

**BOROUGH OF WEST CONSHOHOCKEN**  
**COUNCIL MEETING**  
March 11, 2025  
7:00 PM

Pursuant to the provisions of the "Open Public Meeting Agenda/Sunshine Act" public notice was provided to the Times Herald Newspaper and posted on the bulletin board in the Borough Hall as required by law.

**CALL TO ORDER & PLEDGE OF ALLEGIANCE**

Council President called the meeting to order at 7:00 PM and led the Pledge of Allegiance.

**OPENING COMMENTS**

Mr. Blumenthal thanked the Council and public for their attendance at this evenings meeting. Mr. Blumenthal summarized the agenda specifically highlighting short term rentals

**ROLL CALL**

Danelle Fournier, Mayor	Present
Stephen Blumenthal, President	Present
Tara Gorney, Vice President	Absent
Tori Conicello-Emery	Present
Jeff Ewing	Absent
Amelia Gale	Absent
Chris Cella	Present
Richard Marr	Present
Douglas Borgerson, Borough Manager	Present
Stephen English, Borough Solicitor	Present
Khal Hassan, Borough Engineer	Present

**APPROVAL OF THE AGENDA**

Mr. Blumenthal asked for approval of the Agenda and with no questions or comment the Agenda was approved unanimously.

**PUBLIC COMMENT ON THE AGENDA ITEMS**

Walter Gleba, resident, suggested short term rentals go before Planning Commission and Zoning. and also suggested \$1,000,000 for property and liability insurance.

**APPROVAL OF THE BILLS**

Mr. Blumenthal stated that the bills for this month were a total of \$772,884.60 and asked for a motion to approve the bills. There were no questions or comments.

Motioned by: Richard Marr  
Seconded by: Chris Cella  
Ayes: 4  
Nays:0  
The motion passes

## **APPROVAL OF THE FINANCIAL REPORT**

Mr. Blumenthal stated that the financial report is in the packet. Mr. Blumenthal stated that the total is \$14,686,018.32 and the pension account total is 411,423,128.17. Mr. Blumenthal stated that the pension account is not included in the total. There were no questions or comments. Mr. Blumenthal asked for a motion to approve the financial report.

Motioned by: Tori Conciello-Emery

Seconded by: Richard Marr

Ayes: 4

Nays: 0

The motion passes

## **APPROVAL OF THE CONSENT AGENDA**

Mr. Blumenthal stated that the Consent Agenda includes committee reports, fire and police reports . Mr. Ewing stated that he felt he was inappropriately quoted and would like to remove his comments from the February 2025 meeting minutes. Mr. Blumenthal made a motion to adjust the minutes from February of 2025 and this was seconded by Chris Cella. The motion passes 4-0. This item will be removed and will be under new business. Mr. Blumenthal asked for a motion to approve the remaining items from the Consent Agenda.

Motioned by: Tori Conciello-Emery

Seconded by: Chris Cella

Ayes: 4

Nays: 0

The motion passes

## **PROFESSIONAL REPORTS**

1. Borough Manager Dr. Borgerson stated his packet. Mr. Borgerson highlighted that Phase 2A has begun at MacKenzie. The lights at Elizabeth St will be completed in the next few weeks. Mr. Borgerson stated that the Borough is still looking for volunteers for the Shade Tree Commission
2. Borough Solicitor Stephen English has nothing new and will discuss short term rentals later this evening.
3. Borough Engineer Khal Hassan stated that a copy of his report is in the packet. Mr. Hassan had a few items to address this evening. Elizabeth St Park notice to proceed was issued and the lights were ordered with a delivery date in the first week of May.

Mr. Borgerson and Khal Hassan met with PECO on March 5<sup>th</sup> to discussed electrical facilities improvements to all homeowners in Merion Hill. There is approximately 5,000ft of new conduit and cable. A scope of the work was provided. Any road or trench openings will be restored to Borough requirements for final restoration. Homeowners will be notified, and a construction scheduled with provided. All Borough departments will be notified and there should be no interruptions.

Mr. Hassan stated that there is another line item that will be discussed under new business regarding DCNR.

## OLD BUSINESS

None

## NEW BUSINESS (amended)

1. Jeff Ewing asked that the following sentence be removed from the February 2025 minutes "Jeff Ewing state that he is under the impression that short term rentals are not allowed in the Borough. Mr. Ewing would like to explore short term rentals" Mr. Blumenthal asked for a motion to remove.

Motioned by: Tori Conicello-Emery

Seconded by: Chris Cella

Ayes:4

Nays: 0

2. The Council shall evaluate and take potential action to adopt Resolution No. 2025-06 appointment to the Planning Commission.

Doug Borgerson stated that a position has been posted for a while now for an opening on the Planning Commission to which one application was received. Rosemary Herrmann was present at the Council meeting this evening. Ms. Herrman has been a borough resident since 2021 and provided her background and stated her reasons for wanting to be on the Planning Commission. A motion to open nominations was made by Tori Conicello-Emery and seconded by Chris Cella. Tori Conicello-Emery nominated Rosmary Herrman to the Planning Commission. Richard Marr made a motion to close nomination and seconded by Tori Conicello-Emery.

A voice vote was taken, and Council Members Richard Marr, Chris Cella, Tori Conicello-Emery and Stephen Blumenthal all voted Yay. Members of Council congratulated Mrs. Herrman on her appointment to the Planning Commission.

3. The Council shall evaluate and take potential action to adopt resolution no. 2025-07 authorizing the submission of Grant Application for DCNR.

Mr. Hassan stated the application for the DCNR Grant for MacKenzie park playground equipment is due April 15<sup>th</sup> and a resolution is required and before Council this evening. Mr. Marr questioned the timeline to which Mr. Hassan indicated that this could take place in November of this year or early spring in 2026 and weather will not affect this. Mr. Blumenthal asked for a motion to adopt Resolution 2025-07 for submission of the grant application.

Motioned by: Tori Conicello-Emery

Seconded by: Richard Marr

Ayes: 4

Nays: 0

The motion passes

4. The Council shall evaluate and consider authorizing the advertisement of an Ordinance amending the Borough's Rental Registration Code and Zoning Code to update the rental requirements within West Conshohocken Borough for a public hearing.

Borough Solicitor English drafted an ordinance to update rental application and add the clause that no rentals should be less than 30 days. All short-term rentals will be before Planning Commission and Zoning Hearing Board. Mr. English indicated that changes were made to Page 3 which was comments from the Code Enforcement Officer which includes, smoke and co detectors, fire extinguisher. Mr. English indicated that changes were made to Page 2 which added a new definition for family to rental registrations which was also added to page 7 for the zoning ordinance. Questions were brought from Council in regard to the amount of insurance that should be held and if this would be a yearly zoning application to which it was stated that the rental license under 30 days would need to be reapplied for yearly. Mr. English clarified having this Ordinance go through the zoning hearing board. It gives the opportunity to have Council review this and go in opposition if needed.

Mr. English asked for a motion to authorize the advertisement of a hearing with the provision on page 3 to add the \$1,000,000 insurance requirement

Mr. Blumenthal wanted to clarify that this will go before the Planning Commission and back before Council. Mr. Rich O'Brien, Zoning Officer, indicated that because this is an ordinance to the zoning this will also be required to go before the Montgomery County Planning Commission.

Motioned by: Tori Conicello-Emery

Seconded by: Stephen Blumenthal

Ayes: 4

Nays: 0

The motion passes

## **GENERAL PUBLIC COMMENT**

Guy Davis, resident, suggested that there be a revision to the plastic ordinance and review compostable bags. Mr. Davis gave members of Council samples of compostable utensils.

Walter Gleba, resident, thanked Council for their attention to AirBNB's. Mr. Gleba stated that he is not opposed to Airbnb's but just does not think its appropriate in this Borough. Mr. Gleba stated that the last few months he has brought it to the Borough's attention the Slice of Life v. Hamilton Township case and wanted to forward it to everyone. Mr. Gleba asked about the further steps in enforcing AirBNB's to which Mr. Blumenthal stated that this Ordinance has not been enacted as of yet.

## ADJOURNMENT

Mr. Blumenthal asked for a motion to Adjourn the meeting at 8:09 pm

Motioned by: Chris Cella  
Seconded by: Richard Marr  
Ayes: 4  
Nays: 0  
The motion passes

Respectfully Submitted

A handwritten signature in cursive script, reading "Cristina Meade".

Cristina Meade  
Borough Secretary