

Minutes of the Antrim Township Supervisors  
Regular Meeting with Public Hearing

September 12, 2023

7:00 PM

The Antrim Township Board of Supervisors met Tuesday, September 12, 2023, at the Antrim Township office, located at 10655 Antrim Church Road, Greencastle, PA, 17225. The following board members were present: Fred Young, Vice Chairman; Rick Baer, Pat Heraty and John Alleman. The following were also in attendance: John Lisko, Solicitor; Chris Ardinger, Administrator; Sylvia House, Zoning/Code Enforcement Officer; and Jennifer Becknell, Secretary/Treasurer. (*Chad Murray was absent.*)

Young called the meeting to order at 7:01 p.m.

Young announced that the meetings are recorded and will be available on the Township website.

Baer offered a word of prayer, followed by the Pledge of Allegiance to the Flag.

Young called for Public Comment.

Robert Smith, 7498 Angle Road, wanted it stated for the record that he mis-spoke at the last meeting and clarified that he did attend the Planning Commission and that he believes the ROW setbacks should be from the center line of the road.

An Alleman/Baer motion passed 4-0 approving the minutes from the August 22, 2023, Regular Meeting.

A Heraty/Alleman motion passed 4-0 approving the payment of the bills on the Treasurer's reports dated September 12, 2023.

Young recognized the Township's Elected Constable, Michael Buckley, in the audience.

A Heraty/Alleman motion passed 4-0 granting the modification request from §125 (Land Development) and §126 (Stormwater) for 9269 Antrim Church Road, allowing for a 65' x 120' Ag building with an agriculturally related business. The stormwater runoff from this additional impervious area will infiltrate before leaving the farm. The Antrim Township Planning Commission recommended granting this modification.

A Heraty/Alleman motion passed 4-0 denying the modification request from §126-7 and 8, for Heritage Estates West Phases 2 and 3, holding them to the ordinance standard for a 2-year post development storm event and to a 1-year pre-development storm event. The developer has not provided full grounds for the request as required by the Code. The Antrim Township Planning Commission recommended denying this request.

A Heraty/Baer motion passed 4-0 denying the modification request for Heritage Estates West Phases 2 and 3 from stormwater loading ratios, as the calculations determining the loading ratio has not been provided. The Antrim Township Planning Commission recommends denying this request.

An Alleman/Heraty motion passed 4-0 authorizing staff to send the Request for Planning Waiver-Non Building Declaration (RFPW-NBD) to DEP (Department of Environmental Protection) for Donna M. Shank, Buchanan Trail West. This subdivides a house off from the farm. No construction is proposed by this subdivision.

A Heraty/Alleman motion passed 4-0 authorizing the full release of the Performance Letter of Credit, in the amount of \$106,230.30, for Rolling Hills Phase 9, which was being held for sewer improvements. The Township Utilities Director confirmed that the lines were constructed per the plan.

A Heraty/Baer motion passed 4-0 authorizing the full release of the sewer maintenance bond, in the amount of \$31,441.76, for Paradise Estates Phase 1. The Township Utilities Director confirmed that the sewer lines are acceptable, and no damage has occurred in the last eighteen (18) months.

A Heraty/Baer motion passed 4-0 authorizing the full release of the road maintenance bond, in the amount of \$21,336.00, for Paradise Estates Phase 1. The Township Roadmaster has confirmed that the roads are acceptable, and no damage has occurred in the last eighteen (18) months.

A Heraty/Baer motion passed 4-0 authorizing the full release of the sewer maintenance bond, in the amount of \$19,315.72, for Paradise Estates Phase 2. The Township Utilities Director confirmed that the sewer lines are acceptable, and no damage has occurred in the last eighteen (18) months.

A Baer/Heraty motion passed 4-0 authorizing the bond for ATAPCO Acquisitions LLC Lot 1, for general security, be renewed in the same amount of \$2,794,761.20, for the annual review as the site is almost complete and no reduction request has been received.

A Heraty/Baer motion passed 4-0 authorizing the bond for ATAPCO Acquisitions LLC Lot 1, for sewer security, be renewed in the same amount of \$8,866.00, for the annual review as the lines have been constructed but the Township has not received as-built drawings.

A Heraty/Baer motion passed 4-0 authorizing the bond for Greencastle Veterinary Hospital be renewed in the same amount of \$120,201.00, for the annual review as work has been completed on this site but a reduction request was not received in time for review before the meeting.

Direction was given to advertise for a work session, in conjunction with the Planning Commission, for 6:00pm on October 2, 2023, to discuss changes to Chapter 150 "Zoning".

The Solicitor stated he needed an Executive Session to review the Bear Peak Conditional Use decision.

The Administrator advised the Supervisors that there is an update report from the Utilities Director in their 9/12/23 meeting file for review.

The Roadmaster gave an update report for the Roads Department that included the following: becoming familiar with the master list of all the Township owned roads; working with road staff to prioritize the road repair needs; will be presenting a 1-year, 5-year and 10-year plan for road maintenance; the road crew has been grooming the salt shed and recycle center area; stated that he appreciates that the road crew is so willing to cross train; one of the road crew just went for their CDL permit; signing up the new hires for the flagging course; working on a few requests made by the school

district concerning roads (tree trimming and school bus stop signs); and stated that the Township will be receiving a load of salt in preparation of winter weather and mentioned that the doors on the salt shed are falling apart.

Baer reminded the public and Supervisors that there is a Master Site Plan meeting scheduled, for the public to hear the plans for the Antrim Township Community Park, for this Thursday, September 14, from 6:30 to 8:00 pm (at the Township Building).

The Administrator gave an update report for the Park Department that included the following: concrete pads are being formed for the coming benches; township received the budgeted and ordered "Tool Cat" equipment.

The Administrator also stated: that the Greenmount Road project is a work in progress; that he is enjoying working with a well informed and knowledgeable staff; and that the Document Locator software is up and running.

A Heraty/Baer motion passed 4-0 to reinvest the additional three (3) maturing PLGIT funds again with PLGIT, to include the interest earned on the initial investment, for a one (1) year term at the locked in rate of 5.89%.

Direction was given to proceed with the proposed budget change plan for paying for the upcoming delivery of the pavilions (picnic tables with roof) and benches now that they have been removed from our Park Grant budget per the Township Solicitor. The estimated cost for the pavilions and benches is \$175,987.00 and the change is to utilize the \$150,000 budgeted as the "Park Grant match" money from GL# 01-452-712 (Capital Outlay DCNR Grant) and the remaining \$25,987 from GL# 04-452-220 (Park Expenses) which has a line for construction of Pickle Ball courts.

Direction was given to proceed with adding the construction of four (4) Pickle Ball courts to the DCNR Grant fund bid documents for the restroom.

After some discussion, it was decided to table the decision on adding twelve (12) fire hydrants to the Antrim Township Municipal Authority (ATMA) system until the Board of Supervisor Chairman and member of the Municipal Authority, Chad Murray, is present. The Supervisors want to make sure that the ATMA Solicitor has reviewed the RFP's (Request for Proposals). The Supervisors would also like the Utilities Director and ATMA Chairman to be present at the either the 9/26 or 10/10 meeting to discuss further.

Robert Coladonato, 184 Rocky Fountain Drive, stated that the water budget has notoriously been tight and that he would like to see the Township give a grant towards the project of adding the twelve (12) fire hydrants.

Alleman commented on why he voted the way he did on a personnel issue at the last meeting as "he wanted to alleviate more work on the new Administrator at this time".

Alleman thanked the new Administrator for assisting so quickly during the vehicle accident in Maryland event this past week by placing a Township dump truck on the ramp to stop vehicles from entering the interstate.

Alleman asked that a “WellSpan-Emergency Services” agenda item be placed on the 9/26/2023 agenda.

Heraty announced that Franklin County Commissioners will be having a public meeting on Tuesday, September 19, 2023, at the Franklin County Administration Building, from 5:00-7:00pm, to discuss I-81 projects, priorities, and concerns. Heraty encouraged everyone to take the provided online survey on this matter.

Heraty stated that Antrim Township is blessed to have the staff that we do and for so many residents that are willing to serve on the many various boards, such as Planning Commission, Parks, Zoning Hearing Board, and Municipal Authority.

Young mentioned that the new Administrator has worked the last two Saturdays, which shows dedication.

Young shared that he and fellow Supervisor, Baer, attended a meeting for a neighboring Township and stated that Antrim Township is very blessed to have a great staff. Young continued by stating the Supervisors are giving this neighboring Township advice when solicited as they are struggling with the daily functions.

A Heraty/Baer motion passed 4-0 to add an agenda item to discuss the contract and use of the Antrim Township Elected Constable.

Young introduced Michael “Mike” Buckley and asked that he come to the microphone to give his training and outline the duties that can be performed by a Constable.

Buckley stated that he has passed his firearms and law procedure training and is fully certified. Buckley stated that he knows the difference in law enforcement and constable duties. Buckley stated that the Constable duties are contracted services with the municipality, to include keeping the peace, court security, repossessions, and election day duties.

The Administrator stated that the security cameras at the park are great but it would be nice to have the Constable make random and routine passes through the Township park system as an added deterrent for bad activities. It was also stated that the Constable could make patrols of neighborhoods.

Direction was given to Mr. Buckley to provide a price proposal for contracted services for approximately 20-30 hours a week.

Young called for Public Comment. There were none.

A Heraty/Baer motion passed 4-0 to adjourn the Regular Meeting, into Executive Session, at 8:13 p.m. It was stated that no decision will be announced afterwards.

A Baer/Heraty motion passed 4-0 to adjourn the Executive Session, back into the Regular meeting at 8:59 p.m.

Young announced that during the Executive Session legal matters were discussed, to include the Bear Peak Conditional Use decision.

A Heraty/Baer motion passed 4-0 to adjourn the Regular Meeting at 9:01 p.m.

Respectfully submitted,

Jennifer Becknell  
Board of Supervisors Secretary