

CITY OF NANTICOKE



WORK SESSION and COUNCIL MEETING MINUTES

Wednesday, September 18, 2024

Call to Order: President, William Brown

Pledge of Allegiance

Invocation: City Clerk, Jennifer W. Polito

ROLL CALL:

The following were present: Council Members, William Brown, Joseph Nalepa, Joseph Dougherty, Mark O'Connor, City Manager, Donna Wall, Finance Director/City Clerk, Jennifer W. Polito, and Solicitor, Attorney William Finnegan.

Excused: Kenneth James.

WORK SESSION: New Business: (action Items)

A Motion to approve Ordinance #5 of 2024, (First Reading), AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF NANTICOKE AMENDING THE ZONING ORDINANCE TO ADD DEFINITIONS ASSOCIATED WITH SOLAR ENERGY SYSTEMS, TO AMEND THE ORDINANCE TO REMOVE EARTH DISTURBANCE ACTIVITY AS A CONDITIONAL USE AND ADD IT AS A SPECIAL EXCEPTION USE IN EACH ZONING DISTRICT, TO PERMIT PRINCIPAL SOLAR ENERGY SYSTEMS AS A SPECIAL EXCEPTION USE IN THE I-1 ZONING DISTRICT, TO PERMIT ACCESSORY SOLAR ENERGY SYSTEMS IN ALL ZONING DISTRICTS, TO AMEND THE SETBACK REQUIREMENTS IN THE I-1 ZONING DISTRICT, TO ADD ADDITIONAL PLAN REQUIREMENTS FOR PLANS SUBMITTED FOR SPECIAL EXCEPTIONS AND CONDITIONAL USES, AND TO ADD PERMITTING REQUIREMENTS FOR SOLAR ENERGY SYSTEMS.

A Motion to approve Resolution #11 of 2024, a Resolution of the City Council of the City of Nanticoke approving the application to the Pennsylvania Municipal Assistance Program for Zoning Ordinance updates and committing \$22,500.00 as a match for the grant.

A Motion to approve Resolution #12 of 2024, a Resolution of the City Council of the City of Nanticoke approving the application for an LSA grant for City Hall concrete retaining wall in parking area in the amount of \$277,245.00.

ADMINISTRATIVE UPDATES:

- **Mayor Kevin Coughlin** has submitted the **August 2024 Department Reports** for Council's review and Jennifer Polito has posted them on the City's website at www.nanticokecity.com.

-City Manager, Donna Wall has updates for Council:

1. The DPW Building Site Work is scheduled to start the week of Sept 23,2024.
2. The Front Parking Lot Project is scheduled to start the week of Sept 23,2024.
3. The CDBG Project of the East Union Street ramps are completed.

4. Storm and Sewer line work is scheduled to start the week of Sept 23,2024.
5. The paving and crosswalks are completed on Main Street downtown, however there is still a wait on the lights to be installed.

A Motion was made by Councilmember Dougherty seconded by Councilmember O'Connor to adjourn the work session.

Motion carried unanimously.

REGULAR MEETING Comments from the Public agenda items only.

None

Old Business

None

New Business

A Motion to approve the minutes from the September 4, 2024 Work Session/Regular Council Meeting was made by Councilmember Dougherty seconded by Councilmember Nalepa.

Motion carried unanimously.

A Motion to approve the payment of the bills in the total amount of **\$470,223.42, (Payrolls) \$134,900.77 and (Accounts Payable) \$335,322.65** was made by Councilmember Dougherty seconded by Councilmember O'Connor.

Motion carried unanimously.

A Motion to approve Ordinance #5 of 2024, (First Reading), AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF NANTICOKE AMENDING THE ZONING ORDINANCE TO ADD DEFINITIONS ASSOCIATED WITH SOLAR ENERGY SYSTEMS, TO AMEND THE ORDINANCE TO REMOVE EARTH DISTURBANCE ACTIVITY AS A CONDITIONAL USE AND ADD IT AS A SPECIAL EXCEPTION USE IN EACH ZONING DISTRICT, TO PERMIT PRINCIPAL SOLAR ENERGY SYSTEMS AS A SPECIAL EXCEPTION USE IN THE I-1 ZONING DISTRICT, TO PERMIT ACCESSORY SOLAR ENERGY SYSTEMS IN ALL ZONING DISTRICTS, TO AMEND THE SETBACK REQUIREMENTS IN THE I-1 ZONING DISTRICT, TO ADD ADDITIONAL PLAN REQUIREMENTS FOR PLANS SUBMITTED FOR SPECIAL EXCEPTIONS AND CONDITIONAL USES, AND TO ADD PERMITTING REQUIREMENTS FOR SOLAR ENERGY SYSTEMS was made by Councilmember O'Connor seconded by Councilmember Nalepa.

Motion carried unanimously.

A Motion to approve Resolution #11 of 2024, a Resolution of the City Council of the City of Nanticoke approving the application to the Pennsylvania Municipal Assistance Program for Zoning Ordinance amendments and committing \$22,500.00 as a match for the grant was made by Councilmember Nalepa seconded by Councilmember Dougherty.

Motion carried unanimously.

A Motion to approve Resolution #12 of 2024, a Resolution of the City Council of the City of Nanticoke approving the application for an LSA grant for City Hall concrete retaining wall in parking area in the amount of \$277,245.00 was made by Councilmember O'Connor seconded by Councilmember Dougherty.
Motion carried unanimously.

COMMENTS FROM THE PUBLIC –

Mr. Larry Beck of East Green Street asked if the old St. Joes Hall building is going to be taken down. City Manager, Donna Wall replied yes, the property was acquired by the Landbank. Mr. Beck asked if it was coming down this year and Donna Wall replied we hope so but there is a problem with the deed and ownership of the property.

Correspondence-

None

Announcements-

The City of Nanticoke will hold a **1st Public Hearing for the 2024 CDBG** application on September 23, 2024 at 5:30 for Citizens Participation. Allocation is expected to be \$309,326.

SAVE THE DATE

The City of Nanticoke is holding an "Octoberfest" at Patriot Park, Nanticoke, on Saturday, October 12, 2024 from 12:00 pm to 8:00 pm. 🍷🍺🍻.
There will be food and craft vendors and live music by "Shaken".
Susquehanna Brewing Company will be a vendor at this event.

Councilmember Comments-

Vice President Nalepa had no further comments.
Councilmember Dougherty had no further comments.
Councilmember O'Connor had no further comments.
President William Brown had no further comments.

Meeting Adjournment-

Councilmember Dougherty made the motion to adjourn, seconded by Councilmember O'Connor, roll call.
Motion carried unanimously.

Meeting adjourned at 6:10 pm.

Next Meeting:

Work Session/Council Meeting Wednesday, Oct 2, 2024 @ 6:00 pm.

City Clerk, Jennifer W. Polito