

August 11, 2009
Scotland, PA 17254
Regular Meeting

The Greene Township Board of Supervisors met in regular session Tuesday, August 11, 2009, at the Township Municipal Building, 1145 Garver Lane, Scotland, PA, following three (3) Public Hearings.

Present:

Charles D. Jamison, Jr.
Todd E. Burns
Glenn O. Shetter
Diann Weller

Travis Brookens
Daniel Bachman
Gregory Lambert
Andrew Paszkowski

Visitors: See list

The Chairman called the Regular Meeting to order at approximately 7:15 P. M..

The Minutes of the July 28, 2009 Public Hearing regarding proposed Ordinance relating to Golf Courses and Golf Clubs stand approved as presented.

The Minutes of the July 28, 2009 Public Hearing regarding proposed new zoning district, identified as *Medium Density Commercial*, stand approved as presented.

The Minutes of the July 28, 2009 Regular Meeting stand approved as presented.

The Chairman stated that due to recent rate adjustments for both the Township Planner and Township Engineer, the rates charged for plan reviews, etc would have to be changed to reflect same. On a motion by Todd E. Burns, seconded by Glenn O. Shetter, and by a vote of 3-0, the Board unanimously voted that Township **Resolution No. 15-2009** regarding adjusted hourly rates set for the Township Planner and Township Engineer be adopted as presented.

The Chairman noted the need to reactivate the *Municipal Winter Agreement* for the 2009-2010 winter season with PennDOT which covers (snow) plowing in the vicinity of Walker Road and Exit 17 (I-81 Interchange) for the federal and state highways; even though these are no longer Township roads, an agreement must be entered into to plow. On a motion by Glenn O. Shetter, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted that Township **Resolution No. 16-2009** to reactive the *Municipal Winter Agreement* for the 2009-2010 winter season with PennDOT be adopted as presented.

The Chairman stated that any time the County needs mutual aid for emergency services, it is necessary to have a mutual aid agreement but the municipality must maintain Workman's Compensation for persons involved; there is currently an agreement being circulated for such services. On a motion by Todd E. Burns, seconded by Glenn O. Shetter, and by a vote of 3-0, the Board unanimously voted the *Mutual Aid Agreement for Emergency Services* between the County Commissioners and County Boroughs/County Townships be approved as presented.

The Chairman asked the Township Engineer to explain the next item on this Meeting's Agenda. Gregory Lambert, Township Engineer, stated that he and the Chairman had met with PennDOT officials at the site of the existing traffic signal at Routes 233 and 30. They met to discuss the Township's request to re-paint the intersection and add a right turn lane with the through west-bound lane to coincide with the State's paving project on Route 30. He stated the request appeared to be acceptable at the time, however, the official on site could not commit due to him substituting for another official. The request was being submitted to PennDOT as soon as possible due to the safety concern. Mr. Lambert further noted that two other PennDOT officials will be coming to the area the following day and is very hopeful they will give the go-ahead due to the Township's primary concern of safety at this intersection. He stated it would be necessary to revise the current permit and update to show pavement markings and the State requested a letter from the Township to officially state their interest. On a motion by Glenn O. Shetter, seconded by Todd E. Burns, and by a vote of 3 -0, the Board unanimously voted to authorize the Chairman to forward a letter to PennDOT for Routes 233 and 30 as outlined in said letter dated August 6.

The Chairman stated the Township had been informed by their legal representative regarding the Penn Mar issue that PM has no funds and that litigation costs were rising, therefore, he stated it would be in the Township's best interest to close litigation. On a motion by Todd E. Burns, seconded by Glenn O. Shetter, and by a vote of 3-0, the Board unanimously voted that litigation against Penn Mar be terminated.

The Zoning Officer reviewed the Monthly Zoning Office Report for July 2009. There being no changes, additions, or corrections, the Chairman stated the Report shall stand approved as presented.

The Zoning Officer presented a request for review time extension for ninety (90) days submitted by TME Surveying, LLC, on behalf of their client, Thomas Kriner Subdivision Plan; current time expires August 13, 2009. On a motion by Glenn O. Shetter, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted the request for review time extension for Thomas Kriner Subdivision Plan be granted an additional ninety (90) days commencing August 13, 2009 forward.

The Assistant Zoning Officer presented a 16-lot Preliminary Subdivision Plan for Salem Heights, Phases 1 through 2; property located off Letterkenny Road; former Rohrer farm; consists of one (1) new lot addition and fifteen (15) single-family lots. Comments from the *Approval Checklist*, a copy being provided to each Supervisor, were as follows: Franklin County Planning Commission reviewed with no comment (1-8-09); Greene Township Municipal Authority approved with sewer bond required (7-9-09); planning exemption approved by PA DEP (8-29-08); Guilford Water Authority – N/A, lots will use wells; Allegheny Power - provided a copy of the Plan (1-8-09); PennDOT will require HOPs (Highway Occupancy Permits) for driveways onto Letterkenny Road; Franklin County Conservation District noted as 'adequate' (7-1-09); Township Planning Commission reviewed at their August 10, 2009 meeting and recommended approval subject to PennDOT HOPs, issuance of GP-7 permit for proposed storm crossing, and payment of transportation impact fees of \$30,975 total (15 lots in TSA-1 @ \$2,065 each). Mr. Lambert, Township Engineer,

reviewed the comments of both he and the Township Planner regarding this Plan stating this Plan has undergone submissions and re-submissions. He stated the initial concern of panhandle lots with multiple accesses and that six (6) lots and six (6) driveways were deleted, however, even though he and the Planner concurred that the topography at this site does place limitations and construction burdens for normal development would be difficult, they were still concerned with the number of driveways proposed along this portion of roadway (Letterkenny Road) with a high volume of relatively high speed. They did note, however, this roadway is a State roadway and though the Township would have no control over approval of any highway cuts, they still would recommend that any positive action by the Township Board of Supervisors would include a stipulation that HOP approvals be attached to this plan approval along with all other required approvals. He also noted that at least one (1) stream crossing permit is required for at least one (1) lot. The Chairman stated that no statement was made regarding sewer from PA DEP and that no final plan will be accepted until PA DEP releases their stop order for sewer hook-ups and allows permits to be issued (for sewer). Supervisor Burns inquired as to the HOPs and Mr. Lambert stated that sight distance is a concern due to its limitation and wanted PennDOT to be satisfied that the driveways would be safe. Mr. Glenn Watson, engineer for the developer, addressed the Board stating that also was a concern in the beginning and that he investigated the problem to ensure the sight distance was adequate. The Chairman noted his concern with what an engineer may recommend and what PennDOT would allow and would see what PennDOT would state regarding the HOP permits and any comments. On a motion by Todd E. Burns, seconded by Glenn O. Shetter, and by a vote of 3-0, the Board unanimously voted that Salem Heights, Phases 1 through 2, 16-lot Preliminary Subdivision Plan be approved with conditions: all comments from the reviewing agencies be satisfied; HOPs for driveways onto Letterkenny Road be required before final approval; PA DEP stream crossing be obtained; all bonding and impact fees be obtained from the developer upon the first issuance of Land Use Permits; no final plan will be accepted for processing or approval until such time as the PA DEP moratorium has been lifted.

On a motion by Glenn O. Shetter, seconded by Todd E. Burns, and by a vote of 3-0, the Board unanimously voted to authorize the payment of invoices as follows: Check Numbers 14473 through 14501, inclusive, to be paid from the General Fund; Check Number 1405 to be paid from the Electric Light Fund; and, Check Numbers 1697 through 1702, inclusive to be paid from the Liquid Fuels Fund.

The Chairman noted one further item to be brought before the Board that did not appear on the Agenda. He stated the sales agreement for *Corker Hill* property is moving in the right direction at this time. On a motion by Todd E. Burns, seconded by Glenn O. Shetter, and by a vote of 3-0, the Board unanimously voted the Greene Township Board of Supervisors be authorized to sign the agreement for the purchase of the *Corker Hill* property with the owners if final terms can be obtained by the deadline of August 14, 2009.

There being no further business before the Board for this Meeting, the Chairman adjourned at approximately 7:42 P.M..

Respectfully submitted,

Secretary