

**Borough of Millbourne
Council Meeting Minutes
November 17, 2020**

The Zoom meeting was called to order by Council President Justin Skariah at 7 pm

Roll call: Present were Council President Justin Skariah, Council Vice-President MD. Hasan and Council members Mahabubul Tayub, Md. Ali, Rafikul Islam and Mayor Tom Kramer, Also present were Solicitor Rebecca Geisler, Engineer Dennis O'Neill, Police Chief Shawn Payne, Financial Officer Mainul Kaiser and Acting Manager/Secretary Nancy Baulis.

CDBG hearing was called at 7:01 pm

Dennis stated that each year a public hearing is done to have public input for the CDBG grant. Those in the county that make the selection like to see brick and mortar projects of \$75,000 to \$80,000. Benefit as many people as possible. The sewer rehab benefits all the residents. Dennis is trying to get old Millbourne completed. Pres. Skariah said yes it is good to update the sewers and get approval for the funds. **Motion was made** by Councilor Tayub and seconded by Councilor Islam to approve the CDBG grant for sewer rehab for Millbourne. **Motion passed.** Next month there will be a resolution. **CDBG hearing ended at 7:05 pm.**

Presentation: Mayor Kramer showed his screen so that a portion of the webinar on School Districts addressing commercial property reassessments' impact on taxpayers could be viewed by Council. Property assessment should reflect its market value. \$950,000 for 6505 Market county assessed it at \$315,000 1/3 of what sold, not reflecting market value. Commercial properties decreased and Upper Darby School District didn't find any concern in Upper Darby, Millbourne or Clifton Heights with reassessments. County Council hired firm who appointed assessors. Put values aside for a year use old figures because millions are being given away. Tom has tried to complain to Cong. Scanlon, St. Sen. Kearney, and State Rep. Davidson getting nowhere. Draft a letter to Upper Darby School District and Council about the reassessments of commercial properties. Council Pres. Skariah agrees with the Mayors assessment of the pattern. Shows the whole county is being affected. Millbourne can appeal if need be after hearing.

Minutes: **Motion was made** by Vice-Pres. Hasan and seconded by Councilor Ali to approve the minutes of Council meeting October 27, 2020 and Workshop meeting November 9, 2020. **Motion passed.**

Bills List: **Motion was made** by Councilor Ali and seconded by Councilor Tayub to approve the bills list. **Motion passed.** Contact credit card company to have the bill due a week later. The amount was \$82,947.74.

Reports: **Motion was made** by Councilor Tayub and seconded by Councilor Ali to approve the reports. Engineer O'Neill said a letter from him was sent to 6501 on proposal, and he suggests they present at the December Workshop meeting. CHOP working hours will be inside from

dawn to dusk and, they will ask for permission to work on Saturday. The speed bump companies will not quote the reflective paint. Dennis was asked by Vice-Pres. Hasan if liquid fuel money could be used, but Dennis said no. Chief Payne had nothing to add. **Motion passed.**

Old Business:

Holidays and meeting dates: Have the workshop meeting the first week in October instead of later in the month. Summer for Ramadan the times should be ok.

Speed bump will see how the budget works for funds.

Budget for 2021: Send to the Daily Times so available for the 10 days before passage. Budget can be revised in early 2021. **Motion was made** by Councilor Ali and seconded by Councilor Islam to advertise the budget. **Motion passed.**

5G: Solicitor Geisler will need to have an ordinance for towers in Millbourne new and existing polls, aesthetic. Dennis said harder to regulate. Rebecca mostly fees charge fees, charge as much as we can. Verizon ok for future have ordinance and zoning conditions mimic zoning for December workshop meeting.

Pollution Insurance is for air borne spills on municipal property the insurance reduces cost. Leak bowl liability public sick or ill. Councilor Ali asked about water leaks lateral sewer lines. No sewer ordinance as the homeowner's lateral property to street is private property.

New Business:

Mathai Bankruptcy: Jim Wood from Portnoff was in touch with Rebecca. It would be hard to enforce proof of claims and costly to litigate. So do proof yes, we are first to collect add in interest. Councilor Tayub questioned limit on declaring bankruptcy, careful to be auto stay. Mayor Kramer questioned the inspections on 27 Erna Ct, a Mathai property. He thought someone had kicked the door in, but it was a mess. Nancy will check with Terri on status of inspections. Millbourne can deny any U & O for Mathai. **Motion was made** by Council Vice-Pres. and seconded by Councilor Ali to permit Portnoff to do a proof of claim on Mathai. **Motion passed.**

43 Erna Ct.: Council Vice-Pres. wants the trash and sewer paid in full and therefore current. Councilor Ali concerned others will want a payment plan. Nancy will do a letter for the property to be paid off.

CHOP working hours already discussed.

Upper Darby Township request for sidewalks on their side of Market St. at Astra foods: Mayor Kramer said Mayor Keffer had promised to clean up problems bordering Millbourne. Mayor Kramer proposes that a quarterly meeting occurs with the Mayors, Managers, Council Pres., and could include Lansdowne a mini COG. Nancy will do a letter for proper communication

between the municipalities. Other municipalities such as East Lansdowne and Yeadon could be included. Astra has no street scape maybe some joint grants.

Council Vice-Pres. Hasan wants an internal audit of Zoning wants more retail for mercantile taxes, not 100% service as with Urgent Care. A % of a section should have to have retail. Dennis will check if there is a grant available to study the proposal from Delaware Co. Planning Commission. Cannot do by % would need an overlay district. Millbourne would need to list the districts, uses, advertise, and notify all property owners. The zoning ordinance would need to be amended. Council Vice-Pres. Hasan wants grocery store money comes into the Borough. Urgent Care no money comes into the Borough. Council Vice-Pres. Hasan understands that any changes would take time and not be able to stop Urgent Care getting more space.


Council Vice-Pres. Hasan wants quarterly audits. End of the year expenses are too high. Need a finance committee \$20,000 exceed, no quorum, advertise progress check.

Council Vice-Pres. Hasan wants Terri to teach Nancy and Mainul to do her job.

Public Comment: None

Executive Session: Not needed

Motion to adjourn the meeting was made by Council Vice-Pres. Hasan and seconded by Councilor Tayub. **Motion passed.** The time was 8:16 pm.

Respectively submitted 

Nancy Baulis, Secretary

Approved by Council this 7th day of December 2020



Justin Skariah, President of Council