

June 26, 2012
Scotland, PA 17254
Regular Meeting

The Greene Township Board of Supervisors met in regular session Tuesday, June 26, 2012 at the Township Municipal Building, 1145 Garver Lane, Scotland, PA.

Present:

Charles D. Jamison, Jr.
Todd E. Burns
Travis L. Brookens

Gregory Lambert
Daniel Bachman
Diann Weller
Welton J. Fischer

Visitors: See list

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

The Minutes of the June 12, 2012 Regular Meeting shall stand approved as presented.

The Chairman announced the receipt of Sealed Bids for **89 Octane Gasoline** and **Ultra Low Sulphur Diesel**. The Secretary informed the Board of two (2) Sealed Bids received. The Chairman opened each bid and read as follows:

Bidder's Name	Bid Price 89 Octane Gasoline (3,000 Gallons)	Bid Price - DIESEL (Ultra Low Sulphur) (40,000 Gallons)
McCleary Oil Co.	\$2.899 / gal. TOTAL \$8,697.00	\$2.799 / gal. TOTAL \$111,960.00
Talley Petroleum	\$2.8540 / gal. TOTAL \$8,562.00	\$2.8848 / gal. TOTAL \$115,392.00

On a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the Contract for **89 Octane Gasoline** be awarded to the low bidder, Talley Petroleum, at their unit bid price of \$2.8540 per gallon for a total of \$8,562.00.

On a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the Contract for **Diesel (Ultra Low Sulphur)** be awarded to the low bidder, McCleary Oil Company, at their unit bid price of \$2.799 per gallon for a total of \$111,960.00.

All pricing effective as of June 22, 2012; Escalator clause included. Delivery sites will be the Township Municipal Building and the Fayetteville Volunteer Fire Department; arrangements and invoicing for services to Fayetteville will be handled directly between Fayetteville and McCleary, unless otherwise instructed by the Township.

The Chairman announced the receipt of Sealed Bids for **#2 Fuel Oil**. The Secretary informed the Board of one (1) Sealed Bid received. The Chairman opened the bid and read as follows:

Bidder's Name	Bid Price (3,500 gals. – Unit price delivered as directed)
McCleary Oil Company	\$2.859 / gal. TOTAL \$10,006.50

On a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted the Contract for **#2 Fuel Oil** be awarded to the sole bidder, McCleary Oil Company, at their unit bid price of \$2.859 per gallon, for a total price of \$10,006.50. Escalator clause included; delivery sites shall be Township-owned rental properties and Township-owned building(s) located on Letterkenny Army Depot.

The Chairman announced the receipt of Sealed Bids for **Bituminous Materials**. The Secretary informed the Board of three (3) Sealed Bids received. The Chairman opened the bids and read as follows:

Bidder's Name	Description	Unit Bid Price FOB Plant	TOTAL	Unit Bid Price Delivered at Job Site	TOTAL
Fayetteville Contractors	Cold Mix (25 ton)	NO BID	NO BID	NO BID	NO BID
	9.5 MM Superpave (5,000 ton)	71.35	356,750.00	NO BID	NO BID
	12.5 MM Superpave (1,000 ton)	71.35	71,350.00	NO BID	NO BID
	25 MM Superpave (10,000 ton)	61.40	614,000.00	NO BID	NO BID
St. Thomas Dev. Inc.	Cold Mix (25 ton)	85.00	2,125.00	89.15	2,228.75
	9.5 MM Superpave (5,000 ton)	55.50	277,500.00	60.15	300,750.00
	12.5 MM Superpave (1,000 ton)	60.50	60,500.00	65.15	65,150.00
	25 MM Superpave (10,000 ton)	45.65	45,650.00	50.30	503,000.00
Valley Quarries, Inc.	Cold Mix (25 ton)	83.40	2,085.00	NO BID	NO BID
	9.5 MM Superpave (5,000 ton)	55.50	277,500.00	NO BID	NO BID
	12.5 MM Superpave (1,000 ton)	54.50	54,500.00	NO BID	NO BID
	25 MM Superpave (10,000 ton)	44.45	444,500.00	NO BID	NO BID

Following review and consideration of all bid prices submitted, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the Contract for **Bituminous Materials** be awarded to the low bidder, Valley Quarries, Inc., in all categories at their *Unit Bid Price FOB Plant* as follows: 25 Ton Cold Mix: 83.40 (Total: 2,085.00); 5,000 Ton 9.5 MM Superpave: 55.50 (Total: 277,500.00); 1,000 Ton 12.5 MM Superpave: 54.50 (Total: 54,500.00); and 10,000 Ton 25 MM Superpave: 44.45 (Total: 444,500.00). Valley Quarries, Inc. noted on their bid sheet, * *Blacktop Indexed at \$641.00 per liquid ton.*

The Chairman announced the receipt of Sealed Bids for **Crushed Aggregate**. The Secretary informed the Board of two (2) Sealed Bids received. The Chairman opened the bids and read as follows:

Item #	Bid Item	UNIT PRICE		UNIT PRICE	
		FOB PLANT	DELIVER JOB SITE	FOB PLANT	DELIVER JOB SITE
		St. Thomas Dev., Inc.		Valley Quarries, Inc.	
1	No. 8 500 Ton	7.00	11.15	7.75	10.58
2	No. 2-A 10,000 Ton	3.75	7.90	4.35	7.18
3	Penn #1 200 Ton	6.50	10.65	6.75	9.58
4	1/4" Clean 200 Ton	20.00	24.15	14.00	16.83
5	Anti-Skid 3,000 Ton	20.00	24.15	10.15	12.98
6	#57 1,000 Ton	6.25	10.40	6.75	9.58

Following review and consideration of all bids submitted, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted that Valley Quarries, Inc. be awarded the **Crushed Aggregate** Contract for 2012 into 2013 at their *Unit Price FOB Plant* on the following basis: travel time for manpower and equipment and fuel costs to and from St. Thomas would cost Township more at *FOB Plant* even though St. Thomas Development, Inc.'s prices are less; plus Valley Quarries, Inc.'s bid prices to Job Site are less in all items than St. Thomas Development, Inc..

The Chairman announced the receipt of Sealed Bids for **2012 Road Paving Equipment Pricing**. The Secretary informed the Board of one (1) Sealed Bid received. The Chairman opened the bid and read as follows:

Item #	Bid Item	HOURLY RATE	ESTIMATED TOTAL
		Schlusser's Paving, Inc., Carlisle, PA	
1	Paver equivalent ... 30 +/- hrs	125.00	3,750.00
2	Roller & Operator 30 +/- hrs	80.00	2,400.00
3	Tack Oil Truck 30 +/- hrs	40.00	1,200.00
4	Milling Machine ... 40 +/- hrs	300.00	12,000.00
5	(2) Tri-axle Dump & Oper. 70 +/- hrs	130.00	9,100.00

On a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted to award the Contract for **2012 Road Paving Equipment Pricing** to the sole bidder, Schlusser's Paving, Inc., Carlisle, Pennsylvania, at their *Hourly Rates* as follows: Item 1 - 125.00; Item 2 - 80.00; Item 3 - 40.00; Item 4 - 300.00; and, Item 5-130.00.

The Chairman announced the receipt of Sealed Bids for **2012 Striping & Marking** (of various Township roadways). The Secretary informed the Board of three (3) Sealed Bids received. The Chairman opened the bids and read as follows:

<u>Bidder's Name</u>	<u>Total Bid</u> (Approx. 1,191,624 feet)
Alpha Space Control Co., Inc. (Hand-delivered 6.26.12)	\$0.0465 / ft. \$55,410.52
Midlantic Marking, Inc. (Rec'd via UPS 6.22.12)	\$0.0468 / ft. \$55,768.00
Traffic & Safety Signs (Rec'd via UPS 6.26.12)	\$0.075 / ft. \$89,371.80

Following review and consideration of all bids submitted, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to award the Contract for **2012 Striping & Marking** of various Township roadways to the low bidder, Alpha Space Control Co., Inc. at their bid price of \$0.0465 per foot for a total of \$55,410.52.

The Chairman noted that three years ago Guilford Water Authority (GWA) put a new line in Oak Hill Village, some portions of streets being located in Greene Township, and the Township repaired the ditches last year to get through winter. He stated that GWA said they would perform the road repairs but have not so the Township is going to do the work and GWA will pay the costs. He noted an Agreement has been prepared to move forward with the project which will consist of overlay two inches and mill six feet from edge of roadway; milling will be two inches to zero in order to tie driveways back in as original; Township costs are \$114,500; work will be performed thirty days. He stated that GWA is in agreement with the costs and will reimburse the Township only for the portion located in Greene Township. Supervisor Burns inquired if the \$114,500 was enough to cover all costs and the Township Engineer, Greg Lambert, stated that with the previous materials contracts just received, it should be good. The Chairman further noted that he, Mr. Lambert, and Mr. Jerry Schlusser (performing the work) had reviewed the project well and figured the costs. Supervisor Burns then inquired if there was any language in the Agreement for anything 'unforeseen' and the Township Solicitor stated 'no'. The Chairman noted that when other work had been done, the Township came in way under what was estimated and he felt confident this figure would cover costs as well. Mr. Lambert asked Supervisor Burns if he was concerned the ending costs might come in higher than estimated and the Solicitor read paragraph #10 of the Agreement which states "It is estimated that the project cost will be approximately ...", wording that indicates not a firm figure. Following review and

consideration, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the Agreement with Guilford Water Authority and Greene Township Board of Supervisors to overlay Oak Hill Village Development streets be signed and forwarded to GWA for execution.

The Chairman stated he had spoken with the current cleaning services contractor regarding the original contract nearing its five-year (contract) period. The current contractor informed the Chairman that pricing would stay the same, no increase in fee. The Chairman stated one provision in the current contract that he would recommend removing would be Item #3 under "Length of Contract" which states the contract can only be renewed four times after the first year and then must be re-bid. Supervisor Burns noted the work has been fine and there has been no increase in last five years. The Chairman stated he felt current contractor is doing a good job and that she does more than contract states (i.e. picks up supplies) and does not have to be told the job duties. Following consideration, on a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted the cleaning contract presently held by Dawn McNew of Fayetteville, PA, be renewed for an additional one year period and can be renewed until there is a price increase requested by the contractor or if the Township states they wish to re-bid.

The Chairman noted the Township's intention to purchase a "zero-turn" mower due to the problems being experience with the present mower with pulleys, etc. Supervisor Burns stated it has been down numerous times in the past few weeks. Following discussion and consideration, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to authorize the purchase of a "zero-turn" mower off State Contract from Best Line Equipment at the quoted prices for mower, bagger, shipping, and set up at Township for a total of approximately \$12,868.00.

The Chairman noted the Township's intention to purchase a multi-purpose mower for the Park and asked Supervisor Burns to present. Supervisor Burns noted the mower has other multiple attachments and that six or seven different models were demonstrated. He stated the mower is available on State Contract at a total cost of \$23,180.56 for the mower and desired attachments. The price, however, does not include a price for a heated cab for use in winter which would be an estimated \$6,000 additional. Following discussion and review, on a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted to purchase a multi-purpose mower for the Township Park on State Contract at a price of \$23,180.56 plus a cab at an estimated \$6,000 additional from Lawn and Golf Supply Co., Inc., Phoenixville, PA.

The Chairman noted the Township's intention to purchase a mini track excavator and that two different models had been demonstrated and used by Township personnel. It was the opinion and preference of the operators for a Bobcat which was also lower in price. He noted this excavator is also available on State Contract through Best Line Equipment, Shippensburg, at a price of \$56,752.84. He stated he had received a call from the salesman this date noting the excavator does not have a theft or GPS but yet has a better system whereby a chip is installed; keyless entry would be an additional \$600 to install. Following discussion and consideration, on a motion by Todd E. Burns, seconded by Travis L.

Brookens, and by a vote of 3-0, the Board unanimously voted to authorize the purchase of one E55 Bobcat Compact Excavator from Best Line Equipment, Shippensburg, on State Contract at a price of approximately \$56,752.84 or slightly more for keyless entry installation.

The Chairman noted the Township's intention to purchase a track skid loader. He stated that models from John Deere and Bobcat were available on State Contract, however, the John Deere was approximately \$2000-\$3000 higher in price than Bobcat. Township personnel had tested and liked both models. He noted the Bobcat was available at a price of \$61,805.16 plus an additional \$600-\$700 for a locator to be installed. The Chairman stated this loader would replace one stolen from the Township approximately two years ago and never recovered. He stated it would also have a keyless entry code whereby each operator would have a different code. Following discussion and consideration, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to authorize the purchase of a Bobcat Compact Track Loader from Best Line Equipment, Shippensburg, on State Contract at a price of \$61,805.16 plus the cost of \$600 or \$700 for the anti-theft device for a total price of approximately \$62,405.16. The Chairman noted the two machines would be delivered in approximately 60-90 days.

The Chairman noted the Township's intention to purchase a 2013 Tandem Dump Truck with wing plow and spreader off the Turnpike Contract which has more options and accessories than what is available off State Contract; several prices had been reviewed on State Contracts. He stated the unit price for all is approximately \$194,500 which includes installation of wing plow; the spreader will be installed by the Township. He stated all will be delivered at the same time with J&J Body, Somerset, PA, who would be placing the body on the chassis, by the end of September; the body manufacturer stated they would need four to six weeks to install. The Chairman stated he had informed both the body and chassis suppliers the truck must be delivered by December 31 for this year's budget. He further noted this truck will replace the current truck with wing plow used in the area of Walker and Frecon Roads.

The Chairman asked Supervisor Burns to present the next item on the Agenda. Supervisor Burns stated the Township had received a quote for playground equipment to go with the pavilions that are now constructed. He stated the equipment is designed for ages five through 12, available on State Contract, and with a discount, the final total price is \$28,291.17; price does include shipping but not set up. Following review and consideration, on a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted to authorize the purchase of playground equipment from Bitting Recreation, Inc., Harrisburg, PA, at their discounted quote price of \$28,291.17 off State Contract.

The Board reviewed the Fayetteville Volunteer Fire Department Fire Police Monthly (May 2012) and Year-to-Date Reports as submitted. Following review of the Reports and there being no comments presented, it was consensus of the Board that the Fayetteville Volunteer Fire Department Fire Police Monthly (May 2012) and Year-to-Date Reports be accepted as submitted and become part of the official record.

The Township Engineer presented a request for refund of remaining plan review escrow for Karen and Harold Wildeson and Burk-Lea Farms (Stanley Burkholder), Project #12-006, in the amount of \$993.50. He stated it was in reference to a subdivision plan along Grandpoint Road Extended; final approval previously granted by the Board. The original escrow submitted was \$1,500 with \$506.50 being expended for reviews, inspections, etc, with a remaining balance of \$993.50. The Engineer stated he would recommend the full refund as requested. Following review and consideration, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the request to refund the remaining plan review escrow in the amount of \$993.50, for Karen and Harold Wildeson and Burk-Lea Farms (Stanley Burkholder), Project #12-006, be granted and the full refund be forwarded to Stanley Burkholder.

The Zoning Officer presented and read correspondence regarding a request for waiver of Greene Twp. Code 85-52.A., *Requirement to Connect to Public Sewer*, for an existing vacant lot on Frecon Road, identified as the Proposed Rippy Subdivision and consisting of approximately 4.5 acres. Also included with the correspondence were the Preliminary Hydrogeological Report and a map showing the size and location of the lot on Frecon Road for the Board's information and review. The ZO noted also correspondence received from the Greene Township Municipal Authority Engineer regarding estimated costs to install public sewer on this property. He stated that after reviewing the proposed public sewer service, he estimated the construction cost to install public sewer to this property at approximately \$30,000. The ZO stated he had spoken with Vince Elbel, Township Sewage Enforcement Officer, this date regarding this request and the SEO described the soils found in the area and stated a sand mound would be required and did not favor the request. Mrs. Pam Gaudiose addressed the Board noting the distance to the sewer system (+/- 1000 feet) and being a big challenge with heavily wooded area to excavate plus going through two wetland areas. The Chairman noted a previous request to the Board of a waiver for a back corner of a farm lot which was in excess of 1000 feet and that waiver request had been denied. He noted another case on Cumberland Highway where PA DEP stepped in and stated the Township could not decide that issue. The Chairman noted the Township is taking a very hard look at these types of waivers. Mrs. Gaudiose noted again the numerous trees and the Chairman stated that DEP does not take that (trees) into consideration and that another request in the same area was granted only because of the very steep bank to a stream. The Township Engineer noted that hookup to the sewer is more expensive than a sand mound in this case due to the estimate for this particular project was in the range of \$30,000 and the ZO stated the SEO estimated approximately \$20,000 to install a sand mound. Supervisor Burns noted the comment made by Mrs. Gaudiose of two small wetland areas and Mr. John Rippy pointed on the map the location of the wetland area, farm field and a swampy area. Supervisor Brookens noted that if there are wetlands, it needs to be verified. The Chairman recommended the property owner have the wetlands delineated and bring back to the Township for review and consideration. He also suggested contacting Franklin County Conservation District, Ernie Tarner and/or Mary Ann Shaffer, to assist with the verification. The Township Engineer suggested a field review may be useful as well, if needed. Supervisor Brookens noted that he did not like to set the requirement only on distance and it puts the Board in a precarious position on this type of request. The Chairman suggested tabling the request for an indefinite time until all information can be obtained. On a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the waiver request for the Rippy Subdivision be tabled until further notice.

The Zoning Officer presented a request for waiver of Greene Twp. Code 85-18.A(5) requiring topographic contours for the Mark Jansen Subdivision and submitted by Thomas M. Englerth of TME Surveying, LLC. The ZO stated it is a very small lot addition to be conveyed from the parent tract to a property on Shadle Drive that has a home on it currently. The ZO stated that Mr. Englerth's correspondence stated there would be no construction or earth-moving disturbances proposed on Lot 20 or the residue and the waiver request was being made with the understanding that if either of those would occur, compliance would be required by all appropriate agencies. The ZO noted, however, that in conversation with Mr. Jansen he was informed that Mr. Jansen wishes to place an accessory garage, approximately 24' x 24', which would require earth moving activity; it would not require a land development plan but earth disturbing would involve the Conservation District. The Board and staff discussed various questions and concerns regarding this proposed project and what appeared to be a contradiction between what TME Surveying stated and what Mr. Jansen stated desiring to place a garage on the property. The Solicitor recommended the matter be tabled and instructed the Zoning Officer to contact TME Surveying as to the apparent contradiction. Following review and discussion regarding this request, on a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted the request for waiver of Greene Twp. Code 85-18.A(5) requiring topographic contours for the Mark Jansen Subdivision be tabled until such time the developer's engineer can explain exactly either the request or what is being done.

The Zoning Officer presented a 1-lot Final Land Development Plan for Access Lift, Inc.; propose construction of accessory structure on property located along Carbaugh Avenue; an Application to the Zoning Hearing Board was recently processed and the ZHB determination would allow with the condition it remain as ancillary to the current use. The ZHB's decision should be noted on the plan according the Planner's comment. The ZO reviewed the *Approval Checklist* with the Board, each member having received a copy for their review: Franklin County Planning Commission – reviewed with no comment (4-30-12); module previously approved (7-31-06); Franklin County General Authority approved (5-18-12); Franklin County Conservation District noted as 'adequate' (5-2-12); Plan was presented to Township Planning Commission at their meeting held May 14, 2012 and was recommended for approval subject to comments from the Planner and Township Engineer being addressed; requires transportation impact fee of \$7,515 (5 trips, TSA-1). Mr. Lambert, Township Engineer, stated his previous comments to the Planning Commission have been basically addressed noting the construction of the slotted drain downstream of the proposed building addition. The Engineer further recommended an estimated stormwater bond of \$7,572 plus a 10% contingency for a total of \$8,329.20. Following review and consideration, on a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted the Access Lift 1-lot Final Land Development Plan be approved with the condition the Plan not leave the Township Office until a stormwater bond in the amount of \$8,329.20 is posted and at the time of Land Use Permit issuances, the traffic impact fee of \$7,515 is posted.

On a motion by Travis L. Brookens, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted the Mark Jansen 1-lot Final Subdivision/Lot Addition Plan be tabled until further clarification is received (refer to discussion of waiver request regarding this Plan previously contained in these Minutes).

On a motion by Todd E. Burns, seconded by Travis L. Brookens, and by a vote of 3-0, the Board unanimously voted to authorize the payment of invoices as follows: Check Numbers 17814 through 17843, inclusive, to be paid from the General Fund; Check Number 1486 to be paid from the Electric Light Fund; and, Check Numbers 2083 through 2085, inclusive, to be paid from the Liquid Fuels Fund.

There being no further business before the Board for this Meeting, the Chairman adjourned at approximately 8:38 P. M..

Respectfully submitted,

Secretary