

# BOROUGH OF GIRARDVILLE

201 North 4th Street

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## Regular Meeting

Place: Municipal Bldg. Date: Wednesday, December 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:

### 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 Tammy Zangari. **Vote: All. Motion Carried.**

### Mayor Report: Michael Zangari

- The Richard Street Bridge weight postings will be lowered from 22T/28T to 8T/11T. New signage has been ordered and must be placed on borough roads due to PennDOT restrictions.
- Additional "No Trucks" signage will be installed due to GPS routing issues.
- A Narcan box was installed and includes Narcan, xylazine test strips, and fentanyl test strips. Location selected for proximity to parks and past needle issues. The box is camera-covered but unmonitored.

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

### Code Enforcement Officer's Report: Michael Zangari

- 9 citations issued
- 1 warrant
- 1 trial scheduled
- 2 properties condemned (3 structures total)

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

### REVIEW AND AUTHORIZATION TO PAY BILLS:

Fire Chief salary added, adjusting General Fund bills to **\$18,214.42**.

*Motion to amend bills made by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. Vote: All. Motion Carried.*

*A motion was made to approve the bill list by Charles Marquardt, Motion Accepted by David Willis and seconded by Brian Dempsey. Vote: All. Motion Carried.*

## **UNFINISHED BUSINESS:**

*NONE*

## **NEW BUSINESS:**

### **1) 2026 Budget Presentation: Read by Council Vice President, Joseph Kessler**

Total Expenditures: \$404,963

Total Revenues: \$619,428

No new taxes anticipated.

*Motion to advertise/display the 2026 Budget made by Charles Marquardt, Motion Accepted by David Willis and seconded by Bran Dempsey. Vote: All. Motion Carried.*

***REMINDER: Special Meeting to Adopt Budget: December 22, 2025 at 6:00 PM.***

### **2) 2026 Payroll Schedule**

*Motion to approve the 2026 payroll schedule made by Charles Marquardt, Accepted by Joseph Kessler, seconded by David Willis. Vote: All. Motion Carried.*

### **3) Automatic Bill Payments for 2026**

*Motion to approve the list of automatically approved bills made by Charles Marquardt, Accepted by Joseph Kessler, seconded by Brian Dempsey. Vote: All. Motion Carried.*

Discussion included pre-paying GAMA to receive a \$10 discount.

*Motion to approve made by Charles Marquardt, Accepted by David Willis, seconded by Tammy Zangari. Vote: All. Motion Carried.*

### **4) Resolution 2025-8: Setting 2026 Real Estate Tax Rate**

The proposed millage of **25.7 mills** was challenged due to county reassessment requirements. Borough must calculate the revenue-neutral millage.

***Resolution tabled until the December 22, 2025 Budget Meeting.***

### **5) Resolution 2025-9: America 250A Participation**

Resolution to participate in America's 250th anniversary events and signage.

*Motion to approve made by Charles Marquardt, Motion Accepted by Tammy Zangari and seconded by Brian Dempsey. Vote: All. Motion Carried.*

## **COMMUNICATIONS / LETTERS / FLYERS / NOTICES**

### **1) Helping Harvest 2026 Dates**

*Motion to approve the Helping Harvest distribution dates for 2026 made by Charles Marquardt, Accepted by Tammy Zangari and seconded by David Willis. Vote: All. Motion Carried.*

## **REPORTS ON COMMITTEES, COUNCIL MEMBERS AND SOLICITOR:**

### **a. Streets Department:** Crews were out salting; truck has returned.

## **OPEN THE FLOOR FOR PUBLIC COMMENT:**

### **Resident: Danny Heiser**

Danny requested an update regarding ongoing code enforcement issues with a neighboring condemned property that has been collapsing for years. He stated:

- Multiple citations were issued several months ago.
- The constable has still not served the citations, as confirmed on the court docket which continues to show "awaiting plea."
- The property remains unsecured and hazardous.

- He requested that council follow through with the action previously discussed: moving the case directly to Common Pleas Court to compel remediation.

**Solicitor Hobbs** responded:

- Council is permitted to initiate a Common Pleas action but must vote to do so.
- These cases can be time-consuming and require multiple filings and hearings.
- A similar property on Main Street is already in Common Pleas and has been progressing slowly.
- Court backlogs caused by changes in district judges have also delayed citation service.
- Ultimately, Common Pleas judges can compel compliance or transfer property for demolition in severe cases.

Council members confirmed that a motion had been made months earlier to pursue stronger enforcement and agreed the matter needs follow-up.

**Resident: Theresa Powell**

Ms. Powell expressed ongoing concerns about trespassing and unauthorized occupancy at the condemned property located at 308 Preston Avenue. She reported:

- Individuals are repeatedly entering the home despite posted “Do Not Enter” notices.
- She witnessed people inside smoking and using the property after forcing entry.
- She personally secured the property by locking doors, only for trespassers to return.
- Siding that detached during a storm struck her window; she hired someone to remove it because she received no response after asking for help.
- She has attempted to contact the property owner numerous times without success.
- Multiple complaints have been made with little to no improvement from the owner.

**Council Response:**

- Mayor Zangari noted Code Enforcement previously visited the property earlier in the year.
- He will pull prior reports to determine next appropriate action.
- Council President asked the resident to speak with him after the meeting so the Borough can directly contact the owner and determine enforcement steps.

**PUBLIC COMMENT SUMMARY**

Council acknowledged the concerns regarding both properties and agreed that code enforcement follow-up is necessary. Residents with additional details were invited to speak with officials after the meeting.

**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:**  
**Monday, December 22, 2025 at 6:00PM**

**Respectfully Submitted,**

**Harley Ingersoll**  
**Secretary/Treasurer**