

The City of York, Pennsylvania

Henry Hay Nixon, President of Council
 Sandie Walker, Vice President of Council
 Judy A. Ritter-Dickson, Member of Council
 Edquina Washington, Member of Council
 H. Michael Buckingham, Member of Council

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COMMITTEE MINUTES February 27, 2019 6:00 p.m.

Police	Fire Rescue	Public Works	E&C Development	Business Admin	Rules & Admin
Washington Ritter-Dickson Walker	Washington Ritter-Dickson Walker	Walker Ritter-Dickson Buckingham	Ritter-Dickson Nixon Walker	Buckingham Nixon Washington	Nixon Walker Buckingham

***Bold text indicates Chairperson**

Note: General Committee is chaired by Council President or designee and includes all Council members.

Council in attendance: H. Michael Buckingham, Edquina Washington, Judy A. Ritter-Dickson, Sandie Walker, Vice President and Henry Hay Nixon, President.

Administration in attendance: Michael R. Helfrich, Mayor; Tom Ray, Acting Business Administrator; Shilvosky Buffaloe, Acting Director of Economic & Community Development; James Crosby, Director of the Bureau of Housing Services; Barb Kovacs, Director of the Bureau of Health; Chaz Green, Acting Director of Public Works; and Don Hoyt, Assistant Solicitor.

Council staff in attendance: Dianna L. Thompson-Mitchell, City Clerk.

- I. Called committee meeting to order at 6:00 p.m.
- II. Committee Issues for the **March 5 & 19, 2019** legislative Agendas as follows:

[CLICK HERE TO VIEW ISSUES CHART](#)

ECONOMIC & COMMUNITY DEVELOPMENT

1. Bill amending the 2019 Budget to authorize expenditures of unspent grant funds from 2018 (Health)

Director Kovacs explained that the Bureau of Health is requesting a budget amendment for three of its grants. She said due to their inability to hire staff funded in the grants, they have unspent salaries/fringes in the 2018 budget from the unfilled positions in their HIV (10013), MCH (10016) and Emergency Preparedness (10074) grants. This budget amendment will reflect the rollover of funds, revenue and expenditures for the Health Bureau-Home Visitors grant in the amount of \$31,000.00, the Aids Education grant in the amount of \$41,000.00, and the Emergency Preparedness grant in the amount of \$36,614.00. These funds need to be spent by June 30.

DECISION: A motion was made by Nixon, seconded by Walker, to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Nixon, Walker, Ritter-Dickson – 3; Nays – 0.

2. Bill amending the 2019 CDBG/HOME budget to reflect changes resulting from actual levels rolled over from 2018 and actual funding amounts (BHS)

Director Crosby said this amendment is just a housekeeping measure to reflect changes resulting from actual funding levels rolled over and actual funding amounts for 2018 allocations into the 2019 CDBG/HOME budgets.

Councilwoman Ritter-Dickson asked where the spreadsheet was that outlines the rollover amounts.

Director Crosby responded that the amendment has to remain on display for 21 days so therefore they don't have the final amounts ready but once those numbers are realized, he'll make sure the accountant gets the spreadsheet to the City Clerk prior to the agenda being printed on Friday.

DECISION: A motion was made by Nixon, seconded by Walker, to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Nixon, Walker, Ritter-Dickson – 3; Nays – 0.

3. Resolution authorizing the filing of the 2018 CAPER (BHS)

Director Crosby explained that the CAPER is basically the end of the year report required by HUD for all activities that were run in 2018.

Councilman Buckingham asked where the CAPER can be reviewed.

Director Crosby said the [CAPER](#) can be reviewed online or at City Hall.

DECISION: A motion was made by Nixon, seconded by Walker, to place this item on the **3/19/19** legislative agenda. The motion passed by the following vote: Yeas – Nixon, Walker, Ritter-Dickson – 3; Nays – 0

PUBLIC WORKS

4. Resolution awarding a contract to IB Abel for electric equipment maintenance (\$243,351.04)

Director Green stated that this is a Wastewater Treatment Plan electrical equipment maintenance agreement in the amount of \$243,351.04 through I.B. Abel, Inc. who will be providing the services. The total cost will be paid over a three-year period.

DECISION: A motion was made by Walker, seconded by Buckingham to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Ritter-Dickson, Buckingham, Walker – 3; Nays – 0

5. Resolution awarding a contract to Farhat Excavating for the Hamilton Ave./Geo. St. sidewalk improvement project. (\$94,370)

Director Green explained that this resolution is to award a contract to Farhat Excavating in the amount of \$94,370.00 for the Hamilton Ave. and George St. sidewalk improvement project. He said bids were received with Farhat Excavating being the lowest responsive bid.

DECISION: A motion was made by Walker, seconded by Buckingham to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Ritter-Dickson, Buckingham, Walker – 3; Nays – 0

6. Resolution authorizing a budget transfer to cover misc. items (\$1,095)

Director Green said this Resolution is to transfer \$1,095 from “other repair service” to “clothing/shoes/uniforms” to allow purchase of gloves, hearing protection, respirators, and first aid kits for staff.

DECISION: A motion was made by Walker, seconded by Buckingham to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Ritter-Dickson, Buckingham, Walker – 3; Nays – 0

7. Resolution authorizing a budget transfer to cover costs for street line painting (\$3,000)

Director Green said this Resolution is to transfer \$3,000 from “vehicle/equipment rental” to “other contractual services” to cover the costs for street line painting. He said our PennDot does a review of our streets and reports to us which streets need line repainting. He said we try to get every spot before we completely lose the lines which could create traffic issues.

DECISION: A motion was made by Walker, seconded by Buckingham to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Ritter-Dickson, Buckingham, Walker – 3; Nays – 0.

GENERAL

8. Authorizing a liquor license transfer from Springettsbury Twp. to the City of York, 1 N. George St. (Fat Daddy's at The Woods)

Matt Landis, President of M & S Landis Corp., said he is requesting a public hearing to support approval of a liquor license (R18271) transfer to 1 N. George St. He said they are looking to open a music and entertainment venue at 1 N. George St. We would be open during the week for lunch until after midnight. We would be open on the weekends from dinner to 2 a.m. He said will offer a full menu and will provide live entertainment on the weekends and throughout the week.

President Nixon asked if this is to transfer the current liquor license from Fat Daddy's in Springettsbury Twp.

Mr. Landis replied that is correct. We will have rock, country, and jazz. He said this establishment will create about 20 jobs. He then showed Council colored renderings of the proposed venue. He said this will add to the tourism and hotel stays because visitors will have a fuller experience as our establishment will be different from the Appel Center for the Performing Arts and high-end restaurants like the Left Bank. Mr. Landis explained that our niche is tasty, affordable food. He said the hours will be Monday-Friday from 11 a.m. to about 11 p.m. to midnight and on the weekends from dinner (4:30-5:00 p.m.) to about 2 a.m. He said they will not be playing rap music.

Councilwoman Ritter-Dickson asked if the millennials will be served because it sounds like the entertainment is going to be exclusive to certain group of people.

Mr. Landis said we don't want to focus on just one group of individuals. We need a variety of groups to participate in order to have a successful business.

Councilman Buckingham asked about the hours of the club and types of entertainment, which Mr. Landis explained. He said they will offer live bands and DJ's and hope to build to having performances every night.

Councilwoman Washington asked what's the strategy for security and parking.

Mr. Landis said he and his business partner have over 20 years of experience in doing security. We have a computer system at the front door, we communicate through walkie talkies, and maintain surveillance. He said we sat down with the former Police Chief to work out a plan and discuss what our responsibilities will include for both inside and outside the venue. He said parking will be available on the street and in the parking garages and that Uber and LYFT are other transportation options. He said if there is a problem, we will address it. He said he has letters of recommendation for being a good neighbor.

President Nixon said some of his concerns deal with the history of Fat Daddy's and the issues involving the police. He said addressing the issues is good but it's better if you don't have issues at all. He stated that large crowds and drinking are a concern. He questioned whether this could lead to fights on the street or in the garages

going or damage to private property. He said this will be a difficult decision for him because of these concerns, and the fact that the building will face challenges in turning it into an entertainment venue as described.

Mr. Landis responded that as far as Fat Daddy's history, this venue is different from that venue. This venue will be more upscale. The old Fat Daddy's would be sold off and the proceeds would be invested back into the city. He said it's hard to move on from a certain reputation. There are some bad apples but it's a shame that it ruins it for everyone else. He said things are going to happen, however, Fat Daddy's record has been good for many years and that they wouldn't have a liquor license if they were a problem establishment.

President Nixon said we are trying to attract people who want to move to downtown and have a good life. He said he's not sure he would want to live next to a venue with live music and 500 people coming in out until 2 a.m. He said he doesn't want our investors to pack up and leave when we've worked so hard to promote downtown York.

Mr. Landis said this is a void in York's offering because there are similar venues in bigger cities that have succeeded. He said they will be a more upscale venue.

Councilwoman Ritter-Dickson asked if Mr. Landis tried to transfer its license to any other venue.

Mr. Landis said they have owned this license for a little over 20 years.

Mayor Helfrich said if the Council were to move forward with a hearing, Mr. Landis could he numbers on customers and police incidents.

DECISION: A motion was made by Nixon, seconded by Buckingham, to hold a special hearing to received public testimony on this liquor license transfer request. The motion passed by the following vote: Yeas – Buckingham, Walker, Nixon – 3; Nays – Washington, Ritter-Dickson – 2.

A public hearing will be scheduled at a date, time and location established by Council. Notice of said hearing will be advertised in accordance with the law.

FIRE | RESCUE

9. Adopting the 2018 Hazard Mitigation Plan

Mayor Helfrich explained that per the requirements of the Disaster Mitigation Act of 2000 (Section 322), state and local governments are required to adopt a Hazard Mitigation Plan. He said our staff worked with the York County Planning Commission on this plan and we are in support of it.

DECISION: A motion was made by Walker, seconded by Ritter-Dickson, to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Ritter-Dickson, Walker, Washington – 3; Nays – 0.

BUSINESS ADMINISTRATION

10. Authorizing a parking meter agreement with the York City General Authority

General Authority Members Kim Lentz, Chair, Ben McGlaughlin, and Ralphe Serpe, were in attendance to answer questions.

Ms. Lentz said on or about January 1, 1996, the Authority and the City entered into a Parking Meter Revenue Agreement whereby the City agreed to provide certain services related to the parking meters on behalf of the Authority, the Authority and the City agree to sharing of revenue from the meters, and the City and Authority create a process for establishing rates, hours of operation and locations of the meters. The terms were binding while the 1996 Bonds were outstanding. Those outstanding Bonds have now been paid in full so the Agreement should be updated to reflect current operating procedures. Ms. Lentz then outlined the terms of the agreement, including the scope, duties and responsibilities, rates, hours of operation, and meter locations,

Mayor Helfrich said this agreement has a thorough approval process which will require the Authority, Council and the Mayor to sign before they are adopted and/or amended.

DECISION: A motion was made by Buckingham, seconded by Nixon, to place this item on the **3/5/19** legislative agenda. The motion passed by the following vote: Yeas – Nixon, Buckingham, Washington – 3; Nays – 0.

III. Council Comment

President Nixon wished Fire Chief David Michaels farewell as this was his last day with the City of York. He bid him a restful retirement. He also said he looks forward to building a new relationship with newly appointed Fire Chief Chad Deardorff.

Councilwoman Ritter-Dickson announced that a public memorial service will be held for former Councilman William Lee Smallwood on Saturday, March 9, 2019 at 10 a.m. at Crispus Attucks.

Councilwoman Washington announced that March 10th is National Women and Girls HIV/AIDS Awareness Day. She said the City of York Health Department will be giving free HIV/STD testing on March 11th from 9a.m. to 12 p.m. and from 1p.m. to 4p.m. at the Albert S. Weyer Health Center, 435 W. Philadelphia St. For more information or to set up an appointment, please call (717) 849-2299. She encouraged women to come out and get tested and to bring a friend.

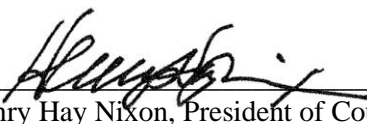
IV. Administration Comment: None

V. Next Committee Meeting **March 27, 2019 at 6:00 p.m.** in Council Chambers

VI. Adjournment: There being no further business the February 28, 2019 committee meeting adjourned at 7:03 p.m.



Dianna L. Thompson-Mitchell, City Clerk



Henry Hay Nixon, President of Council