

Board of Supervisors Minutes  
April 12, 2010

The regularly scheduled Board of Supervisors meeting was opened by Chairman Elston at 7:02 P.M. on Monday, April 12, 2010.

Roll call was taken and present were all three supervisors, Gary C. Elston, David L. Mast and Nelson R. Beam.

Chairman Elston called for public comment on tonight's agenda, since there was no comment he continued with the meeting.

**Minutes:** The March 8, 2010 Minutes were approved as written on a motion made by Mr. Beam, seconded by Mr. Mast. Motion carried unanimously.

**Treasurer's Report:** The Treasurer's Report was approved until further audit. Balances are as follows:

General Fund – Money Market:	553,131.46
General Fund – Checking	2,777.10
General Fund – EMS	1,232.91
State Fund – Money Market:	121,921.91
State Fund – Checking:	248.52
PLGIT Regular	153,474.07
PLGIT Recreation	284.35
Certificate of Deposits:	
DNB First	150,000.00
Glenmoore Fire Truck	31,464.94
Capital Reserve	124,230.09
New Truck	46,833.11
TVFD	29,805.50
Elverson Ambulance	29,805.50

**Audience:**

Keith Jackson – Side by Side Construction for the Erica Pratt Subdivision, Pumpkin Hill Road and Bob Pratt, Erica's father: The two lot subdivision is being held up for Permit No. 5 and 7 from the CCCD. They are very anxious to start to build and they are here this evening to see if they can possibly move this along. They are seeking waivers that have to be approved by the board.

1. Section 406.3.D (2): Location of all trees 24" and greater are to be shown on plan. They have located 24" and greater in the disturbed area are shown
2. Section 407.3.1 Location of individual Free Standing Trees 6" and greater. Trees within the disturbed area are shown

3. Section 607.1.E: On-Lot sewage replacement area. The test results in primary area are not marginal so therefore they don't want to put a replacement area.
4. Section 622.9A: Safe sight distance of 250 ft for a 25 MPH: Where the proposed driveway is located the site distance is only 227 ft. due to a "hump" in the road. But the proposed driveway would be able to see an approaching vehicle.
5. Sections 628.0.A.2: Driveway grade of 6% .Site conditions will not allow for a 6% grade. A maximum of 14% grade is proposed which is less than the existing grade of Pumpkin Hill Road.

The above waivers are from the Subdivision and Land Development Ordinance. The waiver from the Stormwater Management and Erosion and Sediment Control Ordinance:

1. Section 3.1.B.14.d: Detention Basin Toe of Slope 40' from Downstream Lot Line would result in increase disturbance through additional tree removal and site grading. They are proposing 13'.

This waiver was discussed and it was decided that they would like to see a grassy swale so the water stays on this particular lot.

Chairman Elston had no issue with any of the waivers. He polled the board and no one had a problem with what was requested.

**Motion:** Mr. Mast made the motion to grant all 6 waivers for the Erica Pratt Subdivision. Mr. Beam made the second and the motion carried.

Mr. Newhams mentioned the grassy swale that was discussed and is going to be included in the plan. Mr. Mast then amended his motion to include the grassy swale that will be shown on the plan. This motion was again seconded by Mr. Beam, motion carried unanimously.

Mr. Jackson will be attending the April 26, 2010 Planning Commission meeting to get their recommendation for final plan approval. He will then attend the May 10, 2010 to have the plan approved and signed. He expects to have the two permits (he has received an adequacy letter) any day now. Mr. Newhams is reviewing the building permit for the home.

**Zoning Report:** Frank Newhams gave the Zoning Report.

- He is going to check on some dumping that has been reported at 1556 Chestnut Tree Road
- The property on Killian Road was discussed at length. There is more trash and debris there than when they looked at the property on Road Inspection. Apparently, the resident is working with Human Services but Chairman Elston feels we must keep on top of this and would like to see some

improvement in the next 15 days. Discussion ensued regarding a Property Maintenance Code. Ms. Camp will work on this and send it to the Board so they can review the code. It will be advertised for adoption at our May 10, 2010 meeting.

**Planning Commission Report:** Nelson Beam gave the report.

- The Lammey Subdivision has some difficulties. The Planning Module has been resubmitted which resulted in a new review date.
- Frank Gillen sketch plan seems to be changing. Multiple calls from his engineer resulted in Mr. Beam suggesting that he be told to come to the April meeting with a sketch plan depicting what the owners want to do on this property.

Commonwealth Engineers has requested a year extension for the Hammell – O’Donnell Business Park off Chestnut Tree Road at Route 322.

**Motion:** Mr. Mast made the motion to extend the review period to April 11, 2011 which will coincide with our meeting next year. This motion was seconded by Mr. Beam and was carried unanimously.

**Roads:** The Road Report was given by Mr. Sautner. There are four streets that have bad pot holes. The decision as to whether we are going to do any paving this year was tabled. Pond View Drive and Farm Lane have a severe water problem which needs to be rectified. Ms. Barkasi is going to write a letter for the township to send to see if we can arrange a site meeting with the township and homeowners.

The permit fee schedule **Resolution No. 168** was adopted as presented on a motion made by Mr. Mast, seconded by Mr. Beam. Motion carried unanimously.

**Act 43- Agricultural Security Act Seven Year Review:** Our solicitor Ms. Camp advised us not to do anything as the review period has expired and if you do nothing and wait 180 days it goes into effect for an additional 7 years. Our next period will be in 2016.

**Act 167:** Our engineer April Barkasi attended the meeting and has written a report which will be kept on file. She will be the municipal contact.

**Recreation:** David Mast gave the Recreation Report. We want to go forward with the Volley Ball Courts. This will be discussed further with Mr. Sautner to see if he can install the court. The new gazebo was discussed. Messrs Elston and Mast had gotten 3 estimates for gazebos a few weeks ago.

**Motion:** Mr. Beam made the motion to purchase the Jefferson Model 14 ft clay color, poly cedar shingles for \$10,049.00 from the Absolutely Amish Company. This motion was seconded by Mr. Elston. Motion carried unanimously in favor of the motion.

Six signs for trash will be ordered. Our new policy is for “Carry In and Carry Out” for all trash. The cans will be removed and what park users bring they take back home with them or put in our dumpster. The Pet Station trash cans will be removed so only the bags will be available. The pavilion rental agreements will reflect this change.

**Historic Commission Report:** Susan Ward gave the report. Thursday, April 22, 2010 the committee will be meeting with Karen Marshall to discuss some issues on historic properties.

**Motion:** Mr. Mast made the motion to pay the bills as listed, this was seconded by Mr. Beam. Vote was 3-0 in favor of the motion.

General Fund:	\$28,104.63
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William Beam has asked to place tax parcel number 23-4-20 amounting to 32.09 acres in the township’s Act 43 – Agricultural Security Act. The board accepted this request without modification on a motion made by Mr. Beam, seconded by Mr. Mast, motion carried unanimously.

With no further business to discuss, adjournment took place at 10:06 P.M. on a motion made by Mr. Mast, seconded by Mr. Beam. Vote 3-0

Respectfully submitted,

Susan L. Ward. Secretary





