

Minutes of the Antrim Township Supervisors
Regular Meeting

November 14, 2017

7:00 PM

The Antrim Township Board of Supervisors met Tuesday, November 14, 2017 at the Antrim Township Municipal Building, located at 10655 Antrim Church Road, with the following members present: Rick Baer, Chairman; Chad Murray, Vice Chairman; John Alleman, Fred Young and Pat Heraty. Also attending was: John Lisko, Solicitor; Sylvia House, Zoning/Code Enforcement Officer; Brad Graham, Administrator; Jordan Manahan, Student Representative, and Jennifer Becknell, Secretary/Treasurer.

Baer called the meeting to order at 7:03 p.m.

Baer reminded the audience that meetings are audio recorded.

Graham opened the meeting with prayer, followed by the Pledge of Allegiance to the Flag.

Baer called for Public Comment. There was none.

Eric Watts, with NorthPoint Development, was present and thanked the Board of Supervisors for all the support and assistance with their project at Antrim Commons. Mr. Watts stated that they have nearly secured their first tenant, which will be a 950,000-square foot user of the 1,100,000 square feet available. Mr. Watts stated that NorthPoint will begin phase 2 of development, which will be a 1,150,000-square foot building south of their current building.

Rep. Paul Schemel thanked the Supervisors for their continued support of his staff utilizing the Township facility two days a week to meet with his constituents from this area. Rep. Schemel stated he was asked by Supervisor Young to attend tonight's meeting to give an update on House Bill 271 which was signed into law by Governor Wolf on October 30, 2017 and to answer any questions. This bill amends the Pennsylvania Race Horse Development and Gaming Act and authorizes a number of gambling expansion opportunities throughout the Commonwealth. After some discussion, the Supervisors decided to table this issue until the next Supervisors meeting on November 28, 2017.

A Murray/Young motion passed 5-0 approving payment of the bills on the Treasurer's reports dated November 14, 2017.

A Heraty/Murray motion passed 5-0 granting HC Land Holdings a modification request from §126-10(C)(e) Groundwater recharge-infiltration. Dewberry, the Township engineer, supports granting the modification and the Antrim Township Planning Commission recommended granting the modification.

An Alleman/Heraty motion passed 5-0 granting Rush Truck Centers of PA temporary relief from constructing the Shared Use Trail as required by §125-17(E) on the following conditions, which will be noted on the face of the plan; The trail shall:

- be constructed within 2 years
- inspected by the Township
- begin engineering of the Shared Use Trail immediately after the building project is approved
- post financial security for the estimated cost of construction for the Shared Use Trail
- construct the Shared Use Trail upon receipt of applicable permits

The Antrim Township Planning Commission recommended granting the modification as it will alleviate the need for an NPDES permit at this time because it will not exceed the one acre disturbance

A Heraty/Young motion passed 5-0 granting Jodolich Trust a Stormwater exemption request for this single-family home lot, as changes were made to the plan by the owner requiring a second request. Dewberry, the Township engineer, reviewed and advised that the exemption criteria has been met. The Antrim Township Planning Commission recommended granting the exemption.

A Young/Heraty motion passed 5-0 granting a modification request from §125 and §126 for two additions and expanded gravel area to an existing out building to be used as an agriculturally related business as stated in the letter dated October 31, 2017 at 9390 Antrim Church Road. All runoff will remain on the 31+ acre farm. The Antrim Township Planning Commission recommended granting the modification.

A Murray/Heraty motion passed 5-0 granting the Jeffrey Walker subdivision located along Grindstone Hill Road a modification from 125-15(G)(3)(b), (c) and (d) to provide relief in the Conservation Easement Agreement from providing insurance, perpetual funding, and detailed maintenance schedules of the conservation areas. The Antrim Township Planning Commission and Township Solicitor recommended granting the modification.

A Baer/Heraty motion passed 5-0 granting the James Zaiger subdivision located along Grant Shook Road a modification from 125-15(G)(3)(b), (c) and (d) to provide relief in the Conservation Easement Agreement from providing insurance, perpetual funding, and detailed maintenance schedules of the conservation areas. The Antrim Township Planning Commission and Township Solicitor recommended granting the modification.

A Heraty/Young motion passed 4-1 (*Murray opposed*) granting Antrim Commons Business Park lot 14 Ebberts Spring Court relief from constructing the sidewalk on the South side of the entrance and around the cul-de-sac to eliminate ponding between the road and sidewalk as per request by the Antrim Township Zoning Officer. Blaise Alexander will still be required to construct the sidewalk up to the North side of the entrance.

An Alleman/Murray motion passed 5-0 granting the 180-day extension request to the Jeffrey L. Walker subdivision located along Grindstone Hill Road. The Antrim Township Planning Commission recommended granting the extension to allow time to obtain all agency approvals.

An Alleman/Heraty motion passed 5-0 authorizing the Chairman to sign the Conservation Easement Agreement for the Jeffrey L. Walker subdivision located along Grindstone Hill Road.

A Heraty/Alleman motion passed 5-0 granting the 180-day extension request to Rush Truck Centers of PA. The Antrim Township Planning Commission recommended granting the extension to allow time to address all comments and complete field testing.

A Baer/Murray motion passed 5-0 approving the final plan for James Zaiger, 1 lot subdivision for two single family dwellings, Grant Shook Road.

A Murray/Heraty motion passed 5-0 authorizing the Chairman to sign the Conservation Easement Agreement for the James Zaiger subdivision located along Grant Shook Road.

A Heraty/Baer motion passed 5-0 approving the Standard Stormwater Maintenance and Monitoring Agreement for the James Zaiger subdivision located along Grant Shook Road.

A Heraty/Murray motion passed 5-0 approving the final land development plan for HC Land Holdings, Friendship Village Road, which will add mini-warehousing units on a vacant property.

A Young/Murray motion passed 5-0 approving the bond reduction request for Antrim Commons Business Park lot 9 NorthPoint in the amount of \$474,238.88.

The bond reduction for Towns on Hykes Road was tabled as the report from Dewberry was not received in time for the meeting.

The Solid Waste Ordinance and Burn Ordinance was tabled as all the recommendations from the Antrim Township Planning Commission have not been entered. The Zoning Officer did ask the Supervisors to read all the comments and be prepared for the next regular meeting for approving advertising.

A Murray/Baer motion passed 5-0 adopting the existing MS4 Pollutant Reduction Plan as presented by Dewberry originally, as Dewberry conducted a preliminary analysis to determine if the detailed analysis would be beneficial and it was determined that the cost to do the study would outweigh the benefit of the detailed study.

A Baer/Murray motion passed 5-0 approving by resolution (#295) the Deed of Dedication of Dianne Drive, as all inspections have been completed and everything is in order.

The Public Works Director reported that pump station # 13 is up and running (Scar Hill Road) with black top base coat down, and grading will be completed in the spring. Mr. Nowell updated on Shanks Church Road project by reporting 5,144 linear feet of sewer line is in the ground and blasting will continue and anyone within 200 feet of the blasting will be notified. Video work of the lower portion of this Shanks Church Road project will begin for inspection purposes. The Capital Improvement Plan recommendations for the Wastewater Treatment Plant should be received from GHD in the next couple of days. Mr. Nowell stated that basically we will build two new tanks that mirror what we have at the plant now, with design beginning as early as March 2018. New UV system is in design process now and looking for a November 2018 completion.

A Heraty/Baer motion passed 5-0 approving the Preliminary 2018 Antrim Township Budget and authorized staff to advertise.

A Baer/Alleman motion passed 5-0 approving December 26, 2017 at 11:00 as the final meeting date for the Board of Supervisors and authorized staff to advertise.

A Murray/Baer motion passed 5-0 approving the 2018 meeting dates for the various boards and authorized staff to advertise.

A Murray/Baer motion passed 5-0 approving the 2018 Holiday schedule for Antrim Township.

A Heraty/Baer motion passed 5-0 authorizing staff to advertise intent to appoint CPA for annual audit of Township financial records.

A Heraty/Murray motion passed 5-0 authorizing staff to advertise the organization meeting for Elected Auditors set for January 3, 2018.

A Baer/Alleman motion passed 5-0 approved the proposed 2018 budget for Franklin County Area Tax Bureau.

A Baer/Heraty motion passed 5-0 appointing Jennifer Becknell as Representative to the Franklin County Tax Bureau and Franklin Klink as Alternate, and this motion will be restated at the reorganization meeting in January.

Becknell informed the Supervisors that October was the first month of utilizing online utility payment option on our website and the Township had 123 customers pay with a credit card or by e-check for a combined total of \$21,133.01. Becknell also pointed out the great summation memos that Joyce Nowell put together concerning the Park Grants and Pavilion rentals for 2017.

The Student Representative reported that the girls High School Volleyball team did not advance in the playoffs, and boys High School Soccer team played a close game in the rain but came up short as well. The Peer Leader group at the High School is sponsoring Red Ribbon Week which emphasizes not using drugs and tobacco, and sheds light on the opioids epidemic. Mr. Manahan also shared that the National Honor Society is having a Fund Raiser November 19 at Leitersburg Cinema for craniofacial disorder.

Heraty gave a personal thank you to all the poll workers and all the people who turned out on such a cold dreary day to vote, and added he is looking forward to working as a Supervisor for the next six years.

Young congratulated both Heraty and Alleman on their re-elections for Township Supervisors and look forward to working with them both.

Alleman commented that he was shocked by the high number of voter turnout.

Murray thanked the staff for their diligence during the budget process.

Baer called for Public Comment.

Robert Coladonato, 184 Rocky Mountain Drive, commented that whoever made the 4" too high error on Ebberts Spring Court should be made to correct the problem instead of the Township coming up with a work around.

A Heraty/Young motion passed 5-0 to adjourn the Regular meeting, into Executive Session, at 8:13 p.m., with no decision to follow.

A Heraty/Murray motion passed 5-0 to adjourn the Executive Session, back into Regular meeting, at 8:36 p.m.

Baer stated a personnel matter was discussed with no decision to announce.

An Alleman/Heraty motion passed 5-0 to adjourn the Regular meeting at 8:36 p.m.

Respectfully submitted,

Jennifer Becknell
Board of Supervisors Secretary