



City of Bradford Council Meeting Agenda



DECEMBER 10, 2024

6:00 P.M.

MAYOR: TOM RIEL

CITY ADMINISTRATOR: ERIC TAYLOR

CITY SOLICITOR: HOLLENBECK LAW OFFICE

COUNCIL: FRED PROPER
TIM PECORA
TERRY LOPUS
KRIS GOLL

DEPARTMENT HEADS:

Police Chief:	MIKE WARD
Fire Chief:	BRETT BUTLER
Parks Director:	PAT GOFF
Public Works	PAT SHANNON
OECD Interim Director:	SARA ANDREWS
OECD Deputy Director:	KAREN PECHT

1. **CALL TO ORDER:**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

4. **MINUTES:** Approve minutes from November 26th meeting

5. **DEPARTMENTAL REPORTS:**

- Mayor Riel – Police/OECD
- Councilor Goll-Parks/DPMI
- Councilor Lopus-DPW/Refuse
- Councilor Pecora-Accounts and Finance
- Councilor Proper-Fire/Ambulance

6. **CORRESPONDENCE:**

7. **PETITION AND HEAR VISITORS:**

8. **OLD BUSINESS:**

A. **BILL #17 2025 Wage Ordinance**

9. **NEW BUSINESS:**

B. **Ordinance No. 2801.37-Amend Solid Waste – Fees**

C. **Ordinance No. 3231.6-Amend Zoning Regulations**

**APPROVE PAYMENT TO FLEET PRIDE HEAVY DUTY PARTS & SERVICE:
REFUSE**

By: _____

CITY COUNCIL CHAMBERS

No. 37797

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment of \$2,320.49 from General Fund Account (427.250) to FleetPride Heavy Duty Parts & Service for repairs to H1.

APPROVE PAYMENT TO SL WELDING & FABRICATIONS: STREETS

By: _____

CITY COUNCIL CHAMBERS

No. 37798

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment of \$1,785.00 from General Fund Account (430.250) to SL Welding & Fabrications for repairs to the truck.

**EXONERATE THE CITY TREASURER FROM COLLECTING CERTAIN 2024 CITY
PROPERTY TAXES: A/F**

By: _____

CITY COUNCIL CHAMBERS

No. 37799

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that according to a written request from the City Treasurer, dated November 27, 2024, together with attached documentation from the County Assessment Office, the proper officers hereby exonerate the City Treasurer from collecting \$444.48 City Property Taxes due to fire damage. There will be a \$59.26 addition to the tax rolls.

**AUTHORIZE EXECUTION OF FOUR-YEAR COLLECTIVE BARGAINING AGREEMENT
BETWEEN THE CITY OF BRADFORD AND THE AFSCME UNION: A/F**

By: _____

CITY COUNCIL CHAMBERS

No. 37800

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford that the proper officers are hereby authorized to execute a four-year collective bargaining agreement between the City of Bradford and the AFSCME Union for a period January 1, 2025 - December 31, 2028.

AUTHORIZE EXECUTION OF EASEMENT AGREEMENT BETWEEN THE CITY OF BRADFORD AND PENELEC: DPW

By: _____

CITY COUNCIL CHAMBERS

No. 37801

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby authorize an execution of an easement agreement between the City of Bradford and Penelec at 11 E. Corydon Street, as noted on the Preliminary/Final Subdivision Plan, Instrument No. 202400068, deed; Book 14, Page 221, containing 0.659 acres owned by the City of Bradford for construction of the proposed ATA Bradford, Multimodal Facility.

DECLINE THE SALE OF CERTAIN CITY OF BRADFORD TAX PARCELS FROM THE MCKEAN COUNTY TAX CLAIM REPOSITORY: A/F

By: _____

CITY COUNCIL CHAMBERS

No. 37802

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, according to information provided by the Code Enforcement Department and the Property Maintenance Department, the proper officers hereby decline the sale of certain Tax Parcels located in the City of Bradford that are currently in the McKean County Tax Claim Repository as listed below:

02-003-112 - 228 South Ave
02-009-116 - 77 W Corydon St.
02-002-110 - 294 South Ave. -

BE IT FURTHER RESOLVED, these properties have been deemed to be beyond the scope of renovations.

BE IT FURTHER RESOLVED that the sale of property in the repository is controlled by 72 P.S. §5860.627, and according to 72 P.S. §5860.627 (a.), written consent of the taxing district where the property is located must be provided before the Tax Claim Bureau can accept any offer to purchase property from the repository.

APPROVE THE SALE OF CERTAIN CITY OF BRADFORD TAX PARCELS FROM THE MCKEAN COUNTY TAX CLAIM REPOSITORY: A/F

By: _____

CITY COUNCIL CHAMBERS

No. 37803

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, upon recommendation of the Code Enforcement Department and the Property Maintenance Department, the proper officers hereby approve the sale of certain Tax Parcels, located in the City of Bradford which are currently in the McKean County Tax Claim Repository as listed below:

02-003-211 -100 Maplewood Ave-	Theron and Emily Simmons
02-003-214 - 90 Malplewood Ave.-	Theron and Emily Simmons
02-003-213 - 92 Maplewood Ave.-	Theron and Emily Simmons
03-007-515 - N. Bennett St-	Diane L. Battles – Freeport NY
03-007-515-1 - N. Bennett St.-	Diane L Battles – Freeport NY
06-020-202-4 - Rear Jackson Ave. -	Ray Smith JCL Holdings Uniondale NY
06-020-402 - 63 Rear Seaward Ave.-	Ray Smith JCL Holdings Uniondale NY

BE IT FURTHER RESOLVED that the sale of property in the repository is controlled by 72 P.S. §5860.627, and according to 72 P.S. §5860.627 (a.), written consent of the taxing district where the property is located must be provided before the Tax Claim Bureau can accept any offer to purchase property from the repository.

BE IT FURTHER RESOLVED THAT the sale of property in the repository is pending approval of the Bradford Area School District and McKean County Commissioners.

APPROVE PAYMENT TO HULL ELECTRIC INC.: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37804

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment to Hull Electric Inc. in the amount of \$1,639.44 from the Main Street Properties Account for lighting and electrical improvements in 62 Main Street, Suite C.

APPROVE PAYMENT TO BTU SUPPLY: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37805

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment to BTU Supply in the amount of \$8,166.00 from the Chestnut Street MTC account for the installation of a new heating unit in Cell C of the facility.

ACCEPT QUOTE AND APPROVE PAYMENT TO MUNICIPAL EMERGENCY SERVICES: FIRE

By: _____

CITY COUNCIL CHAMBERS

No. 37806

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby accept a quote and approve payment of \$4,585.87 to Municipal Emergency Services from the following General Fund Accounts:

(411.238)	\$2,776.08
(411.376)	\$ 591.00
(411.316)	\$1,218.79

BE IT FURTHER RESOLVED, these purchases are for the 2024 contractual firefighters' uniforms and SCBA maintenance/testing.

APPROVE PAYMENT TO TELEFLEX: AMBULANCE

By: _____

CITY COUNCIL CHAMBERS

No. 37807

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment of \$1,100.00 from the General Fund Account (412.243) to Teleflex for ambulance supplies.

ACCEPT QUOTE AND APPROVE PAYMENT TO MATRIX IMAGING SOLUTIONS, INC. FOR THE 2025 REFUSE COUPONS: REFUSE

By: _____

CITY COUNCIL CHAMBERS

No. 37808

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment of not to exceed \$4,000.00 to Matrix Imaging Solutions, Inc. for the printing and mailing of the 2025 Refuse coupons to be charged to the following General Fund (01) Accounts (427.342) and (427.215).

PERMISSION TO PAY CERTAIN 2025 BILLS: GENERAL FUND/LIQUID FUELS: A/F

By: _____

CITY COUNCIL CHAMBERS

No. 37809

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby grant permission to the Department of Accounts and Finance to process payments of all 2024 utilities, contractual services, i.e. insurance payments, maintenance agreements, lease agreements, gasoline purchases, pool chemicals, tipping fees and liquid fuel expenses, as predesignated, and expenditures subject to advertised bidding, and vendors: Winter Equipment, Bradford Tire, Fleet Pride, Johnsons Tire Service, Bound Tree, Municipal Emergency Services, Teleflex, Witmer, Markl Supply-for police equipment/uniforms, Galls, Barber Chemicals, Metalico, Sandburg Oil, Hunter Truck, New Enterprise Stone and Lime Co., IA Construction, (hot patch, cold patch, aggregate) Liquid Fuels expenses at predesignated and expenditures subject to advertised bidding.

APPROVE PAYMENT TO CLOSES LUMBER: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37810

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby approve payment to Closes Lumber in the amount of \$4,088.47 from the Rental Properties account for the purchase of kitchen cabinets for 12 Fisher Avenue.

AUTHORIZE THE PROPER OFFICERS OF THE CITY OF BRADFORD TO EXECUTE AN ENTERPRISE ZONE LOAN AGREEMENT WITH JOSHUA KAHLE: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37811

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that

WHEREAS, Joshua Kahle has completed an Enterprise Zone Loan application for \$60,000.00 for renovations of two upstairs apartments located at 11 Kennedy Street; and

WHEREAS, Joshua Kahle has satisfactorily met the requirements of the City's Enterprise Zone Loan program and

NOW, THEREFORE, BE IT RESOLVED that the proper officers of the City of Bradford are authorized to enter into a loan agreement and security documents with Joshua Kahle for the amount of \$60,000.00 at an interest rate of 3%.

APPROVE GRANT IN THE AMOUNT OF \$60,205.00 TO WILLIAM ROGGENBAUM FOR THE REHABILITATION OF 18 MARION AVENUE: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37812

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that

WHEREAS, the City of Bradford has made housing rehabilitation funds available to City residents through its 2023 HOME Programs and,

WHEREAS, the OECD housing rehabilitation staff recommends that HOME funding in the amount of \$60,205.00 in the form of a housing rehabilitation grant to assist William Roggenbaum with the rehabilitation of 18 Marion Avenue; and,

WHEREAS, upon City Council approval, William Roggenbaum Gaze will enter a contract with Dream Builders Plus, Inc. in the amount of \$60,205.00 for the rehabilitative work.

NOW, THEREFORE BE IT RESOLVED that the City Council of the City of Bradford hereby authorizes the proper officers of the City of Bradford to enter into a Rehabilitation Grant Agreement with William Roggenbaum and further authorizes the OECD to make payments not to exceed \$60,205.00 to Dream Builders Plus, Inc. upon inspection and approval of the rehabilitation work by the OECD housing rehabilitation staff and the homeowner.

APPROVE ADDITIONAL GRANT PAYMENT OF \$4,500.00 TO CINDY O'NEIL FOR ADDITIONAL REHABILITATION WORK AT 229 BARBOUR STREET: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37813

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that

WHEREAS, on August 27, 2024, the City Council of the City of Bradford approved payment of a Hardship Grant for Cindy O'Neil in the amount of \$51,000.00 from the City's 2023 HOME Program for the Rehabilitation of 229 Barbour Street.

WHEREAS the replacement of rotted boards discovered after the removal of the original siding and the replacement of a furnace which were not included in the original scope of work; and,

WHEREAS the City's Housing Rehabilitation Director concurs with the additional scope of work and cost and recommends that this additional work be approved via Change Order No. 2 to the rehabilitation contract.

NOW, THEREFORE BE IT RESOLVED that the proper officers hereby approve an additional grant payment from the City's 2023 HOME Program in the amount of \$4,500.00 to Cindy O'Neil for additional rehabilitation/corrective work at 229 Barbour Street.

BE IT FURTHER RESOLVED that said grant funds will be disbursed to Cindy O’Neil and Hennard Construction upon completion of work and approval of the OECD housing rehabilitation staff.

APPROVE ADDITIONAL GRANT PAYMENT OF \$1,400.00 TO SUSANNE GAZE FOR ADDITIONAL REHABILITATION WORK AT 101 CATALPA STREET: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37814

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that

WHEREAS, on August 27, 2024, the City Council of the City of Bradford approved payment of a Hardship Grant for Susanne Gaze in the amount of \$60,900.00 from the City's 2023 HOME Program for the Rehabilitation of 101 Catalpa Street.

WHEREAS, after the removal of the original siding on the home rotted boards were discovered and replaced with pressure treated 2x10x10’s, 2x4x8’s, and OSB which were not included in the original scope of work; and,

WHEREAS, the City’s Housing Rehabilitation Director concurs with the additional scope of work and cost and recommends that this additional work be approved via Change Order No. 1 to the rehabilitation contract.

NOW, THEREFORE BE IT RESOLVED that the proper officers hereby approve an additional grant payment from the City's 2023 HOME Program in the amount of \$1,400.00 to Susanne Gaze for additional rehabilitation/corrective work at 101 Catalpa Street.

BE IT FURTHER RESOLVED that said grant funds will be disbursed to Susanne Gaze and Hennard Construction upon completion of work and approval of the OECD housing rehabilitation staff.

AUTHORIZE THE PROPER OFFICERS OF THE CITY OF BRADFORD TO EXECUTE A DOWNTOWN REVOLVING LOAN AGREEMENT WITH ABIGAIL LEPOSA: OECD

By: _____

CITY COUNCIL CHAMBERS

No. 37815

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that

WHEREAS, Abigail Leposa has completed a Downtown Revolving Loan fund application for \$8,500.00 for start-up expenses necessary to operate a new business to be located at 125 Main Street; and

WHEREAS, Abigail Leposa has satisfactorily met the requirements of the City’s Downtown Revolving Loan Fund Program and

NOW, THEREFORE, BE IT RESOLVED that the proper officers of the City of Bradford are authorized to enter into a loan agreement and security documents with Abigail Leposa for the amount of \$8,500.00 at an interest rate of 3%.

RESCIND RESOLUTION NO. 37790, THE TRANSFER OF APRA MONIES TO CAPITAL RESERVE ACCOUNT DATED NOVEMBER 26TH, 2024: A/F

By: _____

CITY COUNCIL CHAMBERS

No. 37816

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers rescind resolution no. 37790 in the amount of 30,490.31 from the new police station

AUTHORIZE TRANSFER FROM AMERICAN RECOVERY PLAN ACT ACCOUNT (05) FUND MONIES TO THE CAPITAL RESERVE (18) ACCOUNT: A/F

By _____

CITY COUNCIL CHAMBERS

No. 37817

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers hereby authorize the transfer of ARPA (05) Account monies to Capital Reserve (18) Account in the amount of \$30,540.29 for the purchase of a new Police Station on W. Washington Street.

AUTHORIZE THE TAX COLLECTOR TO CLOSE THE AMERICAN RECOVERY PLAN ACT (05) ACCOUNT AT THE BANK: A/F

By _____

CITY COUNCIL CHAMBERS

No. 37818

Bradford, Pa. December 10, 2024

RESOLVED, By the City Council of the City of Bradford, that the proper officers now authorize the City Treasurer to close the American Recovery Plan Act (05) Account at the bank.

BE IT FURTHER RESOLVED the remaining balance of \$30,540.29 will be transferred into the Capital Reserve Account.