

October 24, 2017
Scotland, PA 17254
Regular Meeting

The Greene Township Board of Supervisors held a Regular Meeting on Tuesday, October 24, 2017 at the Township Municipal Building, 1145 Garver Lane, Scotland, PA.

Present:

Todd E. Burns	Gregory Lambert
Travis L. Brookens	Daniel Bachman
Shawn M. Corwell	Diann Weller
	Welton Fischer

Visitors: See list

The Chairman called the Meeting to order at approximately 7:00 P. M..

The Minutes of the Regular Meeting held October 10, 2017 shall stand approved as presented and become part of the official record. The Chairman reminded the audience that the Meeting was being recorded.

The Chairman stated the Township has been donating to the Cumberland Valley Animal Shelter on an annual basis and now is the time to release those funds to the Shelter. The amount that had been budgeted is \$16,000 and the Chairman stated he would recommend release of the full amount at this time to the Shelter. Supervisor Corwell inquired if this was the 2017 donation to which the Chairman stated 'correct'. Supervisor Corwell commented the Shelter is a good cause and believed the Township should continue that donation. The Chairman also commented it (Shelter) is an excellent service to the Township and its residents and noted as well that the Shelter takes care of the dog park. On a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to approve the annual donation to the Cumberland Valley Animal Shelter in the amount of \$16,000.

Supervisor Corwell stated that approximately eighteen months ago he was contacted by the daughter of an elderly resident who resides on Minnich Road asking if the Township would consider taking over several street lights on a portion of Minnich Road. She stated that her elderly father and another elderly neighbor had the street light costs on their personal electric bills and would then canvass the neighbors for reimbursement; one gentleman is in his 90's and her father is in his 80's; neighbors have changed and some even refuse to pay for the street lights. Supervisor Corwell stated the Township will consider petitions, such as the one he had in hand, submitted by the majority of residents utilizing these street lights. There must be a majority percentage of those living in the area affected signing the petition in order for the Township to consider a request; a total of ten residences are affected by these lights. He stated that a majority of signatures were obtained; Township Treasurer calculated the (street light) tax for each property; Township Solicitor prepared the resolution being presented to the Board at this time for consideration; and, if the resolution is approved, the Township will contact West Penn Power to switch from the private electric bills to the Township and each property affected will be assessed a street light tax. He stated the Township should receive notification of the change sometime in November and has sent information to the County Tax office for the street light listing; funds would be utilized from the (Township) Electric Light Fund. The Township Solicitor had no further comment at this time. Supervisor Brookens inquired as to any reason

why all residents did not sign (not interested, etc?) and Supervisor Corwell stated that one property is for sale and did not know about the other. Following review and consideration, on a motion by Travis L. Brookens, seconded by Shawn M. Corwell, and by a vote of 3-0, the Board unanimously voted to adopt Township **Resolution No. 18-2017** for the Minnich Road street lights as presented.

The Chairman stated that several new streets have been completed in the Grand Point Crossing development along Grandpoint and Kohler Roads and the Township is being requested to accept the streets. The Township Engineer continued by stating these completed streets are located in Phase I of the development; streets were completed approximately one year ago; developer is requesting the Township accept for dedication the following streets: Somerset Road – 315.84 feet; Austin Avenue – 853.98 feet; and, Hartford Drive – 520.26 feet. He further noted that all paving, sealing, and all drainage facilities have been installed. The Township Solicitor stated he would need the deeds of dedication with description in order to prepare the resolution. The Engineer stated he had spoken with the PennDOT representative and these streets would be included with Parkwood as one total change on the road map. The Engineer stated there are 67 lots that have been developed out of 95 total lots; mostly are the lots along Grandpoint and Kohler, majority within the development on developed streets; also, there are two or three Stop signs that need an ordinance for enforcement. The Chairman inquired if that had already been done and the Engineer stated he had researched and only found for Raleigh and Cornwall within the development but there was none at Raleigh and Hartford and one at the ends of Austin and Hartford. The Chairman inquired as to certain speed limit signs and the Engineer stated the Township had requested the developer provide and they were subsequently installed. The deeds of dedication for metes and bounds have all been provided and the Engineer would suggest the Township require a \$50,000 road maintenance bond for 18 months so the Township would have funding if any road repairs were necessary per the Township Ordinance which provides that the Township can require. The Solicitor stated he would handle the preparation of the necessary documents as promptly as possible. Supervisor Brookens voiced concern regarding the fact that the streets have been done for over a year and now near the end of the year it is being pushed to be done and inquired as to ‘how is that?’ The Chairman asked the Solicitor if the dedications were to be approved at this Meeting, would they be conditioned upon adoption of Stop and speed limit signs and the Solicitor stated ‘yes’. Supervisor Brookens stated that several years ago the burden of cost was done by the Township but the Township should not have to bear the various costs of the Solicitor, etc. Supervisor Corwell asked the Solicitor what issue could arise with the deeds and the Solicitor stated the only issue that may arise would be that in previous descriptions they were taken from the centerline and it is much better to have a perimeter description; most difficult may be to have the developer sign the deeds; as far as Stop and speed limit (should be 25 mph) there should not be any problem. Supervisor Corwell stated this plan has caused an issue with addressing in that residents on Somerset have Grandpoint Road addresses because the houses face Grandpoint. The Chairman stated that when the plan was approved they were not permitted any accesses on Grandpoint. The Zoning Officer noted that information has been forwarded to the developer regarding this change that is needed. Resident Glenn Shetter asked the Board if PennDOT was willing to accept streets this late in the year and the Chairman stated that it was and had already been checked by the Township Engineer. The Township Solicitor noted as a reminder in this context, the Township had previously changed language of the requirements that streets to be

offered for dedication must be submitted no later than September 1 or perhaps even August in order to meet all deadlines of acceptance by PennDOT. He noted he was fine with the process that was occurring with this proposal as long as PennDOT and any others involved were amenable; not a big problem as long as the Township received its Liquid Fuels monies. Following review and discussion, on a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to accept the dedication of the following streets in Grand Point Crossing development: Somerset Road – 315.84 feet; Austin Avenue – 853.98 feet; and, Hartford Drive – 520.26 feet; with condition that the requirement of a \$50,000 road maintenance bond be posted for a term of 18 months and also the deed of dedication and stop sign/speed limit ordinances be submitted and the owner (developer) is responsible for the Township Solicitor's fees and advertising for the ordinances.

The Township Secretary presented a resolution for the on-going disposition of certain Township records as provided by requirements of the (Pennsylvania) Municipal Records Manual. She noted there were three items on the draft forwarded to the Solicitor for initial review that were removed and will be included at a later time when the information requested by the Solicitor is included. Following review and consideration, on a motion by Travis L. Brookens, seconded by Shawn M. Corwell, and by a vote of 3-0, the Board unanimously voted to adopt Township **Resolution No. 19-2017** for the disposition of certain Township records as presented.

The Zoning Officer presented and reviewed the Roger Wingert 1-lot Final Land Development Plan with revision to a previously approved (plan). He stated he spoke to the surveyor for this project and stated the paved area at the existing garage needs expanded in order to accommodate access of larger vehicles. Comments from both the Township Planner and Township Engineer were provided. The Engineer stated the proposed paving addition located adjacent to a stormwater infiltration basin has adequate capacity to control the minor increase in stormwater created by the new paving and would recommend approval of the plan. The Chairman commented the plan appeared straight forward and standard. Supervisor Brookens inquired if there was any reason why this was presented as a land development plan to which the ZO stated it was a previously approved land development plan and the reason for the revision is basically for easier 'in and out' of the building. On a motion by Travis L. Brookens, seconded by Shawn M. Corwell, and by a vote of 3-0, the Board unanimously voted to approve the Roger Wingert 1-lot Final Land Development Plan Revision.

The Chairman briefly reviewed the proposed Greene Township 2018 Preliminary Budget noting that in general the Budget was not much different from previous two years regarding revenues or spending. He stated they were holding revenues as in 2017 with the General Fund and Liquid Fuels Fund holding the same; past two years the revenues have held steadily and anticipate they will be the same. Regarding expenditures, he stated that residents can expect the same quality of services they have come to expect from the Township and again *no property taxes levied to residents* for approximately the 38th year. He noted that road projects may be slightly higher due to some work already scheduled to be done in 2018; one being due to the Fayetteville Interceptor project which the Township held off doing any road work in its vicinity. He noted a new project in the Park this year and there is a Phase 2 for that project

hoping to be completed in 2018; no real increases in those particular line items; good general description what is being planned for 2018. Supervisor Corwell also noted the Budget basically follows the last few years; regarding the Fire and EMS budget he noted the volunteers can be thanked for keeping those costs down which is a big benefit for the Township and its residents; projects at the Park went well this year; large road projects for next year have been budgeted; happy to see no taxes for the coming year. Supervisor Brookens stated he agreed with all sentiments voiced; Township tries to continue providing the services as in the past; excess monies are being placed in bonds, etc; happy to see this Board had done a good job keeping within its means, wished Federal and State governments would do the same. The Township Solicitor commented that he recently observed residents utilizing facilities at the Park and feels they are very appreciative for the facilities. The Chairman noted services that will continue to be provided would be the semi-annual Bulk Days as well as curbside pickup of leaves and brush which is currently occurring throughout the Township. There were no further comments from Board Members or visitors in attendance. On a motion by Shawn M. Corwell, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to approve the 2018 Preliminary Budget for Greene Township and it will be made available for public review and comment at the Township Municipal Building for a period of 30 days.

The Township Solicitor had no further comment to offer at this Meeting.

On a motion by Travis L. Brookens, seconded by Shawn M. Corwell, and by a vote of 3-0, the Board unanimously voted to approve the payment of invoices as follows: Check Numbers 25924 through 25948, two direct deposit payments, three online payments, two credit card payments, inclusive, to be paid from the General Fund; Check Numbers 3398 through 3402 and one online payment, inclusive, to be paid from the Liquid Fuels Fund; and, one online payment to be paid from the Electric Light Fund.

There being no further business before the Board for this Meeting, the Chairman adjourned at approximately 7:45 P.M..

Respectfully submitted,

Secretary