

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23

**MINUTES OF THE  
GLENDON BOROUGH COUNCIL  
GLENDON BOROUGH HALL**

June 13, 2024

**Presiding:** Donna Breidinger – Council President

**Present:** Michael Veres - Council Vice-President  
Amy Weisenberger-Caswell – Councilperson  
Donald Young – Councilperson  
Beth Young – Secretary/Treasurer/Tax Collector  
Thomas Elliott – Solicitor

**Not Present:** Melody McAllister – Mayor  
James McAllister-Zoning Officer  
Kathryn Harstine - Councilperson

**Visitors:** Dale King

24 The regular meeting of the Glendon Borough Council was held on June 13, 2024 at  
25 Glendon Borough Hall. President Donna Breidinger called the meeting to order at 7:00  
26 p.m. with the Pledge of Allegiance and roll call.

27  
28  
29  
30 **Public Participation-**

31 None

32  
33 Solicitor Elliott read the following statement: “At the conclusion of this public meeting  
34 Borough Council will meet in executive session pursuant to Section 708(a) of the  
35 Pennsylvania Sunshine Act to consult with the Borough solicitor regarding information or  
36 strategy in connection with litigation filed or to be filed relating to Property Maintenance  
37 Code enforcement activities.”

38  
39  
40 **Minutes-**

41 Councilperson A. Weisenberger-Caswell made a motion to approve the minutes for May  
42 9, 2024, as presented. Councilperson D. Young seconded and the motion was unanimously  
43 approved.

44  
45  
46  
47

5 **Treasurer's Report-**

6 **Bills to be paid:**

7 Councilperson D. Young made a motion to pay all bills from the General Fund, excluding  
8 Treasurer/Secretary B. Young, Duncan Caswell, Councilperson A. Weisenberger-Caswell  
9 and President D. Breidinger. Vice-President M. Veres seconded and the motion was  
10 unanimously approved.

11  
12 Councilperson D. Young made a motion to pay Duncan Caswell and Councilperson A.  
13 Weisenberger-Caswell from the General Fund. Vice-President M. Veres seconded and the  
14 motion was approved. Councilperson A. Weisenberger-Caswell abstained.

15  
16 Councilperson D. Young made a motion to pay President D. Breidinger from the General  
17 Fund. Vice-President M. Veres seconded and the motion was approved. President D.  
18 Breidinger abstained.

19  
20 Councilperson A. Weisenberger-Caswell made a motion to pay Secretary/Treasurer B.  
21 Young from the General Fund. President D. Breidinger seconded and the motion was  
22 approved. Councilperson D. Young abstained.

23  
24 Before paying bills from the Sewer Fund, Councilperson D. Young questioned a bill for  
25 Hydra-Numatic in the amount of \$790.25. President D. Breidinger stated that Hydra-  
26 Numatic was called out on an emergency basis and found a ground wire and sensor wire  
27 that had been bypassed on Pump Station 1. Councilperson D. Young stated that, based on  
28 Hydra-Numatic's own report, it states that they are the one who bypassed the thermal  
29 overloads. He also voiced concern over the fact that, in bypassing the thermal overloads,  
30 they are taking away a safety feature that would keep the pump motors from burning up.  
31 Solicitor Elliott stated that if there is a conflict between what is in Hydra-Numatic's written  
32 report and what was told to President D. Breidinger by phone, then the company should be  
33 notified. Councilperson D. Young asked why nobody had called him, rather than calling  
34 out Hydra-Numatic on an emergency call, as he has been working on the pump stations for  
35 over a decade and had, just a day prior, been talking Councilperson A. Weisenberger-  
36 Caswell through a problem with the system. He further stated that the Sewer Fund money  
37 budgeted for repair and maintenance for the year has already been overspent, without  
38 including this invoice. President D. Breidinger stated that she was relying on  
39 Councilperson A. Weisenberger-Caswell's opinion on what to do and they decided  
40 together to call Hydra-Numatic out. Councilperson D. Young again stated that Hydra-  
41 Numatic's solution was wrong because when one of the pumps ultimately burn up, it will  
42 be a \$10,000.00 replacement cost for each pump. Solicitor Elliott asked Councilperson D.  
43 Young if he would be willing to call Hydra-Numatic and speak to their technician. He  
44 stated that he had no problem calling them, but he is not willing to approve paying their  
45 invoice until discussing it with them. Solicitor Elliott suggested tabling paying the \$790.25  
46 invoice to Hydra-Numatic and just paying invoice# 59390 in the amount of \$4,564.79 for  
47 the work done on PS3 until Councilperson D. Young has a chance to speak with them.  
48

5 **Treasurer's Report (con't)-**

6 **Bills to be paid (con't):**

7 Councilperson D. Young made a motion to pay all bills from the Sewer Fund with the  
8 exception of the Hydra Numatic invoice# 59449, in the amount of \$790.25. Councilperson  
9 A. Weisenberger-Caswell seconded. President D. Breidinger and Councilpersons D.  
10 Young and A. Weisenberger-Caswell voted in favor. Vice-President M. Veres voted  
11 against. The motion was approved.

12  
13 Councilperson D. Young made a motion to pay all bills from Liquid Fuels. Vice-President  
14 M. Veres seconded and the motion was unanimously approved.

15  
16 **Sewer Bills:**

17 Treasurer B. Young stated that no houses were posted for water shut-off but two are being  
18 watched as they are coming close to the threshold.

19  
20 **Crime Watch bank account:**

21 Councilperson A. Weisenberger-Caswell stated that Mayor M. McAllister had nothing new  
22 to report.

23  
24  
25 **Tax Collector's Report-**

26 Vice-President M. Veres made a motion to accept the Tax Collector's Report, subject to  
27 audit. Councilperson A. Weisenberger-Caswell seconded and the motion was unanimously  
28 approved.

29  
30  
31 **Mayor's Report-**

32 Mayor M. McAllister had no report.

33  
34  
35 **Zoning-**

36 Zoning Officer, J. McAllister had no report.

37  
38 **Engineer Report-**

39 Council reviewed T&M invoices in their packets. Councilperson D. Young stated that he  
40 had been speaking with T&M engineer, Ben Whitmer regarding the new construction at  
41 124-126 Main St. Ben has been having a problem with the City of Easton's engineer  
42 regarding getting accurate calculations on the output on sewer PS1 as there is no flow  
43 meter. Ben believes that the City of Easton may request that a flow meter is installed on  
44 PS1 at some point. Councilperson D. Young advised him that there is no money in the  
45 budget to do so and if the city is requiring it, they would have to pay for it. President D.  
46 Breidinger stated that she has been in touch with Rep. Robert Freeman's office, inquiring  
47 about available grants for the sewer system. A representative, Ryan, from his office is  
48

5 **Engineer Report (con't)**

6 looking into two grants that the borough could possibly be eligible for. Rep. Freeman's  
7 office has also reached out to Penn Vest on behalf of the borough to ask about low-interest  
8 1% loans for sewer projects. Treasurer B. Young stated that someone from Penn Vest left  
9 a message and would be calling back on Tuesday, July 18<sup>th</sup> to discuss the low-interest  
10 loans. She also advised council that, as the budget has already been overspent, if there is  
11 not enough money to pay for a given project, then there is not enough money to pay for a  
12 project plus any interest, even at a low rate. President D. Breidinger asked if money to pay  
13 back a loan had to come from the Sewer Fund. She was advised that if the loan is for work  
14 on the sewer pump stations, then the money to pay it back has to come from the sewer  
15 fund. She also asked why there is \$200,000.00 in the account but no money for spending  
16 in the budget and stated that she and Vice-President M. Veres were having a hard time  
17 understanding the budget. Councilperson D. Young explained that, years ago, a capital  
18 improvement fund was set up in the budget and that money cannot be reallocated or used  
19 for repair and maintenance as it is based on the amortization of the system and held as grant  
20 money is getting harder to come by. Treasurer B. Young explained that council can not  
21 look at the Sewer Fund bank statement and see that there is over \$200,000.00 in the bank  
22 account and think that those funds are available to spend on anything that comes up. Unlike  
23 personal funds, these are municipal funds and all the money in the account is divided into  
24 individual budget line items and those amounts are what need to be adhered to when  
25 spending. She further explained that there was \$5,000.00 in the budget for the whole year  
26 for repair and maintenance on all of the sewer pump stations and council voted to spend  
27 \$4,564.79 on one pump station, leaving no money for the rest of the year. Councilperson  
28 D. Young stated that the General Fund could loan money to the Sewer Fund but a plan  
29 would need to be in place to pay it back but it always goes back to the fact that there is  
30 never enough money coming in for the Sewer Fund to be self-sustaining.

31  
32  
33 Vice-President M. Veres asked what is being done with all the money in the General Fund  
34 and whether it can be used for other things and not just sitting "in escrow" waiting to be  
35 used for an emergency. Councilperson D. Young explained that there is no extra money  
36 in the General Fund and that all money is accounted for by individual line items in the  
37 budget. Vice-President M. Veres asked if the General Fund can be used to do a project, if  
38 necessary. Councilperson D. Young again explained that all the money is allocated to  
39 individual line items in the budget and that those funds may be reallocated from one line  
40 item to another, if necessary, but that it is good practice to try and stay within the budgeted  
41 amounts. Vice-President M. Veres continued to question why money cannot be spent from  
42 the General Fund as he sees over \$600,000.00 sitting in the bank account. Councilperson  
43 D. Young again tried to explain that all of the \$600,000.00 is accounted for in the budget,  
44 and those are the line items that need to be followed, and to not just look at the balance in  
45 the bank account with regard to spending tax dollars.

46  
47  
48

5 **Committee Reports-**

6 **Signs-** President D. Breidinger stated that a road closed sign and one barricade were stolen  
7 during the Main St. closure from the storm. She and Vice-President M. Veres will take  
8 inventory before deciding to order a new barricade.  
9

10 **Roads-** Secretary B. Young stated that she spoke with a Pennsylvania State Trooper  
11 regarding an accident at Diehl Rd. and Berger Rd. The guide rail on Berger Rd. was  
12 damaged and will need to be repaired or replaced but a report for PSP will need to be  
13 obtained with the driver's insurance information. The trooper advised that it may take a  
14 while to get the report as they are short staffed and it is a ten-page report.  
15

16 Council reviewed an estimate from Diehl Paving in the amount of \$1,800.00 to fill  
17 approximately 20-30 potholes on Main St. with hot asphalt and then power rolled.  
18 Councilperson D. Young asked if other estimates had been obtained. President D.  
19 Breidinger stated she did not get any other estimates because Diehl Paving was the cheapest  
20 price the last time she got estimates and that she has a good rapport with Mr. Diehl. Vice-  
21

22 President M. Veres made a motion to hire Diehl Paving at the cost of \$1,800.00.  
23 Councilperson A. Weisenberger-Caswell seconded. President D. Breidinger, Vice-  
24 President M. Veres and Councilperson A. Weisenberger-Caswell seconded.  
25 Councilperson D. Young voted against. The motion was approved.  
26

27 **Sewer-** Councilperson D. Young asked where the money will come from to get the  
28 generator running. President D. Breidinger said that she thought it was running. Vice-  
29 President M. Veres stated that it was running but he got a fuel report and it needs an  
30 additive. Councilperson D. Young asked about whether the tires need to be replaced or  
31 not. Vice-President M. Veres said that when stone is delivered to make a pad for it, the  
32 generator will be pulled out and power washed, and the tires will be assessed at that time.  
33

34 **President's Report-**

35 Nothing to report  
36  
37

38 **Old Business-**

39 **Hilton St. West-** Councilperson D. Young made a motion to approve Resolution 2024-1,  
40 "A resolution of council of the Borough of Glendon, Northampton County, Pennsylvania  
41 accepting a deed of dedication for Hilton Street West in the Glendon Business Center,  
42 Phase III". Councilperson A. Weisenberger-Caswell seconded and the motion was  
43 unanimously approved.  
44

45 **299 Main St.-** Council discussed in executive session  
46

47 **525 Berger Rd.-** Council discussed in executive session  
48

5 **Old Business (con't)-**

6 **158 Main St.-** Council discussed in executive session  
7

8 **124-126 Main St. (former Glendon Hotel site)-** Nothing new to report  
9

10 **Air B&B-** Solicitor Elliott is working on the new ordinance.  
11

12 **Backhoe repairs-** Jimmy Stevely addressed council to discuss repairs that were made to  
13 the backhoe. He stated that all brakes and controls were lubricated but that the brake  
14 springs were missing. He also stated that the batteries are bad and need to be replaced  
15 before winter. He said if the backhoe does not start easily, to put jumper cables on it right  
16 away or the starter will burn up again. Mr. Stevely also stated that the air box needs to be  
17 replaced as there is a hole in the bottom due to rust. Council reviewed the charges on Mr.  
18 Stevely's invoice that included multiple repairs to the backhoe as well as charges for  
19 transporting, renting and fuel for the use of his Kubota loader. Councilperson A.  
20 Weisenberger-Caswell made a motion to add Mr. Stevely's invoice to the agenda. Vice-  
21 President M. Veres seconded and the motion was unanimously approved. Councilperson  
22 D. Young made a motion to approve paying J.M. Stevely \$1,776.60 for backhoe repairs  
23 and rental of his Kubota. Councilperson A. Weisenberger-Caswell seconded and the  
24 motion was unanimously approved.  
25  
26

27 **New Business-**

28 **New shop vac for Borough Hall-** Vice-President M. Veres made a motion to purchase a  
29 two-cycle Stihl leaf blower at ACE Hardware for \$165.00 and a shop vac for Borough Hall  
30 at Home Depot for \$100.00, totaling \$265.00. Councilperson A. Weisenberger-Caswell  
31 seconded and the motion was unanimously approved.  
32

33 **Estimate for salt shed apron-** After reviewing the estimate from JCH Septics and  
34 Services, Councilperson D. Young questioned the cost and stated that stone has always  
35 been purchased from ABE because the borough gets preferred pricing as a municipality.  
36 He also stated that the contractor can pick the stone up directly from ABE under the  
37 borough's contract. Council decided to table the discussion until the next meeting. Vice-  
38 President M. Veres will call JCH Septics and Services. Councilperson D. Young asked if  
39 there were any other bids and suggested calling Kevin Hartman, the contractor who  
40 delivers salt to the borough. President D. Breidinger said that she will call ABE and Kevin  
41 Hartman to compare prices on stone.  
42

43 **Paving Pine Lane-** President D. Breidinger said that she spoke with T&M engineer, Ben  
44 Whitmer regarding paving Pine Lane. He spoke with Monica Wall and they are willing to  
45 research grants for paving, with council's approval. Councilperson D. Young said that  
46 Keystone Engineering was approved through the RFQ process as the borough's grant  
47  
48

5 **New Business (con't)-**  
6 **Paving Pine Lane (con't)-**

7 engineers and that is the firm that should be used since engineering costs can be covered  
8 by the grant whereas using T&M, engineering costs would not be covered by a grant.  
9 Councilperson D. Young further stated that he already walked Pine Lane with a  
10 representative from the conservation district because they have grants, specifically, for dirt  
11 and gravel roads. At that time there was a concern regarding water runoff and management.  
12 President D. Breidinger and Vice-President M. Veres said that Mr. Whitmer did not have  
13 those same concerns. Councilperson D. Young again stated that Keystone Engineering  
14 should be used, not T&M to avoid having to pay engineering fees. President D. Breidinger  
15 feels that using T&M would be cheaper since Mr. Whitmer said this would be a small  
16 project. Councilperson D. Young explained that by using T&M, the costs associated with  
17 that involves spending 100% tax dollars whereas using the RFQ approved firm could result  
18 in having the entire project covered by grant money, depending on the grant, and even if  
19 the project costs more, it would not involve spending tax dollars. Secretary B. Young will  
20 get the contact information for Keystone Engineering to President D. Breidinger.  
21  
22

23 **Announcements/Correspondence**

24 The pavilion is rented June 29, 2024 1:00-6:00 p.m.  
25

26 Williams Township Fire Department covers Glendon Borough and if anyone is interested  
27 in volunteering, please contact Williams Township at 610-258-6788.  
28  
29

30 Councilperson D. Young made a motion to go into executive session. Councilperson A.  
31 Weisenberger-Caswell seconded and the motion was unanimously approved. Council  
32 went into executive session at 8:41 p.m.  
33

34 Council came out of executive session at 8:55 p.m.  
35  
36

37 Councilperson A. Weisenberger-Caswell made a motion to adjourn. Vice-President M.  
38 Veres seconded, and the motion was unanimously approved.  
39

40 The meeting was adjourned at 8:56 p.m.  
41  
42

43 Respectfully submitted,  
44  
45  
46

47 Beth Young  
48 Secretary