

**Yardley Borough Council Meeting  
May 16, 2023**

The meeting was held in Borough Hall with the following members present:

Kim Segal-Morris  
Uri Feiner

Caroline Thompson  
John McCann

David Appelbaum  
Don Carlson

Council member(s) not in attendance: Matthew Curtin

Also in attendance were Mayor Chris Harding, Chief Joseph Kelly, Borough Manager Paula Johnson, Engineer Patrick Foley, and Solicitor Andrew Griffin.

I. CALL TO ORDER – Caroline Thompson, President

The meeting was called to order at 7:30.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. COMMUNITY ANNOUNCEMENTS

- Michele Sharer, Friends of Lake Afton. 5/20, 12-4 – boat ride fundraiser. Yardley souvenirs will be sold as well. All proceeds go to support the upkeep of Lake Afton.
- Shirley Corsey, Gather Place. A community poem was created at the recent poetry workshop fundraiser. A recording is available at Gatherplace.org. In collaboration with Young Rembrandts, summer art camps will be offered at Gather Place. Camps are open to ages 5-14 and run from 6/19 to the end of August. The cost is \$175 per week with some of the proceeds going to Gather Place.
- Parks and Rec upcoming races: Yardley 5k – Sunday 5/21 and Yardley Main Street Mile, 5/29
- On Tuesday 6/6 at 6:30pm there will be a gathering in front of Borough Hall in support of LGBTQ+ rights. Mr. Appelbaum requested the consensus of Council, which was granted.

V. PUBLIC COMMENT

none

VI. CONSIDERATION OF CONSENT AGENDA DATED May 16, 2023

A. Approval of Minutes Dated May 2, 2023

Mr. Feiner motions to approve the Consent Agenda dated May 16, 2023, which is seconded by Mr. Appelbaum.

A vote was held, and motion passes 4-0-2.

## VII. Consideration of the Final Approval for the Yardley Inn Land Development Application

A stenographer recorded verbatim minutes from the public hearing portion of the meeting, Items VII and VIII.

Representatives for TYI Yardley Inn Holdings, LLC presented an overview of the development.

Representatives from TYI Yardley Inn Holdings entertained questions from Council and the public.

### Public Comment

Barry Sharer, a member of Sewer Authority, questioned if approvals from the Sewer Authority will be obtained. All proper approvals will be obtained through RVE once approval of the project is granted by Council.

Mr. McCann motions in favor of the Final Approval for the Yardley Inn Land Development Application, which is seconded by Mr. Appelbaum.

A vote was held, and the motion passes 6-0.

## VIII. CONDITIONAL USE HEARINGS

### A. Application for Permanent Outdoor Dining at 82 E. Afton Ave, TYI Yardley Inn Holdings, LLC

Mr. McCann motions to mark the slide deck presentation as Exhibit A-1, which is seconded by Mr. Appelbaum.

A vote was held, and the motion passes 6-0.

Mr. Peter Golden was sworn in.

Mr. Michael Rafael was sworn in.

Mr. David Stewart was sworn in.

Representatives entertained questions from Council and from the public.

Mr. Carlson motions to approve the Application for Permanent Outdoor Dining at 82 E. Afton Avenue, which is seconded by Ms. Segal-Morris.

A vote was held, and the motion passes 6-0.

### B. Application for Outdoor Dining Tent at 82 E. Afton Ave. TYI Yardley Inn Holdings LLC

Mr. Peter Golden was sworn in.

Representatives entertained questions from Council and from the public.

Ms. Segal-Morris motions to approve the Application for Outdoor Dining at 82 E. Afton, which is seconded by Mr. Appelbaum.

A vote was held, and the motion passes 6-0.

X. MANAGER'S REPORT

A. Consideration to Accept the May 16, 2023 Finance Report  
Consensus was granted.

B. Approval to be Voting Delegate for PSAB Conference  
Manager Johnson will attend the PSAB Conference in June.

Ms. Segal-Morris motions to approve Paula Johnson to attend the PSAB Conference as a  
Voting Delegate, which is seconded by Mr. McCann.

A vote was held, and the motion passes 6-0.

XI. SOLICITOR'S REPORT

None.

XII. MAYOR'S REPORT

- Carry the Load surpassed their fundraising goal thanks to community generosity.
- Memorial Day celebration at the American Legion. Please bring families to learn the true meaning of Memorial Day.

XII. COUNCILMEMBER REPORTS

A. Kim Segal-Morris – Public Safety Committee, Human Relations Committee, EY,  
EAC

Experience Yardley has hosted a Porch Party and party in Buttonwood Park.

B. Uri Feiner - Public Works Committee, Planning Commission

Public Works met and discussed the final items concerning the sidewalk project.  
Mary Yardley Bridge – Attempting to move the process along to get the bridge  
completed and moving into the construction phase.

Grants – Seeking to apply for the no-match DCED grant for 2024. Request for  
approval to apply will come before Council soon.

C. Matt Curtin – General Government Committee, YMFC

n/a

D. John McCann – Community & Economic Development Committee, Historic &  
Architectural Review Board, Shade Tree

No report.

E. David Appelbaum – Community Outreach Committee, YBA, Parks and Rec

- Graffiti Ordinance – The committee of one will submit ordinance  
language in June for Council approval.
- The pass-through grant, which was applied for but was denied, will be  
resubmitted in August.

F. Don Carlson – ZHB, Sewer

No report.

- G. Caroline Thompson – Planning Commission  
No report.

## XII. DISCUSSION ITEMS

- A. Statement in Response to Accusations of Discrimination in Civil Service Commission Hiring Practices

Council President Thompson read a prepared statement and presented a slideshow with a thorough rebuttal of claims made publicly by a resident in a 5/2/23 e-mail regarding alleged claims of impropriety in the Borough's Civil Service Commission.

Two takeaways for the Civil Service Commission were outlined:

1. Ensure the CSC is submitting an annual report.
2. Eligibility lists should be maintained.

## XIII. OTHER BUSINESS

- A. Consideration of FEMA Funded 46 Brown Street Elevation – Payment Cert #2  
Mr. Carlson motions to approve Payment Certificate #2, which is seconded by Mr. Feiner.

A vote was held, and the motion passes 6-0.

- B. Consideration of FEMA Funded 81 North Delaware – Payment Cert #2  
Mr. Feiner motions to approve Payment Certificate #2, which is seconded by Mr. McCann.

A vote was held, and the motion passes 6-0.

- C. Consideration of FEMA Funded 81 N. Delaware Elevation Change Order #1  
Mr. Feiner motions to approve Elevation Change Order #1, which is seconded by Mr. McCann.

A vote was held, and the motion passes 6-0.

## XIV. ADJOURNMENT

Mr. Appelbaum motions to adjourn at 9:08, which is seconded by Mr. McCann.

A vote was held, and the motion passes 6-0.

Submitted by,  
Mary Ann McLean