

BOROUGH OF GIRARDVILLE

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Regular Meeting

Place: Municipal Bldg. Date: Wednesday, September 10, 2025 Time: 7:30PM

OPEN MEETING:

Meeting opened with the Pledge of Allegiance led by Council President Charles Marquardt

ROLL CALL:

Present: Mayor Michael Zangari
President Charles Marquardt
Vice President Joseph Kessler
Brian Dempsey

Councilman David Willis
Councilwoman Tammy Zangari
Solicitor Shane Hobbs

Secretary/Treasurer/AORO Harley
Ingersoll

PUBLIC COMMENT ON THE AGENDA:

Alex Gregis inquired whether the list of borough properties to be posted would be available at the borough building or only online. Solicitor Shane Hobbs explained that a list of 33 properties exists, with 17 prioritized by Council. Posting has been delayed due to title issues and demolition lien research, but a copy can be provided at the borough office once finalized and will also be posted to the Borough's Website.

Mr. Gregis also asked about the Schuylkill County Multi-Jurisdictional Hazard Mitigation Plan. David Willis and Solicitor Hobbs explained that it is a county-wide plan that municipalities must adopt to remain eligible for certain funding opportunities. Adoption does not appear to bind the Borough to additional FEMA regulations, though some questions remain.

Code Enforcement Billing

Jim Petusky questioned invoices submitted by Code Enforcement Officer Hazlett, stating his contract already covers inspections and that the Borough is being double-billed (a \$1,000 monthly fee plus separate invoices for inspections). He cited contract language showing inspections are included.

David Willis clarified that the \$1,000 covers Hazlett's 25 contracted hours, while separate invoices are for inspection services.

Angie Butler and Mr. Petusky argued that inspections should be included under the contract.

Solicitor Hobbs suggested the additional invoices reflect common practice but acknowledged the contract language could be interpreted otherwise. Debate continued among Council, Solicitor Hobbs, Mr. Petusky, and audience members, with no resolution reached.

Meeting Minutes Issue

Mr. Petusky raised concerns about the December 2024 minutes being illegible due to printer issues, arguing approval violated the Sunshine Act.

Harley Ingersoll explained the minutes were from the prior secretary and printed before the new printer was installed; reprinting would require the former secretary's signature.

Council agreed to locate or reprint a legible version. David Willis stated his copy was clear and he could provide it.

Additional Notes

Heated exchanges occurred throughout, with overlapping conversation making portions unclear.

Mr. Petusky indicated he had further Right-to-Know materials to present after the meeting.

APPROVAL OF REPORTS:

Minutes: Motion to accept Minutes of the previous meeting made by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. **Vote: All. Motion Carried.**

Treasurer's Report: Motion to accept Treasurer's Report of the previous meeting made by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. **Vote: All. Motion Carried.**

Tax Collector's Report: Motion to accept Tax Collector's Report and pay the Tax Collector made by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. **Vote: All. Motion Carried.**

Mayor Report: Michael Zangari

Mayor requested a motion to approve the cancellation of October's Street sweeping.

A Motion to accept the report and motion was made by Charles Marquardt, Motion Accepted by Joseph Kessler and seconded by Brian Dempsey. **Vote: All. Motion Carried.**

Code Enforcement Officer's Report: Michael Zangari

Rental Unit Inspections 20, Condemnations 8, Notice of Violations Issued 10, Quality of Life Tickets 9, and Complaints Investigated 6.

A Motion to accept the report was made by Charles Marquardt, Motion Accepted by Tammy Zangari and seconded by David Willis. Vote: All. Motion Carried.

REVIEW AND AUTHORIZATION TO PAY BILLS: *A motion was made to approve by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. Vote: All. Motion Carried.*

UNFINISHED BUSINESS:

- a. *Borough Owned Properties*
 - a. Solicitor Shane Hobbs reported that the Borough is close to listing properties for sale, pending confirmation from the County regarding demolition liens. Sales will be advertised in the newspaper and on the Borough website with minimum bid amounts and bidding instructions. Council may consider a special meeting to open bids following a 30–45 day period. Properties may need to be relisted if deposits are not made properly. Council confirmed that bidders must be in good standing with the Borough, with all sewer and tax balances paid prior to bidding.
- b. *Borough Website is LIVE!*
 - a. Council President Charles Marquardt reported that the Borough's official website, www.girardvilleborough.org, is now live. He noted that one page remains under construction due to the volume of ordinances and resolutions requiring scanning and formatting. Once completed, the site will be fully operational.
- c. *New Phone Systems Installed*

NEW BUSINESS:

- a. *Resolution 2025-6: The Schuylkill County Multi-jurisdictional Hazard Mitigation Plan*
 - b. Solicitor Shane Hobbs summarized Resolution No. 2025-6 adopting the plan, noting it is required under the Federal Disaster Mitigation Act of 2000 for FEMA funding eligibility and has implications for flood insurance under the National Flood Insurance Act.
 - c. Hobbs reported the plan was distributed to all municipalities by the County Planning Department and read the key commitments, including use of the plan for hazard mitigation, support of countywide efforts, participation in the planning partnership, and submission of the resolution for FEMA approval.

COMMUNICATIONS / LETTERS / FLYERS / NOTICES

- a. *Baseball Field Blockbuster – Showing: Wicked on September 20th, 2025 at dusk*
 - a. David Willis noted the last movie in the series is a long but great film and recommended attendance for all ages. Acknowledged Mike Manbeck for sponsoring snacks and the LAOH and AOH for organizing the trip to the Emerald City.
- b. *Halloween Parade & Trunk or Treat to take place on October 26th, 2025. Parade at 3:30PM followed by the Trunk-or-Treat Event on the basketball courts at 4:00PM.*
 - a. Charles Marquardt announced the Halloween parade and Trunk or Treat on October 26, 2025, with the parade at 3:30 PM and Trunk or Treat on the basketball courts at 4:00 PM. Tammy Zangari noted that in case of bad weather, the event could be moved to the gym with tables set up. David Willis explained that last year's event was mainly businesses and groups handing out candy, welcomed participants to set up their own cars, and reported approximately 130 children attended—the highest attendance since the 1970s. Attendees agreed the Trunk or Treat is safer than traditional street trick-or-treating, which included adults collecting candy. Tammy Zangari clarified there are no plans to hold nightly trick-or-treating this year. Some public comments expressed disappointment about limiting traditional Halloween activities, but the Council noted further discussion would occur.
- c. *Girardville Civic Association requesting use of the Little League Concession stand to hold a Pork & Kraut Dinner fundraiser on Election Day (November 4, 2025) A Motion to approve the request was made by Charles Marquardt, Motion Accepted by Tammy Zangari and seconded by Brian Dempsey. Vote: All. Motion Carried.*
- d. *Letter received from Good Time's Club requesting to hold a Tag Day on September 21, 2025 from 9AM to 12PM*
 - a. Charles Marquardt requested a motion to approve the Girardville Good Time Club holding a tag day drive. Breaking meeting decorum, Jim Petusky from the audience, argued that in Pennsylvania, tag days are generally illegal unless conducted at a four-way stop or on an out-of-state highway, and suggested further review. He clarified that fire companies and ambulance organizations are permitted to conduct tag days. Shane Hobbs indicated he would review the issue to confirm legality and report back to Council. Charles Marquardt stated a motion could be made pending Shane's review. David Willis abstained from the vote

due to his membership in the Good Time Club. *A Motion to approve the request pending legal review was made by Charles Marquardt, Motion Accepted by Brian Dempsey and seconded by Tammy Zangari. Vote: All. Motion Carried.*

e. Retirement of Frank Zangari as Girardville Borough Fire Chief effective December 31, 2025

a. Charles Marquardt thanked Frank for his years of service to the borough and wish him a happy retirement. Motion to accept Fire Chief Zangari's retirement made by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. Vote: All. Motion Carried. (Councilwoman Tammy Zangari abstained from vote due to conflict of interest)

REPORTS ON COMMITTEES, COUNCIL MEMBERS AND SOLICITOR:

- a. Parks & Recreation-* David Willis reported that several swings at B Street Park were replaced, including new baby swings, and mulch was added to Oak Street Park. A cosmetic issue with a sliding board at B Street Park was repaired, and fence work is ongoing at C Street Park. Again, breaking meeting decorum, Jim Petusky raised concerns that C Street Park is not ADA accessible; Willis confirmed that a handicap entrance will be installed on the side near John Burke's garage, with double gates for vehicle access if needed. Signage indicating the park closure will be installed this week. No additional items were raised.

OPEN THE FLOOR FOR PUBLIC COMMENT:

Jim Petusky expressed repeated frustration with the Borough's handling of Right-to-Know requests, directing criticism toward Secretary, Treasurer, and Open Records Officer Harley Ingersoll. He alleged that his requests are routinely denied or inconsistently answered, citing as an example his attempt to obtain Alex Gregis's letter of interest for the GAMA position, where he claims the attached work history was omitted and later misclassified under the exemption for academic transcripts. Petusky further pressed for records related to a 2019 Notice of Violation issued against the Rangers for allegedly filling and elevating a half-acre lot within the floodplain—an act he warned could jeopardize Girardville's flood insurance. He asserted that the certified violation notice was mailed and signed for by Heath Ressler, yet the Borough maintains it has no such record, no variances, and no permits. When Petusky insisted Ingersoll was obligated to obtain the notice directly from the Rangers, Ingersoll firmly clarified that the Rangers are not subject to Right-to-Know and the Borough has no authority to compel them to release documents. Petusky continued to argue, accusing the Borough of improper denials and highlighting that three Right-to-Know lawsuits are currently pending as a result. Throughout the exchange, Solicitor Shane Hobbs attempted to redirect Petusky to the appeals process and noted that lawsuits are a common outcome of Right-to-Know disputes, while Petusky insisted the Borough's inaction created liability and neglected a violation with potential consequences for hazard mitigation and flood coverage.

Mike Manbeck raised concerns about ongoing delays and lack of progress in addressing persistent code enforcement issues. He first questioned the outcome of a June hearing that Borough Code Officer Nick missed, asking whether it was ever refiled and resolved. Solicitor Shane Hobbs and Council members attempted to clarify, explaining that the matter had been refiled, but the property owner had not entered a plea, and the case was now tied into proceedings before the Court of Common Pleas. Council further noted that a constable would be required to serve the property owner, which had recently been approved at a workshop. Manbeck then shifted to the broader issue of enforcement, pointing out that for seven months he has raised concerns about blighted properties—including one on Mahanoy Avenue, the railroad-owned property with overgrown sidewalks, and a residence associated with repeated yard sales—yet no visible progress has been made. He described the conditions as “a shithole” and emphasized that while Council frequently responds by noting actions taken, no improvements are apparent on the ground. Council responded that the Mahanoy Avenue property was awaiting constable service, the yard sale property had been cited under both Quality of Life and zoning violations, and that efforts with the railroad had yielded little cooperation. Manbeck expressed ongoing frustration, noting that his own property expenses increase each winter as he is forced to heat the adjoining blighted structure, and that despite seven months of complaints, the Borough appears “no farther ahead.” He concluded by warning that the deteriorating property was structurally unstable, being held up only by boards.

Edward Labie raised ongoing concerns about a hazardous storm drain located at the corner of A Street and Shrub. He explained that the issue has persisted for nearly three years, dating back to when the street was repaved. At that time, every storm drain along the paving route was raised and repaired except this one, which sits lower than the pavement. Labie stated that the failure to address it has left the drain dangerous and unusable, with cones sitting there for over two years and now even a tree growing up through it. He noted that his mother fell in the drain, resulting in significant medical bills, and that while he could have fixed it himself, his lawyer advised him it was borough property and therefore the responsibility of the municipality. Labie expressed frustration that despite repeated complaints and assurances that engineers or contractors would address the problem, nothing has been done.

Council members and Solicitor Shane Hobbs acknowledged the issue and discussed the confusion between Aqua, their contractor, and the Borough over responsibility for the repair, as well as ordinance language complicating accountability. Hobbs noted that the matter might require a motion for the Borough to authorize in-house staff or a contractor to perform the

work. Michael Zangari suggested moving forward with either option to ensure the hazard is finally addressed. The conversation overlapped briefly with the Mayor and other council members regarding the broader issue of delayed punch-list items and the Street Department's workload. Labie reiterated that the repair is simple—raising the grate a few inches with brick and patching around it—and urged immediate action to prevent further risk.

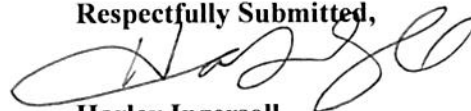
Jim Petusky raised concerns that his prior complaint about approximately 30 junk cars on C Street—some on private yards, Borough property, and Girard Estate property—had not been addressed despite submitting a formal complaint form to Secretary/Treasurer and Open Records Officer Harley Ingersoll. He criticized the inconsistency in enforcement, stating that while junk vehicles remain untouched, the Mayor authorized cars to be removed during street sweeping, which in some cases caused unnecessary damage. Councilman David Willis responded that the Girard Estate recently indicated they wish to be involved in towing enforcement, and he had spoken with their representative about the matter. Petusky remained frustrated, pointing to additional problem properties and emphasizing that ticketing should have been carried out consistently. Following this, Angie Butler raised questions regarding the towing of her daughter's vehicle during street sweeping. She explained that the car was improperly hooked by the tow truck driver after the sweeper had already passed, resulting in damage, and that the vehicle had not been posted with an orange Quality of Life ticket. Butler pressed for clarity on who has the authority to order a tow—the Code Enforcement Officer, Borough Council, or another official—and whether vehicles must first be cited before being removed. Solicitor Shane Hobbs attempted to explain the procedure, noting that typically the Code Officer cites or posts vehicles before involving a tow service, and that enforcement of street sweeping originates from Council authorization. Petusky interjected, arguing that no ordinance authorizes street sweeping enforcement in this way and further citing language from the Borough's Quality of Life ordinance requiring a 72-hour abatement period before the Borough can take action. The discussion became disorderly, with multiple participants speaking over one another, making portions of the exchange unclear. Mayor Michael Zangari eventually clarified that the remaining street sweeping dates had already been canceled and assured that Council is reviewing the matter to prevent similar issues in the future.

During the final segment of public comment, Alex Gregis raised concerns regarding a dumpster placed on Main Street near the former cannon site. He explained that its original placement was so close to the corner and alleyway that drivers could not see oncoming traffic, creating a dangerous condition, particularly with truck traffic. Council President Charles Marquardt and Mayor Michael Zangari confirmed that the borough's code officer had already contacted the property manager, resulting in the dumpster being moved back about 15–20 feet, with assurances it would be removed soon as part of an ongoing property cleanout. Gregis stressed that the dumpster should have been located elsewhere from the start, as even its temporary placement posed significant safety hazards. Jim Petusky then questioned whether the borough's dumpster ordinance—which requires permits—was properly followed, asking if permits were issued and whether placement was officially approved. Mayor Zangari responded that a permit had been applied for and that Mr. Hazlett was the one who approved the location. Petusky criticized Hazlett's judgment, sarcastically suggesting he should be paid more despite "not doing a very good job." The discussion concluded with officials noting that Nick, the code officer, had instructed the property manager to move the dumpster back, and follow-up would continue to ensure compliance.

MOTION TO ADJOURN: *A motion to adjourn the meeting was made by Charles Marquardt, accepted by Joseph Kessler and seconded by Brian Dempsey. Vote: All. Motion Carried.*

**The Next Meeting Held On:
Wednesday, October 8, 2025**

Respectfully Submitted,



**Harley Ingersoll
Secretary/Treasurer**