



The Caleb Pusey House

# The Uplander



MacQueen Hall

The official newsletter of historic Upland Borough  
(Settled 1683; Incorporated 1869)



Vol. 2-7; July 2012 edition



## Who's Ready For Seconds?



The borough's seniors ate well (and for free!) at the Senior Citizen Breakfast at MacQueen Hall on June 4.



The Upland Senior Citizens Club meets to socialize and play games every Monday from 9am-3pm on the second floor of MacQueen Hall. Come join the fun!



### Wristbands Needed For July 4th Freebies

Upland residents who want to enjoy the free events and food offered at the annual Family Picnic at Bristol Lord Field on July 4 must be wearing a wristband issued by the borough office. Wristbands were distributed on June 23 to all families who had identification photos taken at any one of several photo sessions this Spring.

Borough Council's intent in instituting the wristband/photo ID program is to stop the intrusion of non-residents on borough-sponsored events, which are largely funded by taxpayer dollars.

Use of the wristband/photo ID program for community events later this year and next year is under consideration.

For more information on the Family ID Program, call the borough office at 610-874-7317.

### **Ball-Playing Restrictions Clarified To Reflect Original Intent**

Since 1969, the borough has had a law that prohibits certain activities in all public parks, and restricts ball playing in three parks, where playground equipment presents a hazard.

The list of banned (except with formal authorization from Borough Council) park activities includes: carnivals, fairs, circuses, helicopter rides, bungee jumping, fireworks, open fires, and overnight camping.

Ball playing is not allowed in Hill Street Park, Third Street Park, and in the Crozer Memorial Playground at Bristol Lord Field for safety reasons.

Ball playing is, of course, permitted on the baseball diamond at Bristol Lord Field.

Although this law has been on the books for decades, the prohibitions were recently discussed by council, as the park restrictions were slated to be stricken from the borough's updated zoning code and formally transferred over to the borough code on May 8.

Council Vice President Christine Peterson was the first to object to the notion of restricting "a 5-year-old from playing with a rubber ball," while she agreed with prohibiting older kids from playing with hardballs near houses.

During public comment at the May 8 meeting, Peterson was joined in dissent by a concerned resident, who said: "That's what the parks are there for, otherwise the kids will be playing ball in the streets."

With the language of the long-standing statute being questioned from both sides of the council table, Ordinance & Resolutions Committee Chairman Harold R. Peden suggested that the matter be tabled to give him a chance to reword the restrictions to better reflect the true intent of the law, which is to prevent injuries and property damage.

Peden noted that the enforcement policy for this law has essentially been non-enforcement for young children, while applying the restriction to older kids at a police officer's discretion.

At Council's June 12 session, two new sections were added to the longstanding ordinance to define "Ball playing" and put to rest any confusion.

The reworded ordinance now states: "The term "ball playing" shall be intended to include activities that are normally associated with practicing or playing the team-oriented sports of baseball and softball, where a bat and a ball are used. This section is not intended to limit activities of small children playing with wiffle balls, kick balls, large bouncy balls and the like."

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### **Business Inspections Underway**

Mandatory bi-annual fire safety inspections of every Upland business commenced in June and will continue through the summer months, Fire Marshal David Favinger recently reported to Borough Council.

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### **Upland PD Preps For Illegal Truckers**

Under a recently negotiated three-municipality pact, the Scale House on Third Street in Chester will soon be helping Upland and Parkside police officers keep oversized vehicles off borough roads. The fee for each truck weighed will be \$100, but the payoff for the boroughs will be much greater.

"I'm tickled to death over this tri-municipal agreement," Council President Edward Mitchell said of the cooperative effort. "This is a big plus for us."

Several Upland intersections (Sixth and Main Streets, in particular) have repeatedly been the scene of property and/or utility pole and wire damage caused by tractor-trailers that are not supposed to be using residential streets.

"That pole (at Sixth and Main) is hit on a daily basis and is getting thinner and thinner, and sooner or later, it's going to come down," stated Upland Police Chief John Easton.

PennDOT and the Pennsylvania State Police offer special training courses for police officers to certify them for oversize-vehicle stops and roadside inspections. In June, two Upland officers (Patrolmen William Meyer and Sean Dougherty) completed a five-day PennDOT course on truck-weighing procedures, according to Easton. The pair will attend a three-day course offered by the state police in July to be certified for roadside inspections.

"Once we get two officers certified, we're going to be on these trucks like flies on honey," said Easton.

While the goal of curbing illegal truck traffic is the safety and well-being of borough residents, Easton admits that the financial rewards for enforcement are another incentive. Despite trucking citations often being thousands of dollars, having a truckload of cargo impounded is generally not an option for truckers, so citations are commonly paid "almost instantly" with a credit card, Easton noted.

In a related matter, Easton has informed Borough Council that he will be petitioning the PA State Police to allow the Upland PD to have jurisdiction over the fraction of a mile of I-95 that passes through the borough's eastern side. Easton noted that the state has recently turned over the patrol duties for other high-volume highways to local police departments, so he is hoping that a similar move will soon increase Upland's patrol area slightly, but quite significantly.

As of June 12, Upland officers had issued a total of 842 citations (all types) so far in 2012.

In other police business, Upland Officer Nelson Ocasio recently completed three days of special schooling in Abington Township, under the state's Leadership for Challenging Times Program for law enforcement personnel.

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**BULK TRASH is collected curbside on the last Wednesday of each month. Residents must call borough office to schedule pick-up and bulk items must be placed curbside by 6am on July 25.**

### **School District Floats Reorganization Proposals**

The last week of June 2012 was pivotal for the Chester-Upland School District, as the fiscal picture for the next school year came into focus, for better or worse. Due to printing deadlines for this edition of *The Uplander*, a school district update will be included in the August 2012 edition.

On June 25, a final ruling was handed down in the month-long federal court battle between C-USD and the Pennsylvania Department of Education, where the amount of state subsidies for the 2012-13 school year was being contested.

Once subsidy amounts were known, district officials had a matter of days to plug in the information and sign off on a final balanced budget by June 30.

C-USD Chief Financial Officer Robert Byrd had lamented the fact that the district's preliminary 2012-13 budget had an \$11 million funding shortfall. Even a 2.7% tax hike (the maximum allowed under Act 1 without a voter referendum) this year would only close the gap by an estimated \$250-350,000, said Byrd.

To make matters worse, the district is still saddled with \$29 million in debt from the 2011-12 school year, including \$9 million in unpaid vendor bills.

Prior to final budget adoption, proposals to address the funding shortfall included the closure of one or more schools to allow the district to survive. A number of reorganization variations were floated in early June, including one that would see Main Street Elementary School adding students from Toby Farms Elementary School, while Toby Farms houses middle school students.

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### **Property Maintenance Is The Law**

All property owners are reminded of the need to cut their grass on a regular basis. Unattended grass in excess of 6 inches in height will generate a citation from the code enforcement officer.

Whether you do your own grass cutting or hire a professional, **clippings must be swept up from the street and sidewalk areas** and discarded with the trash. Grass clippings left along the curb line often end up clogging storm drainage inlets, which is **a major cause of roadway flooding**.

In another code enforcement matter, Upland landlords are reminded that every rental property must be inspected by the borough and a Use & Occupancy permit must be secured from the borough office **BEFORE** any tenant can move in.

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### **Food Bank Offers Help**

The Food Bank in the basement of the Chapel at Upland Baptist Church benefits low-income borough residents and is open for pick-ups from 9-10am every Wednesday. Donations of non-perishable foods are accepted during the church office's regular weekday business hours, from 9am to 1pm. Helpful donations include canned vegetables, tuna and meats, peanut butter, pasta, rice, and cereal.

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### **Road Program Completed**

A.F. Damon, Inc., of Upland, won the contract for the borough's 2012 road program with a low bid of \$79,922 in May. Before the month of June was even half over, the designated repaving work had all been completed.

The roadways that received a fresh coat of asphalt this year included Front Street; Main Street-from 3rd Street to Front Street; Upland Avenue-between 3rd Street and 4th Street; 9th Street-from Main Street to Woodside Avenue; Church Street-from 10th Street to Chelton Road; and the bottom of 5th Street at Upland Avenue.

Streets & Equipment Committee Chairperson Christine Peterson noted at Borough Council's June 12 meeting that the A.F. Damon crews "did a great job" in fulfilling the contract well ahead of schedule.

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### **Auburn Village Upgrades Continue**

According to Auburn Village Committee Chairperson Christine Peterson, the ongoing improvements to the Auburn Village apartment complex are now entering a second phase. The low bidder for Phase II improvements, which include concrete sidewalk, patio and step replacement, was Ellis Construction, of Glen Mills, in the amount of \$13,032. Concrete work is slated for completion in July.

Peterson reported that prices are currently being compared for exterior stucco and painting work, which will be the next building upgrade.

A first batch of 20 new storm doors was recently purchased and will be installed on an as-needed basis. More doors will be bought and installed as funds permit.

A year-long Auburn Village re-roofing project is moving towards completion with the last of the new shingles to be laid in July and August.

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### **Upcoming Public Meetings and Events**

#### **Fourth of July Family Picnic**

11am - 2pm on Wednesday, July 4  
at Bristol Lord Field

**(Don't miss the first annual  
Upland youth vs. Upland PD kickball game!)**

#### **Borough Council Meetings**

6pm caucus; 7pm regular voting session  
Tuesday, July 10; Aug. 28 (new date);  
and Sept. 11

on ground floor of MacQueen Hall

#### **Wilmington Blue Rocks Game for Upland Youth**

Friday, Aug. 17

**Bus leaves MacQueen Hall at 5:00pm;  
Call borough office at 610-874-7317  
for registration information**

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Kaitlyn, of Fourth Street, was among those who enjoyed the Memorial Day festivities at Bristol Lord Field.

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#### Website Provides Valuable Info

Visit [www.uplandboro.org](http://www.uplandboro.org) to find an expanded version of the borough's monthly newsletter, a current events calendar, historical narratives, public health notices, borough ordinances, council meeting minutes, live surveillance video feeds, and photo galleries of community events.

A new website feature will highlight borough council meeting minutes of yesteryear, to give today's residents a glimpse into the issues that concerned Uplanders in the past.

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*To share photos or information on the Upland Borough website, send email to Councilwoman Moira Crawford at [mcrawford@uplandboro.org](mailto:mcrawford@uplandboro.org)*

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The new handicapped-accessible street corners that were recently installed at some Upland intersections, like here at Sixth Street and McClintock Drive, are part of an ongoing PennDOT initiative that has spanned the past two years.

## Upland Business Matters

Upland Borough Council proudly supports this hometown business and encourages Upland residents to patronize this establishment:



Owner Ron Lyons is joined on the front steps of Upland Auto Service by Auto Technician Ron Lyons, Jr. and Office Manager Stephanie Stigliano.

### Upland Auto Service

501-B Upland Avenue

phone: 610-499-1410

This family-owned and operated auto repair business was established by Ronald Lyons in 1999 at its current creekside location. The shop is open Monday thru Friday from 8:30am to 4pm, and on Saturdays from 8am to noon. While handling all of the maintenance needs for entire fleets of vehicles, including Upland Borough, Chester-Upland School District, and C. Caramanico & Sons, this business has been a steadfast supporter of the Upland Fire Co. and a regular contributor to borough events.

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The Lyons wants their customers to know:

- We have offered state inspections (both emissions and safety) for the same low price of \$49.95 since we opened, and we can inspect pre-1995 models.
- We offer quality service at reasonable prices, and free towing for the vehicles we service.
- We have secure indoor vehicle storage for overnights, but can usually provide same-day service for most repairs.
- We service both foreign and domestic vehicles, and all of our work is fully guaranteed.

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### RECYCLE STICKERS AVAILABLE

Residents can pick up a free **RECYCLE** sticker at the borough office. A **RECYCLE** sticker on a trash can will augment the red recycling collection cans.

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### Bids Taken For New Fire Truck

Borough Council recently authorized the purchase of a new fire truck for the Upland Volunteer Fire Co., with official action slated for the July 10 meeting.

The new engine with equipment was expected to cost about \$750,000. Through competitive bidding, however, the total was reduced significantly, with Foley Equipment of Piscataway, NJ being the low bidder at \$604,990 for the fully-equipped vehicle.

A year is needed for the purchase/delivery process to unfold, so Council started the process in April.

In other fire company matters, membership in the all-volunteer Upland Fire Co. No. 1 is on the rise, with two new members recently swelling the ranks to 18 active firefighters, while five new member applications are pending review.

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### Council Weighs Options For Property Maintenance Software

As the only remaining Pennsylvania municipality that owns residential rental property, Upland Borough facing the same challenges as every other landlord. In an effort to upgrade technology that can improve recordkeeping and services to Auburn Village residents, the borough office is currently looking at property maintenance software options.

Several proven software packages are available on the market, but the cost and the useful applications are fixed, and often in excess of what is needed.

On the other hand, the borough could engage a private consultant to develop hybrid software to satisfy the borough's specific database needs, and the cost would be negotiable.

Particularly useful information for each apartment would be a history of repairs and associated expenditures, and the age of every heating unit, according to Borough Manager Shirley Purcival.

Borough Council debated the pros and cons of each approach at the June 12 caucus session, hoping to find the best overall program for operating the 156-unit rental complex.

After lengthy discussion, Council agreed to let Technology Committee Chairman Harold R. Peden take the reins of the search for the best software to administer Auburn Village. Peden will report back to council, before a final choice is made.

"I think we should look at a couple canned packages first, then find out exactly how a custom software package would be better than the canned versions," Peden suggested as a first step towards a decision.

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***Did You Know?: By 1687, the influx of settlers to Upland had swelled sheep and cattle herds, leading to an increase in the wolf population, which led to a special tax on residents to pay off busy wolf bounty hunters.***

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### Mayor Serving As Liaison To CCMC

Mayor Michael Ciach was formally named to serve as the borough's official liaison to Crozer-Chester Medical Center at Borough Council's April 10 meeting, but Ciach has actually been performing these duties informally for some time.

One item currently under negotiation between the borough and CCMC is the possibility of stationing a part-time police officer in the hospital's emergency room during second shift, Monday through Friday, when the demand for an additional officer is the highest. When a patrolman has to leave his assigned post to accompany a prisoner to the hospital, his post can remain unattended for hours.

"It's no longer a matter of if; it's a matter of when every week," Council Vice President/Upland PD Secretary Christine Peterson noted. "And it's happening way too much when we have only one officer on. When they get caught up at Crozer, we have to get someone else to cover us, so that we can cover over there. It's just crazy."

The borough is hoping that the hospital will share the expense of the additional police officer, considering the additional security provided for hospital staff, while borough residents would benefit from having regular police patrols uninterrupted.

"As we get into the summer, we're afraid this is going to become even more of a normal thing, and we want to make sure we have coverage on our streets," said Council President Edward Mitchell.

Another topic that needs to be negotiated is the sudden termination of CCMC's annual \$15,000 donation to the Upland Fire Co. It is Borough Council's belief that the lack of a 2012 donation is not a reflection of fire company services to the hospital, but more likely retaliation against the borough (which owns the fire company) for instituting new taxes on CCMC employees.

"The fire company needs operating funds. If it's Crozer's position that their \$15,000 dried up because of our EIT tax or something else, then at some point we have to get that back up on the table," Council President Edward Mitchell said at Council's May 8 session.

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The Upland Borough Council members who attended this year's Pennsylvania State Association of Borough's annual conference, including (left to right) Mayor Michael Ciach, Councilwoman Moira Crawford, Councilman Harold R. Peden, Council Vice President Christine Peterson, and Council President Edward Mitchell, each received a certificate for their participation. Peden received a special honor in the Cecil K. Leberknight Award, which recognizes his continuous participation over the last 10 years.

### **Pusey House Rebounds; Open For Tours**

After suffering insult and injury from three floods in the last two years, the 13-acre Landingford Plantation, located creekside on Race Street in the lower end of the borough, is poised to begin another season of public tours.

The site features Caleb Pusey's quaint cottage, which was built in the spring of 1683 and is now the oldest English cottage in America and the only place still standing that can verify visits by William Penn.

The Friends of the Caleb Pusey House (FCPH) hosted their annual Welcome Day celebration on a sun-drenched May 12 to kick off the new touring season. The free family-oriented event featured guided tours of the Pusey House and Crozer Schoolhouse #1 next door, food and refreshments, colonial re-enactors, and craft demonstrations.

Welcome Day in October, which celebrated the Chester landing of Pusey and Penn on the sailing ship *Welcome* in late October 1682, had been the FCPH's annual showcase since 2006. Due to the repeated flooding of Chester Creek in September and October, however, cancellation of the last two October events had been necessary.

Now, after a successful outing on May 12, the FCPH can truly say that the tides of fortune have changed.

For more Pusey House information, or to schedule group tours from May through October, call FCPH President Ray Peden at **610-874-5665**.

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### **Chester Plan Could Benefit Upland**

The City of Chester recently unveiled an updated comprehensive plan for future development. While many of the proposals to stimulate new business growth and rehabilitate housing do not directly affect Upland Borough, one aspect of the long-term plan could have a major impact.

Chester's new comprehensive plan calls for the dredging of Chester Creek. Making the creek bed deeper would allow for the passage of more water volume through the portion of the creek that runs through both Upland and Chester, resulting in fewer flooding incidents.

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**Borough Tax Collector Linda Mitchell (right) was recently visited by Resident Sandra Freeman, who paid her 2012 tax bill before March 31 to get a discount. As of June 1, late-payment penalties will be added to the base amount due.**

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### **Newsletter Now Monthly Publication**

***The Uplander*** is now a monthly publication. New editions of the borough newsletter, filled with photos and news items exclusively from your hometown, will be delivered directly to every home each month.

To submit photos or notices for inclusion in the newsletter, send items of public interest via mail to the borough office at 224 Castle Avenue, Upland, PA 19015 or via email to [kennstark@comcast.net](mailto:kennstark@comcast.net). The deadline for inclusion in the next newsletter is the 15th day of the previous month. The borough reserves the right to edit all submissions.

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### **How To Disconnect & Redirect Sump Pumps and Downspouts**

As part of the ongoing countywide effort to reduce the amount of stormwater that infiltrates the DELCORA public sewer system, residents are being provided with tips on how to disconnect and redirect illegal sump pump and downspout connections. It only takes a few improperly connected sump pumps to cause a sanitary sewer back-up into nearby basements, streets, and streams.

A DELCORA brochure is now available in the lobby of the borough office that gives step-by-step instructions on how to disconnect subterranean downspout and sump pump discharge lines and redirect the outfall to proper receiver areas, such as rain gardens, lawns, or a rain barrel to store water for future use in a garden.

For more information on controlling stormwater infiltration, **call DELCORA at 610-876-5523**.

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### **Bond Required For Sidewalk/Street Repairs**

On April 10, Borough Council adopted Ordinance No. 6 of 2012, under which a 15% (of total project cost) performance/maintenance bond is required for any person or company that has to excavate a public street or sidewalk for any reason.

The borough has often been left to assume the responsibility of repairing such excavations, so the borough wants to hold an amount (up to 18 months) that will allow the Public Works Department to finish uncompleted jobs, without taxpayers footing the bill.

"We're really sick and tired of people opening up the sidewalks and streets, then putting them back together again and having them sink, so that we have to bear the brunt of fixing them," stated Councilman Harold R. Peden.

Councilman/Code Enforcement Officer Leland Hunter stated his concern that the bond homeowners have to post might not be posted by utility companies, some of which have a long history of shoddy road repairs.

"They have to be accountable, just the same as anybody else," Hunter stated, and Council agreed.

As a result, there will be no distinction between private property owners and public utility companies in the enforcement of Ordinance No. 6 of 2012.

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### Security Improved At Historic Site

In an effort to help preserve Upland's prized historic resources, Borough Council recently donated three new security cameras, all of which will be installed on the 13-acre grounds of Landingford Plantation, where (in 1683) the Caleb Pusey party built the oldest English cottage still in existence in America. The Pusey cottage and the nearby Pennock Log House (c.1790) have both suffered superficial damage from vandals in recent months. While the installation of 24/7 surveillance cameras might not stop instances of teen vandalism on the historic site, the videotape evidence provided by the security upgrade will make it easier for the police department to bring the perpetrators to justice.

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(Above) The Memorial Day service at the war memorial was attended by a crowd of about 150 citizens and included the laying of colorful memorial wreaths; (Below) The holiday gave citizens like Chance Leonard of 6th Street a chance to show off their patriotic colors at the Memorial Day picnic.



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### Regulators Needs Funding

The Regulators youth football teams have drawn members from Upland and Toby Farms and now have over 150 kids signed up and anxiously awaiting the start of the 2012 season. Regulators Head Coach Gary Timmes came before Borough Council in April to report that the three-year-old youth program has now formed a board of directors and has received permission to play in the Delco Football League this year. Unfortunately, Timmes also reported that there is no money in the treasury and only a few helmets.

Timmes said that the Regulators would need to raise \$8,700 to buy complete uniforms for every player, while covering \$1,100 in insurance costs. In response to Timmes impassioned plea, Borough Council unanimously authorized a donation of \$2,500, specifically for the purchase of equipment. If you want to help put the Regulators back on the field this year, call Gary Timmes at GT Realtors at 484-816-0762.

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### Revised Sewer Inspection Ordinance Adopted

On March 13, Council had planned to amend an adopted sewer lateral inspection ordinance to limit mandatory lateral inspections to those properties being sold and those under major renovation. But when some council members expressed discomfort with the new language, the matter was tabled. On May 8, a revised ordinance was unanimously adopted. Under this ordinance, prior to sale of a commercial or residential property (where buildings are more than 15 years old), the property owner must allow a video inspection of the sewer line from the building to the street to obtain a Certification of Lateral Compliance from the borough engineer. If repairs or lateral replacement are deemed necessary as a result of the inspection, all work must be completed before a compliance certificate will be issued. Temporary Use & Occupancy permits would give a homeowner an 18-month grace period to complete repairs and get a permanent U & O. Who will cover the cost of the repairs is a matter to be negotiated between the buyer and the seller. A sewer lateral inspection is also mandated when a homeowner converts his house from a single family dwelling to a multi-family residence or apartments. Earlier ordinance drafts contained a provision that required a lateral inspection if renovations worth 50% of the total value of the house were made. The "curative" inspection ordinance that was adopted on May 8 does not include the "50% rule."

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Representing the spirit of Welcome Day on May 12, Friends of the Caleb Pusey House President Ray Peden (left) and FCPH Board Member Dave Hay dressed in colonial garb to welcome visitors to the historic Pusey House.