business was discussed during the session, and a motion needed to be made

MOTION: To approve Solicitor, Joan London, write up and give Borough Secretary, Amanda Muso, a counteroffer to the current bidder. Dave Eggert made the motion; seconded by Warren Lubenow; all were in favor and so the motion carried.

NEW BUSINESS

Public Safety: Dave Eggert will be attending the Antietam Dam Planning meeting. It is potentially planned for next spring. This meeting will address any problems that would arise if there were a failure at the Antietam Dam.

Joint Comprehensive Plan: Warren Lubenow reported that they are looking for feedback on the Joint Comprehensive Plans. There have been some discrepancies in some of the drawings and numbers; please email him if you have any comments, questions, or concerns. The next meeting will be on September 4, 2025.

Library: Mike Fritz was absent from tonight's meeting. No new information to report.

Recreation: The playground program has ended for the season. It was a great turnout. Thank you to all of those who helped to make it a successful season.

Municipal Lands: GPS tracking and marking of the lands are ongoing and will continue to be updated as they go. A new resident has moved into the Borough who lives next to the Municipal Lands and has requested that he be allowed to mitigate some of the invasive grass species growing in the woods. These grasses are fast-growing and kill off some of the native plants, as well as harboring ticks. He has been advised by Warren Lubenow that before he begins any sort of mitigation, he is to come into the Municipal Building and sign a waiver that the Borough has for volunteers for the Municipal Lands.

1. To appoint Amanda Muso as Deputy Tax Collector and reappoint Allison Leinbach as Deputy Tax Collector.

MOTION: To approve Resolution 919-2025 Authorizing the appointments of Amanda Muso and Allison Leinbach as Deputy Tax Collectors for the Borough of St. Lawrence. The motion was made by Dave Eggert; seconded by Warren Lubenow; all were in favor and so the motion carried.

2. Halloween Trick or Treat Nights and Curfew

In the past years Trick or Treat nights have always been two nights, Oct. 30th and Oct 31st. Many of the Council members thought that two nights were too many as Halloween is only one night. There was a motion to edit the original motion of Resolution 920-2025 of having two Trick or Treat nights.

MOTION 1: To edit the original motion to change Resolution 920-2025 from Trick or Treat nights **from** Oct. 30, 2025, and Oct. 31, 2025, **to** Oct. 31, 2025. Greg Zawilla made the motion; Dave Eggert and Steve Geibel opposed; there were more in favor than against, and so the motion passed.

MOTION 2: To approve Resolution 920-2025 Halloween Trick or Treat Night

The curfew shall be in effect from Sunday, October 26th, 2025 through and including Sunday, November 2nd, 2025. The curfew will be between the hours of 9:00 PM and 6:00 AM, to include all persons under the age of 18 years not accompanied by a parent or guardian or other responsible adult, except those going to or coming from a place of employment or a bona fide school activity. All parents and guardians must accompany their children during the Halloween night "Trick or Treat" on Friday, October 31st, 2025, between the hours of 5:00 PM and 8:00 PM. Dave Eggert made the motion; seconded by Rev. Bennethum; all were in favor and so the motion passed.

3. Woman's Club is requesting permission to sell soup and sandwiches during the November Municipal elections. They will continue to use another facility to make them and will purchase floor mats to put under the tables to prevent any messes.

MOTION: Dave Eggert made the motion to approve the Woman's Club to sell their items at the elections; seconded by Warren Lubenow; Bob May opposed; the majority was in favor and so the motion passed.

4. 2025 Trash Bid

After discussions Council decided to push back the trash bid contract until September for better clarification.

5. Zero Turn Mower

The current zero-turn continues to break and is costing a lot to fix. The Roadcrew is requesting a new zero-turn.

MOTION: Approve the purchase of a new zero-turn mower. Purchase price not to exceed \$16,000. Dave Eggert made the motion; seconded by Rev. Bennethum; all were in favor, and so the motion carried.

ADJOURNMENT:

MOTION: Warren Lubenow made the motion to adjourn; seconded by Rev. Bennethum; all were in favor and the motion carried. The meeting of the St. Lawrence Borough Council adjourned at 8:51 pm.

Respectfully submitted,

Amanda Muso
Borough Secretary



ST. LAWRENCE BOROUGH
8/15/2025