

The White Haven Borough Council meeting was called to order at 7:00 pm by President John Klem. A roll call was taken, and the following members were present: Julie Fallon, John Klem, Bob Lamson, Zane Writer, and John Zugarek. Absent: Charlie Best and Harvey Morrison. Also present: Attorney Sean Logsdon and Borough Manager Linda Szoke. Street Commissioner Sean Reynolds and Police Chief Rich Mocofan attended via Zoom.

Minutes – The minutes from the September 22nd meeting were presented. A motion was made by Fallon and seconded by Zugarek to approve the minutes. All in favor, the motion carried.

Citizens to Be Heard –

- White Haven Chamber of Commerce President Karen Medvitz spoke about the Hometown Holidays Festival being hosted by the Chamber on Saturday, November 29th. The event will run from 11 am to 5 pm with seasonal treats and warm drinks. Medvitz said there will be live reindeer in the borough building parking lot, photo opportunities up and down Main Street and beyond, a build a s'more activity, all including local businesses. Medvitz said the empty lot at the corner of Main St and Northumberland St will be used as a cozy spot that will host children's activities and firepits. There will be a fundraiser at the ambulance with tricky trays and hot dog kits. The Chamber will be selling hot toddies, warm apple cider, and hot cocoa. Medvitz said the Chamber will be using their LCB License and has contacted the fire department regarding the fire pits. Medvitz said she has also put in a call to Brian Walker at Seltzer Insurance, he is our new representative. Medvitz stated that after the 11 am to 5 pm events, there will be the tree lighting at the firehouse and the parade to the caboose with the lighting of the tree at the caboose. Medvitz said she also spoke with Dean Raudenbush, the fire chief, and told him that if he would like to include a fundraiser, he can do that in the fire pit area. Medvitz explained the build a s'more is a free s'more, the participants will have to go to five different businesses listed on the flyer, and each business will have a part of the s'more. Once all pieces are collected, the participants can then go to the firepits and make their s'mores. Medvitz said there will also be premade kits available at the firepit area for sale at a \$2 charge if they want more. A motion was made by Zugarek and seconded by Fallon to approve the chamber's request to hold the Hometown Holidays Festival. All in favor, the motion carried.

Engineer Report – on file

- Borough Manager Szoke stated that the Borough Engineer is back working on the stop sign with Penn Dot, to have it lit at the corner of 437 and 940.

Attorney's Report –

- Attorney Logsdon announced that there was a brief executive session at 6:00 pm for personnel matters.

Manager's Report –

- Borough Manager Szoke made suggestions on amending some borough ordinances. The first suggestion was to change the rental inspections. Szoke stated that due to the amount of work that goes into these and that we really are not seeing a lot of negative things come back during the inspections, we could move to doing them every other year on even years. Szoke feels the inspections have done what they were intended to do when first started, but they are now redundant as owners have been keeping up with their properties and there have not been catastrophic findings. Lamson asked if the only exception to doing them every even year would be for new rentals, and Szoke said yes, they would be done when a new house is converted over. Fallon said that she has seen in other boroughs, if a new landlord comes in and the borough is skipping years, they do inspections for 3 years in a row, and then they go to every 2 years. Fallon said that could be an option, too, but then said we haven't really had a lot of new landlords lately. Szoke stated that there are two right now that are being rehabbed, but she does not know if they will be rentals or flips. There is also a rehab that was done to a blighted property on Buffalo Street that is now two apartments. The next thing Szoke suggested is reviewing section 8 of the ordinances, where the fees are set, as they have not been reviewed in a few years, and some are no longer accurate. Szoke also stated the election sign fees should be looked at. Szoke stated that the borough charges the \$45 fee and keeps it, but most municipalities now return the fee if the signs are cleaned up. Szoke said these are all things she would need to work on with the attorney and then advertise.

Tax Collector –

- Property taxes collected - \$6,705.62
- Local Realty Transfer Tax - \$2,405.90
- Delinquent taxes - \$4,000.00
- A motion was made by Lamson and seconded by Zugarek to adopt Resolution 17, to appoint a deputy tax collector – Bonnie Nensteil- to replace the current deputy, who is ill and unable to perform duties. All in favor, the motion carried.

Building, zoning, Code enforcement – Report on file

Street Commissioner / Committee - Silverado 54,852 F550 33,368

Mayor / Police Chief / Police Committee Report – report on file

- A motion was made by Lamson and seconded by Zugarek to accept the resignation of Chief Rich Mocofan, effective immediately. Roll call vote: Fallon-yes, Klem-yes, Lamson-yes, Writer-yes, Zugarek-yes. All in favor, the motion carried.

Fire Department – report on file

- President Klem announced the new fire truck is in Lancaster. There are a couple of repairs that need to be made, and then it may be delivered next week. President Klem also stated that three firefighters are going for training next week at Luzerne County Training Center.

Ambulance – report on file

Committee Reports –

- **Building and Grounds** – Councilman Zugarek stated that some repairs are needed at the concession stand at Lehigh Park. It was noticed during the parade that the window frames are rotting. Zugarek stated they are looking for people who may be interested in helping with the repair.
- **Blueprint Planning Group** – Graduation is November 12th in Harrisburg.
- **Finance** – There was a budget work session, and the budget will be adopted on the first reading, November 24th, and final adoption on December 22nd.
- **Planning** – Szoke stated she did meet with a developer interested in Shelia Weaver's land again, but she is not sure where that will go at this point, as they still need to negotiate with Weaver. Szoke stated this could end up back at planning.
- **Water** – report on file

Consent Agenda - a motion was made by Writer and seconded by Fallon to adopt the following items through the consent agenda. Roll call vote: Fallon-yes, Klem-yes, Lamson-yes, Writer-yes, and Zugarek-yes. All in favor, the motion carried.

1. Adopt Resolution 15 of 2025 to destroy records outlined in Municipal Record Retention.

2. Adopt Resolution 16 of 2025 to increase police reports and insufficient fund checks sent to the borough or the tax collector.

Payment of bills – A motion was made by Lamson and seconded by Zugarek to pay the bills. All in favor, the motion carried.

Adjournment - A motion was made to adjourn at 7:20 pm by Lamson and seconded by Zugarek. All in favor, the motion carried.

Respectfully submitted,

Holly Potance

Holly Potance
Assistant Borough Secretary