

**MINUTES
NORTH EAST BOROUGH COUNCIL**

**Monthly Meeting
October 6, 2025**

COUNCIL MEMBERS PRESENT:

Amber Belson, President
Ryan McGregor, Vice President
Todd Luke, President Pro Tem
Nancy Anderson
Heather Jones

OTHERS PRESENT:

Bobbi Jo Morey, Mayor
Emma Scully, Junior Council Person
Patrick Gehrlein, Borough Manager
Lydia Caparosa, Solicitor
Rebecca Bliss, Administrative Assistant
Julio Pazmino, Waste Water Supervisor
Wayne Yokom, Streets Supervisor
Mark Hamman, Assistant Streets Supervisor
Tyler Simmer, Water Supervisor
Sean Lam, Police Chief
Nancy Schneider
Joseph Schneider
Jan Abate
Jane Mead
Nader Mousa
Pattie Stempka
Others present, not signed in

PUBLIC HEARING:

Borough Council President A. Belson called the Public Hearing to order at 6:00 p.m.

Ordinance No. 936 – Amending and Restating Ordinance No. 815 A – Dangerous Structures

There were no public comments regarding Ordinance No. 936.

Ordinance No. 937 – Amending and Restating Ordinance No. 856 – Common Nuisance

J. Abate, 194 Eastwood Drive, asked Council to amend the proposed ordinance to include bans on burning. She stated that her health is negatively affected by the odor and smoke in her neighborhood.

Ordinance No. 938 – Amending and Restating Ordinance No. 908 – Property Maintenance

N. Mousa, 72 South Lake Street, stated that three people asked him to attend the meeting to ask questions about the ordinance, inquiring about what would be included. R. McGregor stated that only the enforcement portion of the ordinances were being changed, not the actual property standards.

The Public Hearing ended at 6:04 p.m.

The regular monthly meeting of North East Borough Council will be held Monday, October 6, 2025, at 6:00 p.m. in Council Chambers.

CALL TO ORDER:

At the conclusion of the Public Hearing, Borough Council President A. Belson called the meeting to order at 6:04 p.m., at which time the Pledge of Allegiance was recited.

INVOCATION:

R. McGregor offered the invocation.

MINUTES:

H. Jones motioned to approve the September 2, 2025, minutes as presented. T. Luke seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

EXPENSE REPORT:

T. Luke motioned to approve the Expense Approval Report as presented. R. McGregor seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

CITIZENS TO BE HEARD:

J. Abate, 194 Eastwood Drive, stated that the Pennsylvania Code is stricter than the North East Borough code in prohibiting burning. She stated that if emissions are visible, they cannot go outside of the property. She also stated that she has an air quality sensor which proves her difficulty breathing.

N. Schneider, 64 Eaton Drive, stated her support for the proposed ordinances and updated enforcement guidelines.

REPORTS FROM ELECTED OFFICERS:

There were no Reports from Elected Officers.

REPORTS FROM APPOINTED OFFICERS:

There were no Reports from Appointed Officers.

REPORTS FROM STANDING COMMITTEES:

There were no Reports from Standing Committees.

REPORTS FROM SPECIAL COMMITTEES:

There were no Reports from Special Committees.

UNFINISHED BUSINESS:

Ordinance No. 936 – Amending and Restating Ordinance No. 815 A – Dangerous Structures

R. McGregor motioned to approve Ordinance No. 936 – Amending and Restating Ordinance No. 815A – Dangerous Structures as presented. H. Jones seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

Ordinance No. 937 – Amending and Restating Ordinance No. 856 – Common Nuisance

R. McGregor motioned to approve Ordinance No. 937 – Amending and Restating Ordinance No. 856 – Common Nuisance as presented. N. Anderson seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

Ordinance No. 938 – Amending and Restating Ordinance No. 908 – Property Maintenance

H. Jones motioned to approve Ordinance No. 938 – Amending and Restating Ordinance No. 908 – Property Maintenance as presented. T. Luke seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

NEW BUSINESS:

Resolution 10062025-1: FY 2025 CDBG Allocation

P. Gehrlein stated that the proposed resolution is for an annual application for funding through Erie County, which will be used for streetscape improvements to Wall Street, West Street, and South Pearl Street. H. Jones motioned to approve Resolution 10062025-1: FY 2025 CDBG Allocation as presented. T. Luke seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

Resolution 10062025-2: CFA Local Share Act – East Main Street

P. Gehrlein stated that the proposed resolution will be used to fund streetscape improvements on East Main Street, requesting \$950,000 as allocated through the state. N. Anderson motioned to approve Resolution 10062025-2: CFA Local Share Act – East Main Street as presented. R. McGregor seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

Request to activate Civil Service for the establishment of an eligibility list

Chief Lam stated that the previously offered conditional offer of employment was declined, therefore a new eligibility list is required to restart the hiring process. T. Luke motioned to approve the Request to activate Civil Service for the establishment of an eligibility list as presented. R. McGregor seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

Gibson: VFW Post 4789 – Veteran’s Day Ceremony (November 11)

H. Jones motioned to approve the request for Gibson Park: VFW Post 4789 – Veteran’s Day Ceremony (November 11) as presented. T. Luke seconded. After a roll call vote, the motion carried unanimously. The vote was as follows:

Nancy Anderson	<u>Yes</u>	Todd Luke	<u>Yes</u>
Amber Belson	<u>Yes</u>	Heather Jones	<u>Yes</u>
Ryan McGregor	<u>Yes</u>		

Second Monthly Meeting – October 20, 2025, if needed

P. Gehrlein stated that a second monthly meeting is not needed.

CORRESPONDENCE:

Police Chief Report
Code Enforcement Report
Departmental Report
Manager’s Report
Commissions and Authorities
Fuller Hose 2026 Donation Request

ANNOUNCEMENTS:

Mayor Morey – North East Borough Trick or Treating Hours: Friday, October 31, hours 6:00 – 8:00 p.m.

PUBLIC COMMENTS:

N. Schneider, 64 Eaton Drive, thanked the Council for updating the ordinances and considering the community.

J. Mead, 198 Eastwood Drive, stated that no one should have the right to have a full-blown bonfire at all times.

ADJOURNMENT:

At 6:159 p.m. H. Jones motioned to adjourn. N. Anderson seconded. The motion carried unanimously.

Rebecca Bliss (October 7, 2025)

Patrick Gehrlein, Borough Manager