

Minutes of the Antrim Township Supervisors  
Regular Meeting with Public Hearing

May 25, 2021

7:00 PM

The Antrim Township Board of Supervisors met Tuesday, May 25, 2021 at the Antrim Township Municipal Building, located at 10655 Antrim Church Road, with the following members present: John Alleman, Chairman; Rick Baer, Vice Chairman; Pat Heraty; Fred Young; and Chad Murray. Also attending was: John Lisko, Township Solicitor; Sylvia House, Zoning/Code Enforcement Officer; Brad Graham, Administrator; Jodi Lambert, Stenographer (*for the hearing portion of the meeting*); and Jennifer Becknell, Secretary.

Attending from the Antrim Township Planning Commission: Joel Wenger, Chairman; Robert Smith, Delbert Myers; and Deborah Hoff, Solicitor.

Alleman called the meeting to order at 7:02 p.m.

Alleman reminded the audience that meetings are audio recorded and posted to the Township website.

Baer read verses 1-8 of Chapter 22 in 2 Samuel of the Bible.

Graham said a prayer, followed by the Pledge of Allegiance to the Flag.

A Murray/Young motion passed 3-0-2 approving the minutes from the May 11, 2021 regular Board of Supervisors meeting. (*Baer and Heraty abstained as they did not attend this meeting.*)

A Murray/Baer motion passed 5-0 approving the payment of the bills on the Treasurer's report dated May 25, 2021.

A Heraty/Baer motion passed 5-0 recessing the Regular meeting, and into the Public Hearing at 7:08 p.m.

Wenger called the Special Meeting of the Antrim Township Planning Commission to order at 7:08 p.m.

A Wenger/Smith motion passed 3-0 to recess the Special Meeting of the Antrim Township Planning Commission for the Public Hearing.

Wenger called the Public Hearing to order for the purpose of hearing testimony from Greenworth Land LLC seeking relief from street trees as shown on the Heritage Estates West PRD plan.

Alleman called the Public Hearing to order for the purpose of hearing testimony from Greenworth Land LLC seeking relief from street trees as shown on the Heritage Estates West PRD plan.

Alleman asked all persons who wished to testify or offer comments during this public hearing to stand, and raise their right hand to be sworn in. All interested parties were sworn in and were directed to offer comments directly to the Board leading with their name and address. Alleman stated that all

comments shall be isolated to the topic of street trees in the Heritage Estates West PRD and that no other requests or concerns will be received.

Alleman called first on the Applicant, Greenworth Land LLC.

Alex Sharpe, 257 Lincoln Way East, Chambersburg, PA, stated he is representing Greenworth Land LLC on seeking relief from planting street trees in Phase I and all future phases of Heritage Estates West PRD. Mr. Sharpe explained that streets trees were not a condition of the PRD but was requested by the Antrim Township Board of Supervisors at the time (in 2005-2006) and was agreed to by Divinity at that time. Mr. Sharpe went on to explain that the sidewalks are in and settled and believes the installation of the trees would cause maintenance issues for the homeowners and potentially the Township when the roots start affecting the roads. Mr. Sharpe stated that the homeowners do not want the trees.

Alleman asked if any members of the Planning Commission or the Board of Supervisors have any questions for the Applicant.

Young stated he had a question for the Zoning Officer, to which he wanted confirmation that street trees were not a condition of the PRD. House responded that these street trees were not a condition, nor in the Township ordinance, but are on the plan.

Robert Hickey, 218 Phoenix Drive, Chambersburg, PA, commented that he is in contact with the residents in Heritage Estates West on a regular basis and said the residents are all in favor of doing away with street trees to avoid curb and sidewalk problems.

Alleman asked if there was any additional testimony or questions from either board.

A Heraty/Young motion passed 5-0 to adjourn the Hearing at 7:13 p.m.

A Myers/Smith motion passed 3-0 to adjourn the Hearing, and return to the Special Meeting of the Planning Commission at 7:14 p.m.

Wenger stated the Special Meeting of the Planning Commission has reconvened and a recommendation of this hearing matter can be made at this time.

A Heraty/Young motion passed 5-0 to reconvene the Regular meeting of the Board of Supervisors at 7:14 p.m.

A Myers/Smith motion passed 3-0 recommending to the Board of Supervisors to grant relief from providing street trees for Phase I and all future phases of Heritage Estates West PRD.

A Young/Hearty motion passed 5-0 granting relief from providing street trees for Phase I and all future phases of Heritage Estates West PRD per the recommendation of the Antrim Township Planning Commission.

Alleman excused the stenographer as the hearing portion of meeting was over (at 7:20 p.m.) and asked that the Planning Commission remain for the first item on the Zoning agenda.

A Wenger/Smith motion passed 3-0 recommending to the Board of Supervisors to grant the modification request to 8150 Molly Pitcher Highway allowing tree screening along Route 11 to be relocated from the Southern end of the property where compacted clay soil in front of the stormwater ponds would cause the trees to die to the Northern portion of the property where all business operations take place.

A Myers/Smith motion passed 3-0 to adjourn the Special Meeting of the Antrim Township Planning Commission.

A Murray/Heraty motion passed 5-0 granting the modification request to 8150 Molly Pitcher Highway allowing tree screening along Route 11 to be relocated from the Southern end of the property where compacted clay soil in front of the stormwater ponds would cause the trees to die to the Northern portion of the property where all business operations take place as recommended by the Antrim Township Planning Commission.

A Murray/Baer motion passed 5-0 authorizing the Chairman to sign the hold harmless general release agreement for a previously approved modification allowing a home to be placed 14' from an existing well at 15334 Skyline Drive.

A Heraty/Murray motion passed 5-0 authorizing the Chairman to sign the Traffic Signal Maintenance Agreement with PennDOT (Pennsylvania Department of Transportation). This agreement was reviewed by the Antrim Township Solicitor.

A Young/Murray motion passed 5-0 authorizing, by Resolution #340, the Township Administrator to be the signatory of all PennDOT forms pertaining to the Traffic Signal Maintenance Agreement, future modifications to the Traffic Signal Maintenance Agreement and future Applications for Traffic Signal Approval.

A Heraty/Murray motion passed 5-0 approving the 10% increase in the Letter of Credit per the annual review for Null Machine Shop, Commerce Avenue, as no additional work has been done in the past year. The new amount of \$31,152.66, which includes the additional \$2,832.06, must be received no later than noon on June 17, 2021 or staff shall be authorized to draw on the security.

An Alleman/Murray motion passed 5-0 approving workers' compensation coverage for Rescue Hose Co. No. 1 Fire Police for the June 19, 2021 "Move Over, Safe a Life" motorcycle ride should Rescue Hose Fire Police choose to participate in this event.

Graham informed the Supervisors that the Township is now over the 20+ employees' threshold for having to offer and execute a COBRA plan for terminated full time employees. Graham further explained that the Township will be utilizing the Township's insurance provider, Benecon, to Administer this Federally required COBRA program. There is no cost to the Township for this program and because the Township is a customer, Benecon assumes all responsibility for sending COBRA letters and collecting COBRA payments.

Graham reminded the Supervisors that their next scheduled meeting on June 8 will include a Stormwater Hearing and will be held at the Kauffman Ruritan.

Graham informed the Supervisors that he has authorized a surveyor to move forward with setting boundary pins at the Township lines in Heritage Estate West relating to Vivian Avenue. It was stated that the estimated cost to be \$1,200 to \$1,500 for this service.

Graham announced that the bridge on Intermodal Drive will be installed tomorrow starting at 8:30 a.m.

Graham informed the Supervisors that the 2021-2022 renewal quote from General Liability insurance carrier, Kilmer, came in approximately \$2,200.00 more than last year. Graham relayed that this renewal quote includes Cyber Insurance coverage and that the Township is also looking to get a quote on a much-needed Pollution policy. Graham asked the Supervisors to be in consideration of an additional million in general liability coverage, as we are on the cusp of our insurance limits for a Township our size. The additional cost for the year for this additional \$1M of coverage would be approx. \$1,500.00.

Graham called for an Executive Session for a Personnel matter with a possible announcement to make afterwards.

Heraty commended the staff that is working at the Antrim Township Community Park and said the Park is looking great. Heraty continued by saying that on his visits to the park he has witnessed park goers having fun and behaving, and no parking on the grass. Heraty also congratulated Chad Murray and Fred Young on their wins at the primary for their Antrim Township Supervisors positions.

Young recognized Stewart McCleaf, Supervisor from Washington Township, that was in the audience. Young congratulated Chad Murray on his win at the primary for his second term as Antrim Township Supervisor.

Murray relayed to the Supervisors that the Antrim Township Municipal Authority decided not to pursue locating the water treatment facility on the Township's Community Park property.

Baer congratulated Chad Murray and Fred Young on their wins at the primary. Baer also wanted to give a big thank you to the men and women who worked the polling places. Baer relayed to the Supervisors that the Township will need to obtain larger dumpsters to accommodate the trash that is being generated at the Community Park as he and his wife witnessed a serious trash overflow problem.

Alleman inquired if the newly poured concrete trash pads at the parks would accommodate the larger dumpsters, and Baer/Heraty replied that they would. Alleman reported that the top rail of one fence in the new section of the dog park was broken by a falling limb. Alleman suggested that this is the time to be thinking about the additional comfort station (restrooms) location and a new pavilion site while we are designing the new maintenance storage shed. Alleman also updated the Supervisors on recent fires in the Township area.

Heraty commented that tractor trailer trucks were parking on Armada Drive this morning around 4:00 a.m. and that the Township should make a call to Food Lion to remind their delivery drivers that this is a No Parking area.

Alleman called for Public Comment.

Robert Smith, 7498 Angle Road, commented that the trucks involved with the installation of a new grain elevator on Zarger Road were just sitting in the middle of the road causing a hazard. Smith also commented that the Planning Commission never saw any plans on this grain elevator being installed, to which the Supervisors commented that it was exempt from such review because it was an Ag project.

Stewart McCleaf, Supervisor from Washington Township, commented that it was nice to see Antrim Township being proactive about parks. Mr. McCleaf also stated he appreciates the relationship between Antrim Township and Washington Township.

A Heraty/Baer motion passed 5-0 to adjourn the Regular meeting into Executive Session at 8:20 p.m.

Heraty left the meeting at 8:20 p.m. after making the adjournment motion above.

A Young/Baer motion passed 4-0 to adjourn the Executive Session, back into the Regular meeting, at 8:38 p.m.

Alleman announced that a personnel matter was discussed.

A Murray/Baer motion passed 4-0 to adjourn the Regular Meeting at 8:39 p.m.

Respectfully submitted,

Jennifer Becknell  
Board of Supervisors Secretary