



BOROUGH OF CHESTER HEIGHTS  
53 W Baltimore Pike 2<sup>nd</sup> floor  
P. O. Box 658  
Chester Heights, PA 19017  
**General Meeting Minutes**  
**May 19, 2025, at 7:00 pm**

**Executive Session at 6:30 pm: In accordance with the Sunshine Law – Council met with Executive Session to discuss legal matter regarding Pools, Fencing, and Requirements.**

**Call to Order:** President Marta Driscoll called the meeting to order at 7pm and led all those in attendance in reciting the Pledge of Allegiance.

**Roll Call:** Marta Driscoll, President  
Jeanne Montgomery, Pro Tem  
Drew Baum, Councilmember  
Timothy Hudak, Councilmember  
Anne Searl, Councilmember  
Ginamarie Ellis, Mayor

**Officials Present:** Kyle Miller, Esq., Solicitor  
Mike Kissinger, Engineer

**Presentation – DELCO Bridge 12 – Public Outreach**

- Engineer Genevieve Friedman from McCormick Taylor gave a presentation about the process for the full replacement for Mattson Bridge
- The bridge currently has heavy spalling, exposed rebar, and advanced scour
- The proposed bridge will be wider at 26ft. wide, with two 10ft. lanes, and 3 ft. shoulders to improve safety, and new guard rails
- Construction for the bridge is scheduled to begin Spring 2028, and work construction will take place for 18 months
- There will be a 3-mile detour
- Valleybrook Rd. will be open as much as possible
- The sidewalk will be removed due to lack of ADA compliant connections

**Public Comment:**

- Dr. Om Amin discussed requesting a Certificate of Occupancy for the pool with the auto cover as a barrier
- Justin Rosenbaum discussed his concern about neighbors with pools not having a fence installed
- There was a discussion on state UCC code adoption and local code enforcement
- There is an ongoing investigation by the borough Solicitor Alex Baumler and BCO/Zoning Officer Pat McFadden, a resolution is expected soon



- Council is considering future code amendments for pool safety.

### **Engineer Report:**

#### **Valleybrook Rd. Storm Sewer**

- Valleybrook Rd. storm sewer project will begin June 9<sup>th</sup>
- Madison gave the borough permission to use the corner lot as a stage
- The report for Walnut Hill Utility is complete but has not been submitted yet
- The Smithbridge sanitary sewer project is out to bid

#### **Valleybrook Rd. Traffic Light Update**

- When the traffic light at Valleybrook Rd. was repaired and there were some differences in the parts that were damaged and the parts that replaced the damaged parts
- The claim is under review for discrepancies and Higgins is working with the insurance company

### **Solicitors' Report:**

#### **Steep Slope Ordinance**

- Solicitor Alex Baumlner will coordinate with Engineer Mike Kissinger to complete the Steep Slope Ordinance

#### **Grant Funding**

- The work to close out the grant funding for the Powell property purchase is underway

### **Old Business:**

#### **John Lesky Award Recognition**

- Council and Mayor Ellis presented John Lesky with a proclamation honoring his 29 years of public service to the Borough of Chester Heights

#### **Consider Motion to Initiate and Update the Fee Schedule per Recommendations – President Marta Driscoll**

- President Marta Driscoll gave a presentation to address updating the borough's fee schedule
- The presentation introduced implementing a \$175 administration fee that is separate and not refundable when a permit is submitted
- Council discussed to table the discussion until the next meeting

#### **Consider Motion – Purchase of Signage for Grants**

- The borough needs to purchase recognition signage for grants for the Powell Property in order to receive grant funding
- Mayor Ellis strongly suggested that the Powell property undergo a tree assessment to address the safety of the property due to unhealthy trees
- Council will revisit the discussion about the sign requirements at the next meeting



**Consider Motion – To Fill the Vacancy Chair – Natalie Anderson’s term ending on December 31, 2025**

The borough received applications from Phillips Block and Christina Cohen for the vacancy position on Council

**MOTION:** Upon Motion, Council ( Hudak | Montgomery) voted and unanimously approved to appoint Phillip Block to the Borough of Chester Heights Council.

**Consider Motion – To fill Planning Commission Vacancy – Tom Tropia’s term ending on December 31, 2027**

- The borough received two applications for the Planning Commission vacancy
- Council reviewed the applications and chose to appoint Jeremy Kreyling

**MOTION:** Upon Motion, Council (Searl | Montgomery) voted and unanimously approved to appoint Jeremy Kreyling to the Chester Heights Planning Commission.

**Update on Quiet Zone**

- The Quiet Zone for Lenni Rod. Crossin requires quad gates and cost estimates increased from \$130,000 to \$1.5 million
- Federal funding application was submitted
- The next step is to submit a formal request to the Federal Rail Commission

**Comprehensive Plan Report Update**

- The Comprehensive Plan Task Force is fully staffed with a team of nine volunteers
- Fred Hamel is helping the Task Force in setting up email
- The Task Force met with Nancy Sarcinello and Ed Turkoff
- The first community survey should go to the public soon

**Memorial Day Event Update**

- There will be a Memorial Day remembrance on May 26<sup>th</sup> at 9 am

**New Business:**

**Consider Motion – Constant Contact Contract Change**

- Our current Constant Contact monthly fee will be increased to a plus plan for \$99 a month
- The old monthly fee is \$88 a month

**Borough Office Hours for Summer 2025**

- Council discussed that the office will be closed to the public on Fridays effective the week of June 9th



**Public Comment:**

**Dr. Om Amin**

Discussed volunteer opportunities for medical services after Crozer Hospital closures

Discussed research on safety pool coverage

**Justin Rosenbaum** expressed concerns about pool safety, code transparency, and communicating with neighbors

**Roland Massimina** discussed coverage pools for safety of children in the community

**Adjournment:** Upon Motion, Council (Hudak | Montgomery) voted and unanimously approved to adjourn the meeting at 8:28 pm

Respectfully submitted,  
Christiana Barbour