

June 8, 2021
Chambersburg, PA 17202
Regular Meeting

The Greene Township Board of Supervisors held a Regular Meeting on Tuesday, June 8, 2021 at the Greene Township Municipal Building, 1145 Garver Lane, Chambersburg, PA 17202. (Note: Due to COVID-19, all persons maintained an additional distance during this meeting.)

Present: Travis L. Brookens Kurt Williams
 Shawn M. Corwell Gregory Lambert
 Daniel Bachman Lindsay Loney

Absent: Todd E. Burns

Visitors: See list

The Vice Chairman called the meeting to order at 7:00 pm, noting that because the Chairman is out of town, he will be chairing the meeting.

The Minutes of the Regular Meeting held May 25, 2021 shall stand approved as presented and become part of the official record.

No visitors are present for public comment.

The Township Engineer presented a summary of the bid that was received and opened at the May 25th meeting for the Cold in Place Recycling (CIPR) project. He noted that the bid was from Recon Construction Services, Inc. and that the Township has worked with them for the last four paving seasons and has been satisfied with their performance. He stated that the bid prices given were in line with prior years, and the \$4.90 quoted for Stillhouse Hollow Road was even a little lower than prior years. The Engineer explained that he met with the Chairman/Roadmaster to discuss the overall project costs; CIPR is only a portion of the total cost; after the CIPR is complete, paving still needs to be done by Schlusser's Paving. The Engineer noted that he estimates the total cost (CIPR and paving) for Stillhouse Hollow Road to be \$248,200 and Mountain Shadow Drive to be \$145,100. He explained that once he discussed these costs with the Chairman, it was decided that the budget does not allow for the completion of these two roads and the two alternate bids received for Mountain Shadow Circle and Mountain Shadow Terrace. Therefore, it is recommended that the Board award the base bid in the amount of \$197,115, and forgo the alternate bids. Supervisor Corwell asked if Recon has provided a start date, to which the Engineer replied no, but the contract states that the work must be completed by August 30, 2021. Supervisor Corwell asked the Solicitor if the Board could award the alternates at a later date without rebidding the project. The Solicitor responded that the base bid could be awarded with the alternates optional at the Township's discretion within "X" number of days. On a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 2-0, the Board unanimously voted to award the 2021 Cold in Place Recycling Base Bid (Stillhouse Hollow Road and Mountain Shadow Drive) to Recon Construction, Inc. in the amount of \$197,115. The Board also voted to award the Alternate Bids (Mountain Shadow Terrace and Mountain Shadow Circle) to Recon Construction, Inc. if the Township elects to add those projects at a later date, prior to the expiration of the Contract.

The Zoning Officer (ZO) presented a letter submitted by Terrance Sheldon, requesting a review time extension for the Randy Foreman Land Development Plan, located along Route 30. The ZO noted that the Plan is in the Township's process and currently waiting on a Planning Module approval from DEP. Once that is received, the Plan will go to the Greene Township Municipal Authority for their approval. This is the first extension for the Plan, and the current deadline is today, June 8th. On a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 2-0, the Board unanimously voted to grant the review time extension for the Randy Foreman Final Land Development Plan, commencing June 8, 2021 through September 8, 2021.

The ZO presented a memorandum from Letterkenny Industrial Development Authority (LIDA) requesting the Board to acknowledgement Phase 6 of the transfer of land from the federal government to LIDA. The ZO explained that the Township has done this five or six times before, and this is just a formality to acknowledge the parcel lines and deed restrictions for the land to be conveyed in the future by LIDA. This particular phase consists of 10 parcels, totaling 159.8 acres, located along Coffey Avenue and extending into Letterkenny Township. Letterkenny Township has already acknowledged and stamped the plans. Mr. Feldman (LIDA) informed the Board that one of the parcels is to be conveyed to the Chambersburg Area School District. Previously, the District sold one of the neighboring parcels to Hamilton Heights Youth League, and it is written in the deed that if Hamilton Heights ever defaults, the land converts to Greene Township. Mr. Feldman stated that assuming the District sells this parcel to Hamilton Heights also, that same provision would apply. On a motion by Travis L. Brookens, seconded by Shawn M. Corwell, and by a vote of 2-0, the Board unanimously voted to grant the acknowledgement of Phase 6 land parcels to be conveyed to Letterkenny Industrial Development Authority (LIDA) and also that the Board will sign off on the plans.

The ZO presented the Monthly Zoning Report for May 2021 for informational purposes and it shall stand approved as presented and become part of the official record. He noted that the Township has not received a Zoning Hearing Board Application since December 2020, and that is highly unusual.

Supervisor Corwell presented an updated box card for West End Fire & Rescue (WEFR), along with an email explaining the changes and why they were made. He noted that the goal was to get to a standard box card (same units responding to the same types of calls), and he is very happy that WEFR was the first to do so. Supervisor Corwell stated that County changed the format of the box cards because they went to a new CAD system. The deadline to have box cards in is July 31st. On a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 2-0, the Board unanimously voted to approve and sign off on the West End Fire & Rescue box cards, as presented.

The Township Engineer presented an MS4 update to the Board. He reported that the Township is pursuing a grant from the South Mountain Partnership to complete some of the mandatory MM1s and MM2s. He also reported that the Township has identified some of the Pollution Reduction Plans (PRPs). One of those projects is Phillaman Run, which runs behind the Township building and towards White Church Road. The Township received a cost estimate from the engineering company, HRG, and that project can be done in phases. The Engineer pointed out that the Township's completion of the Scotland Dam project shows DEP that MS4 work is being done. He also noted that the Township needs to do a pollution identification, which consists of examining all of the outfalls to see if there are any flows coming out of them. He has already taken the online course for this, and Todd Dusman plans on taking the course in the near future. The Engineer said that he believes it will take him and Todd approximately one week to complete the identification process. Supervisor Corwell noted that the Township needs to submit a report to DEP in September of this year, and he believes we are on track with the projects that have been completed – the dam project, the fishing pier, and now the grant application. The Engineer mentioned that Phillaman Run would be a really great project because after a bad storm, the creek runs brown for days all the way to White Church Road.

The Solicitor reported that he has had some correspondence recently with Clem Malot regarding Roll-R-Way. They are seeking to change their building designation from A4 (skating rink) to A2 (banquet halls, night clubs, restaurants, taverns, bars). Clem informed them that they need to seek zoning approval from the Township first. The Solicitor said that he is going to call Roll-R-Way's council to explain that the first step is to contact the Township and request a Conditional Use. If that is approved, they can then request a building designation change from Clem. The ZO agreed and noted that he has a file of noise

complaints for the skating rink. The Solicitor reported that there is still no decision from Judge Meyers regarding the Jaindl matter. He informed the Board that in regards to the CVBP Oak Grove Traffic Impact Fee, after reviewing the Traffic Impact Fee Ordinance, he has concluded that because the preliminary plan was revised and approved with the smaller building size, the lower traffic impact fee would apply.

On a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 2-0, the Board unanimously voted to authorize the payment of invoices as follows: check numbers 29592 through 29621 and four ACH transactions to be paid from the general fund, check number 3741 to be paid from the liquid fuels fund, and check number 2236 and one ACH transaction to be paid from the electric light fund.

The Vice Chairman adjourned the meeting at 7:43 pm.

Respectfully submitted,

Secretary