

December 13, 2011 - Antrim Township Board of Supervisors

MINUTES OF THE ANTRIM TOWNSHIP SUPERVISORS

REGULAR MEETING

December 13, 2011 7:00 p.m.

The Antrim Township Board of Supervisors held a regular meeting on Tuesday, December 13, 2011 in the Antrim Township Municipal Building, 10655 Antrim Church Road, with the following present: Chairman Sam Miller (arrived late), Vice Chairman James Byers, Supervisors Curtis Myers and Fred Young III. Others attending the meeting included Brad Graham, Township Administrator, Sylvia House, Zoning Officer, and Solicitor John Lisko. Supervisor Rick Baer and Carl Rundquist, Public Works Director was absent from the meeting.

Visitors: Tom Shook, Melrose Meadows Phase III PRD Townhouse units and Paul Schemel for Rolling Hills PRD and Patton Bridge Road. Also, see the attached list for a list of other visitors.

The meeting was called to order at 7:01 p.m.

Vice Chairman Byers announced that tonight's meeting is being audio recorded.

The meeting opened with a word of prayer followed by the Pledge of Allegiance.

Vice Chairman Byers called for Public Comment.

Terry Whitmore addressed the Supervisors and provided them with a letter with a list of questions regarding the Martin's Mill Bridge project. He requested a reply in writing within the next 30 days.

A Young/Myers motion passed 3-0 (Miller had not yet arrived & Baer was absent) to approve as written the regular meeting minutes from November 22, 2011.

A Myers/Young motion passed 3-0 (Miller had not yet arrived & Baer was absent) to approve the bills on the Treasurer's reports dated December 13, 2011.

Tom Shook addressed the Supervisors at this time regarding the Melrose Meadows Phase III PRD Townhouse units that he addressed at the last meeting. He is requesting to be able to sell a pod of units to a developer and allow them to build one unit at a time. He handed out drawings to the Supervisors showing the units with a breezeway and two units with one common wall if someone would like to buy two of them. The units could have 2 foot walkways with a fence or shrubbery to divide them. Vice Chairman Byers asked that since this is a PRD would this have to go to a hearing. Solicitor Lisko said yes or we could modify the definition of a townhome.

Chairman Miller arrived at this time – 7:09 p.m.

Mr. Shook explained that the units would have a common wall and if it's a one story house it would have a storage space and if it's a two story unit then they would have a common wall. Sylvia House, Zoning Officer read the definition of a townhome in our code book that states "one party wall in common with another dwelling unit."

A Miller/Myers motion passed 4-0 (Baer was absent) to approve the request from Melrose Meadows Phase III PRD Townhouse units to build one unit at a time subject to the permit depicting how the units will be built as long as there is a party wall between the units.

Paul Schemel addressed the Supervisors regarding Rolling Hills PRD and Artery Homes. They are asking to bond each phase of the development independently. Mr. Schemel said they understand this requires a modification of the PRD and a public hearing and they are asking to move forward with this.

Supervisor Young asked if we have to get approval from all the existing lot owners. Solicitor Lisko responded that he thinks we do but Attorney Schemel doesn't seem to think we do.

A Young/Myers motion passed 4-0 (Baer was absent) to authorize advertisement of a hearing as per Sylvia House's outline for Rolling Hills PRD with the condition that we get the application from them for modification of the PRD.

Paul Schemel also addressed the Supervisors regarding the Patton Bridge Road issue. He stated that he now has an agreement that has been signed by all the parties and has been reviewed by Township staff. He is asking for the Supervisors to approve the agreement.

A Miller/Myers motion passed 3-1-0 (Byers opposed & Baer was absent) to approve the agreement with the Township, the Yaukey's and the Meyer's to temporarily close Patton Bridge Road and allow the Yaukey's to install a gate, provide a turn around and parking at their expense.

Mr. Schemel noted there were two exhibits that were presented showing where the gate would be installed on Patton Bridge Road and noted that Exhibit B with the gate further uphill towards the driveways and parking to the left was the one they would be using.

A Miller/Byers motion passed 4-0 (Baer was absent) to approve two waiver requests from §125-45 (N) (9) and §125-18(6)(a) for Marcreek Farms to allow them relief from paving the new section of the farm lane and relief from surveying the whole farm.

A Byers/Myers motion passed 4-0 (Baer was absent) to authorize the Chairman to sign a Standard Stormwater Maintenance and Monitoring Agreement for Marcreek Farms.

A Byers/Myers motion passed 4-0 (Baer was absent) to approve a 180-day extension request for the Greens of Greencastle Phase VI, a 298 lot residential subdivision on Castlegreen Drive to allow them time to work on engineering the plan.

A Miller/Young motion passed 4-0 (Baer was absent) to approve a final plan for Benjamin and Jeanne Kennedy, a 2 residential lot addition on Burkholder Road.

A Young/Myers motion passed 4-0 (Baer was absent) to authorize a Request from Planning Waiver – Non-Building Declaration to be sent to DEP for Benjamin and Jeanne Kennedy.

Sylvia House, Zoning Officer addressed the Supervisors and informed them that the Borough Council was okay with February 7, 2011 at 7:00 p.m. for the Comprehensive Plan Hearing Date. She still has to find a place to hold the hearing to accommodate the people that might attend. She will figure out the location and let everyone know. She will also proceed with the required notices.

Mrs. House also addressed the Supervisors regarding Greencastle Land LLC to set a hearing date per their request to amend their PRD. She wants to know if they would like to have it on the 1st or 2nd meeting in January. She also asked if we should book a hydrologist for the Township to look at it on our behalf. She wanted to know if we should let their expert do the reports and let our hydrologist engineer review it.

Mrs. House noted that they are seeking approval to pursue a private water system. She thought maybe we could make a condition that if they don't have enough water for that system then they would have to connect to the GAFCWA water system. Solicitor Lisko said he thinks we need to have our own hydrologist at the hearing. He thinks they have already had their own work done by a hydrologist and it might be \$500 for us to hire one. Vice Chairman Byers said he thinks we need to hire one.

A Byers/Young motion passed 4-0 (Baer was absent) to schedule a PRD hearing for Greencastle Land LLC for January 24, 2012.

A Byers/Young motion passed 4-0 (Baer was absent) to approve releasing a Letter of Credit in the amount of \$78,279.60 for Drive Carts as all required improvements have been made.

A Byers/Young motion passed 4-0 (Baer was absent) to approve a request for the use of the fire police from the G-A Heritage Christmas Home Tour committee to assist with traffic control at 12633 Molly Pitcher Highway South.

A Miller/Myers motion passed 4-0 (Baer was absent) to approve change order #3 for the Lehman Road box culvert project for an increase of \$1,038.00 to increase the asphalt overlay thickness from 1" to 2" for Fayetteville Contractors, Inc.

Brad Graham, Township Administrator announced that he will need an Executive Session at the end of the meeting for personnel.

A Young/Byers motion passed 4-0 (Baer was absent) to approve and sign the Plan Change Form from Benecon for the health insurance and prescription plan changes that were approved previously.

A Miller/Myers motion passed 4-0 (Baer was absent) to approve and sign the revised Health Reimbursement Account Adoption Agreement, Plan Document and Plan Summary for changes that were made to the Health Reimbursement Account due to the health plan changes.

A Miller/Young motion passed 4-0 (Baer was absent) to approve and sign the 2012 Secure RX renewal document for the senior prescription plan coverage with a premium increase from \$159.90 to \$172.30. It was noted that the full premium is reimbursed monthly by the one retiree that is enrolled in this plan.

Resolution #238: A Miller/Myers motion passed 4-0 (Baer was absent) to adopt the amendment to the Security Benefit 457 Plan and to accept the default provisions at this time.

A Young/Miller motion passed 4-0 (Baer was absent) to appoint Dave Neterer with Sterling Financial Management, Inc. as the new financial advisor to the Township's Security Benefit 457 Plan.

A Byers/Miller motion passed 4-0 (Baer was absent) to approve the Holiday Schedule for 2012 (see attached).

A Miller/Myers motion passed 4-0 (Baer was absent) to approve and advertise the 2012 Meeting Schedule with adding worksessions in January and February (see attached).

The Supervisors reviewed the Letters of Interest that were received for the appointments to various boards that will occur in January 2012 at the reorganization meeting. Vice Chairman Byers said he would like to see Larry Eberly stay on the Planning Commission and thinks we need to appoint a Supervisor to the Municipal Authority.

A Miller/Myers motion passed 4-0 (Baer was absent) to appoint Rick Baer to the Antrim Township Municipal Authority.

Brad Graham, Township Administrator announced that he needs an Executive Session for personnel matters.

A Miller/Young motion passed 4-0 (Baer was absent) to adjourn into Executive Session at 8:09 p.m.

A Miller/Byers motion passed 4-0 (Baer was absent) to adjourn the Executive Session and resume the regular meeting at 8:51 p.m.

Solicitor Lisko announced that during the Executive Session we discussed personnel.

A Myers/Young motion passed 4-0 (Baer was absent) based on legal/labor attorney advice to terminate R. Lynn Shatzer effective December 14, 2011 with regret.

Chairman Miller called for public comment.

Resident Bob Smith asked what bridge Mr. Whitmore was talking about at the beginning of the meeting. Brad Graham, Township Administrator responded the he was talking about the Martin's Mill Bridge and the grant/earmark funds that we have been notified of receipt but the money will be administered by Penn-Dot and it won't be available to us for a couple of years. Mr. Graham noted that the Township committed a certain amount towards the earmark for the match which includes engineering. The match could have been a specific amount of money or the engineering as part of the match. Supervisor Young mentioned that \$245K earmark is being given to us towards the project as long as we cover the engineering.

Paul Schemel addressed the Supervisors and noted that the Yaukey's agreed to cover the expenses for the Patton Bridge Road issue but that was when they were asking to have the road abandoned and now they have paid about \$1K in legal bills. He is not asking for anything here he just wanted to make the Supervisors aware of this. Mr. Schemel also thanked Sam Miller & Curtis Myers for their service on the Board since their term is expiring at the end of this year.

Dan Pellicano also personally thanked Sam Miller and Curtis Myers for their time on the Board and the fact that they allowed open discussion from people in the room and he wished them both luck in their future endeavors.

Supervisor Young also thanked Sam Miller and Curtis Myers and expressed that it has been an honor to serve with them both. Supervisor Myers said he has to give credit to Sam Miller for getting him to run. Supervisor Young mentioned several things that they have been involved in during their time on the Board such as voting down a new Township building and the reorganization that saved the taxpayers a lot of money plus we built a park for \$2.3M.

A Miller/Myers motion passed 4-0 (Baer was absent) to adjourn the regular meeting at 9:05p.m.

Respectfully Submitted,

Mary A. Klein

Secretary