

The Greene Township Board of Supervisors held its regular meeting on Tuesday, January 6, 2025 at the Greene Township Municipal Building, 1145 Garver Lane, Chambersburg, PA 17202.

Present: Todd Burns, Travis Brookens, Shawn Corwell – Supervisors, Kurt Williams – Solicitor, Greg Lambert - Engineer, Daniel Bachman – Zoning Officer, Lindsay Loney – Secretary/Treasurer

The Chairman called the meeting to order at 3:40 pm.

The minutes of the regular meeting held December 23, 2024 shall stand approved as presented and become part of the official record.

The Chairman opened the floor for public comment; none was offered.

The Zoning Officer (ZO) presented the monthly Zoning Office Report for December 2024. The report shall stand approved as presented and become part of the official record.

The ZO presented Benedict's Produce 1 Lot Final Land Development Plan, located at the intersection of Brindle Road and Ragged Edge Road in the R1 zoning district. The plan proposes construction of a refrigeration building for produce storage. The Franklin County Planning Commission reviewed the plan with no comment. The NPDES permit was issued last week. The ZO indicated that he spoke to DEP about the on-lot septic system, and they are not concerned with the wash water because it is only a seasonal operation. The plan will create four new peak hour trips in transportation area 6 for a total impact fee of \$4,740. All the Planner's comments have been addressed. The Engineer indicated that his comments have been addressed to his satisfaction, and he finds the stormwater bond estimate of \$47,053.06 satisfactory. Supervisor Corwell asked when the produce stand will be in operation; the applicant's planner responded that operations will be the same as before, which is spring through fall. Supervisor Brookens asked if the amount of transportation will change (i.e. more box trucks). The applicant's planner stated that there will be no new traffic; this is just to add storage of produce, but existing operations will not change. The Township Engineer noted that he spoke to Mr. Benedict about the issues with the traffic and mud on Brindle Road. Mr. Benedict is hoping to purchase adjacent property and improve the entrance in the future. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to approve the Benedict's Produce 1 Lot Final Land Development Plan with conditions that the stormwater bond in the amount of \$47,053.06 be posted prior to the plan leaving the office and the traffic impact fee in the amount of \$4,740 be paid at the time of land use permit application.

The Solicitor presented a request from Jaindl's attorney asking the Township to reconsider signing the PennDOT traffic signal application. Last month the Township Engineer advised that the Township should be reluctant to sign the application because installation of the signal requires acquisition of a small parcel of land, which Jaindl has not acquired. If the Township signs the application, PennDOT will assume that the Township is ready, willing and able to condemn that parcel if necessary and it then becomes the Township's problem. On December 23, Attorney Kaplin emailed the Township Solicitor asking the Township to reconsider. He indicates that if the parcel cannot be obtained, Jaindl would either eliminate the traffic signal or relocate it into the PennDOT right of way. The Township Engineer stated that he does not believe the signal could be eliminated when the traffic estimates were already submitted to PennDOT, and it was indicated that a signal was necessary. Furthermore, at the scoping meeting held at the PennDOT office, the original entrance was proposed across from Farm Credit Drive and both the Township and PennDOT agreed that it should be across from Sycamore Grove Road. The Chairman added that whether the pole can be in the PennDOT right of way is not for the Township to decide; generally PennDOT does not permit anything in their right of way. Supervisor Brookens added that there has been no good faith effort on Jaindl's part to acquire the portion of property necessary. The Chairman expressed agreement with the Engineer that the Township should not sign the PennDOT application at this point. The Solicitor noted that this leaves Jaindl with the options to obtain the parcel or go back to PennDOT and request a redesign/relocation; he will relay that to Attorney Kaplin if the Board wishes. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to take no action on Jaindl's request and will not sign the TE-160 Form for PennDOT at this time.

The Chairman presented the Board with the 2025 compensation for Township employees and suggested no adjustments to employee benefits. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to provide raises up to \$1.25 per hour for Township employees with benefits remaining the same.

The Solicitor had no comments.

On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to approve and authorize the payment of invoices as follows: check numbers 32666 through 32674 and eight ACH transactions to be paid from the general fund, check number 4006 to be paid from the liquid fuels fund and check number 2340 to be paid from the electric light fund.

The Chairman adjourned the meeting at 4:07 pm.

Respectfully submitted,

Secretary/Treasurer