

**PENN TOWNSHIP
BOARD OF SUPERVISORS
MINUTES**

DATE & TIME:

August 22, 2016

7:00 PM

ATTENDANCE:

Board Members Present:

Benjamin Bruckhart

Jill Groff

Ronald Krause

Dick Shellenberger

Richard Landis

OTHERS IN ATTENDANCE:

Mark Hiester, Township Manager

Ted Pfeifer, Landmark Commercial Realty

Don Gibble, resident

George Osenburg, resident

Michael Wolgemuth, STS

Douglas Diffendall, resident

Kevin Varner, Diehm & Sons

John Diehm, Diehm & Sons

Gerald Wolfe, resident

Rochelle Shenk, LNP

John Fantom, resident

Randy Sweitzer, resident

Connie Weidle, Recording Secretary

Call to Order and Pledge of Allegiance- 7 P.M., Ben Bruckhart, Chairperson

Public Comment/Guest Recognition

B. Bruckhart acknowledged that the township received an award from the Northwest Lancaster County EMS for being a major contributor to their "Campaign to Save Lives".

Don Gibble addressed the Board relative to an incident that happened recently on Stiegel Valley Road and Meadowlark Lane. He was concerned that he had been waived through a construction area by a township employee and that there was traffic coming in the opposite direction. He spoke with a NLCRPD Officer and was also concerned about the handling of the police report. The Board responded that staff and two members of the Board will meet with him and look into the matter further.

Doug Diffendall addressed the Board relative to a subdivision of his property. His concern is that he had met on several occasions with township staff and felt each time the information had changed. The Board responded that they will meet with township staff to gain further information and will contact him to discuss the matter.

Approval of Minutes— August 8, 2016

D. Shellenberger made a motion, with a second by R. Krause, to approve the Minutes of the August 8, 2016 Board of Supervisors Meeting. The motion passed unanimously.

Treasurer's Reports

The Treasurer's Report was presented. The full report can be obtained at the Township Office. A motion was made by J. Groff, with a second by R. Krause, to accept the Treasurer's Report as presented. The motion passed unanimously.

Approval to Pay Invoices

A motion was made by R. Krause, with a second by D. Shellenberger, to approve the payment of invoices submitted to the Board. The motion passed unanimously.

The Board reviewed the following monthly reports:

Northern Lancaster County Regional PD
Penryn Fire Department
Manheim Area Water and Sewer Authority
Manheim Community Library
Lititz Rec Center

Northwestern Lancaster County Authority

Mike Wolgemuth presented his monthly written report and verbally highlighted the following items:

- DEP sent notification that not enough Tier 1 residents were identified, so another round of lead and copper monitoring letters were sent to water customers.
- Disinfectant byproduct testing results are lower than past summers.
- Lakeside influent bar-screen bearing replacement is scheduled for tomorrow.

Subdivision, Land Development, and Stormwater Management:

- On motion by R. Krause, with a second by J. Groff, it was unanimous to conditionally approve the final land development plan for AutoZone No. 6742 (Twp. File #16-002), replacing the existing vacant building with a new retail store on a 0.916 acre lot located at 90 Doe Run Road, zoned T-5MU, conditioned upon the items mentioned in the township engineer letter dated August 17, 2016 and the township staff letter.
- On motion by R. Krause, with a second by J. Groff, it was unanimous to authorize execution of the Stormwater Easement Agreement and the Traffic Signal Easement Agreement with AutoZone.
- On motion by R. Krause, with a second by J. Groff, it was unanimous to conditionally authorize execution of the Right-of-Way Agreement with AutoZone, conditioned upon the completion of the Agreement by the township solicitor.
- On motion by D. Shellenberger, with a second by R. Krause, it was unanimous to conditionally approve the lot add-on plan for John F. & Ruth M. Stoltzfus (Twp. File #16-008) to add 1.983 acres onto their existing lot at 615 Evans Road, zoned T-2, conditioned upon the items mentioned in the township solicitor letter dated August 15, 2016.
- On motion by R. Krause, with a second by J. Groff, it was unanimous to grant the waiver of the time period in which to record the new deeds Section 22-306.2.D., for the lot add-on plan for John F. & Ruth M. Stoltzfus.
- On motion by R. Krause, with a second by J. Groff, it was unanimous to authorize execution of the Agreement Providing for Grant of Public Right-of-Way between the township and John F. & Ruth M. Stoltzfus and Rachel B. Stoltzfus.
- On motion by R. Krause, with a second by J. Groff, it was unanimous to authorize execution of a Storm Water Management Agreement and Declaration of Easement between the Township and landowners John and Jacqueline Phillips for new stormwater facilities installed at 274 Silverwood Drive.
- On motion by D. Shellenberger, with a second by R. Krause, it was unanimous to approve a \$337,843.97 reduction in the financial security currently being held by the Township related to Phase 1 of the Penn Towne Center/Blackford Project, which will result in the remaining required financial security amount being reduced to \$1,080,597.90.

Old Business:

- On motion by J. Groff, with a second by R. Krause, it was unanimous to acknowledge withdrawal of the Conditional Use Application and the Land Development Application for Holly Tree Farms Apartments by Westside RE Holdings, LLC.

- On motion by D. Shellenberger, with a second by R. Krause, it was unanimous to ratify and confirm Resolution 2016-14 to appoint Leroy Stoltzfus as alternate Planning Commission Member and to appoint Frederick Hammond as alternate Zoning Hearing Board Member.

New Business:

- Discussion took place concerning the Benchmark Energy natural gas purchase agreement. The consensus of the Board was to table the matter until a future meeting in order to obtain further information.
- On motion by D. Shellenberger, with a second by R. Krause, it was unanimous to approve Flyway Excavation's Change Order #1 relative to the Doe Run & Penryn Roads Intersection Improvements Project.
- On motion by J. Groff, with a second by R. Krause, it was unanimous to cancel the 7 p.m., Monday, August 29, 2016 Board of Supervisors Meeting.
- M. Hiester presented the Chesapeake Bay Pollution Reduction Plan as it relates to the Chiques Creek Watershed and a potential Intergovernmental Agreement with other townships and boroughs. Discussion took place concerning the Agreement, but no action was taken at this time.

Other Business:

On motion by D. Shellenberger, with a second by J. Groff, it was unanimous to accept the resignation of Harry Smith as the Township's Zoning Officer and Building Code Official and authorize M. Hiester to advertise for the position.

Adjournment:

On motion by J. Groff, with a second by R. Krause, it was unanimous to adjourn the Meeting at 8:40 p.m. into Executive Session for a personnel matter and possible litigation and the Board would not reconvene.

Respectfully Submitted,
Connie Weidle, Recording Secretary