

March 14, 2013
7:20 PM

The regular meeting of the Monroe Township Board of Supervisors was called to order by Chairman Castle. The Pledge of Allegiance was said by all.

ATTENDANCE

A.W. Castle, III, Chairman
Phil Kehoe, Vice Chairman
Samuel M. Simmons, III, Supervisor

Michael Pykosh, Solicitor
Mark Bruening, Engineer
Marjorie Metzger, Administrative Assistant
Greg Rogalski, Zoning Officer

SPEAKERS FROM THE AUDIENCE

Cass Gibson asked for consideration to be given to allowing one non-family member as an employee for a home based business when the zoning ordinance proposed changes are considered. He asked for consideration to be given to burning permits being issued over the internet instead of requiring people to come to the township office. With regard to the fire company filling out the workers compensation policy request forms, he suggested the township insurance broker should be more helpful with that process. He is hoping the Board has been provided with pro-active options for the health insurance renewal. The employees make a decent living.

Steve Paulus questioned why the Township is paying for the portable toilets at the recreational fields when there are bathrooms available that are hooked to the sewer, which the Township also pays for, but these bathrooms are always kept locked and not available for use. Why is the Township paying twice, once for the portable toilets, and once for the bathrooms hooked to sewer? Other townships recreational facilities have public bathrooms that are open for use. If the bathrooms cannot be used, then the Township should cap them off and not pay the sewer bill. The Board explained there have been vandalism issues in the past when the bathrooms were open. There are issues with not having enough volunteers for baseball and soccer to have someone available to watch over the bathrooms, open them, and keep them clean. It would cost the Township money to provide the labor to service the bathrooms. Other Townships also have police departments to keep an eye on the facilities, which we do not have.

Devin Flickinger announced there were 14 calls for the month, and a total of 60 calls for the year so far for West Shore EMS.

Dick Beaty questioned if the sewer line goes by a property, they should be required to hook to the sewer. Mr. Castle said if the person doesn't hook up, they still pay the quarterly costs.

APPROVAL OF MINUTES

On the motion of Mr. Castle, and seconded by Mr. Kehoe, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the minutes of the February 14, 2013 meeting, as amended.

ROADMASTER REPORT

On the motion of Mr. Simmons, and seconded by Mr. Kehoe, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the Roadmaster's report.

ZONING OFFICER'S REPORT

On the motion of Mr. Castle, and seconded by Mr. Simmons, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the Zoning Officer's report.

UNFINISHED BUSINESS

ALLENBERRY SEWER

Mr. Pykosh provided a proposed agreement to be entered into between the Township and Allenberry. It includes a credit for a sewer dispute, with a certain amount due from Allenberry, and a new method of using a meter for sewer usage. A paragraph will be added concerning indemnification of the Township and legal fees.

On the motion of Mr. Kehoe, and seconded by Mr. Simmons, and by unanimous vote of the Supervisors it was duly RESOLVED to proceed with the agreement between the Township and Allenberry. Mr. Bruening will present the agreement to Allenberry for their review and approval.

LAND PURCHASE

On the motion of Mr. Kehoe, and seconded by Mr. Simmons, and by unanimous vote of the Supervisors it was duly RESOLVED to engage the appraisal services of RSR at a price of no more than \$750 to perform the appraisal on the piece of property to possibly be purchased from Dennis Minnich.

Mr. Kehoe questioned if a second appraisal would be needed if the first price comes in too low. Mr. Pykosh felt there will be comparable prices in the area and there should be no need for more than one appraisal. The Township cannot purchase the property for more than the appraisal price.

NEW BUSINESS

EAGLE SCOUT PROJECT

Geoffrey Cerrelli explained that his son would like to do an Eagle Scout project at the Leidigh Park. He would like to place a commemorative plaque at the fishing dock, in honor of John R. Howard, who was a Vietnam War veteran and frequented the fishing dock. The other

part of the project is to build either a stone fire ring for the fishermen/campers to use or an A-frame informational board. Mr. Rogalski mentioned nothing can be built in the floodway. The project must be approved by the Township because of the structure being on township property, and by the Eagle Scout Board. The Howard family is behind the idea.

On the motion of Mr. Castle, and seconded by Mr. Simmons, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the Eagle Scout project as outlined, and to coordinate the project between Mr. Cerrelli, Mr. Rogalski, and Mr. Kerstetter, Roadmaster.

Mr. Castle mentioned his three grandsons, who live in New York, are all scouts and are working on their Gettysburg patch. They will be camping out at Mr. Castle's property and then visiting the Gettysburg area. Troop 333 will be invited to camp at the property with his grandsons and have a cook out.

Mr. Kehoe asked about a flag retiring ceremony. Mr. Cerrelli is checking into having a ceremony at community day.

HARRISBURG BIKE CLUB

On the motion of Mr. Simmons, and seconded by Mr. Castle, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the Harrisburg Bicycle Club to hold their Three Creek Century Ride on September 15, 2013, and to use a small portion of the Leidigh Park parking area.

WILLIAMS GROVE HISTORICAL STEAM ENGINE ASSOCIATION – LAND DEVELOPMENT PLAN

Chris Hoover and Dick Reed present. Mr. Hoover said the organization would like to make some repairs to the existing buildings and have also showed some future expansion ideas for vendors, a museum, and an expo building. The Planning Commission had some valid comments with traffic concerns. The organization wants to be good neighbors and not cause any impacts to the community. They are willing to add some wording to the plan about a traffic impact study kicking in when the future buildings move forward. There are still outside agencies to work through, the sewage planning, and the Met-Ed right-of-way.

Mr. Bruening reviewed the engineer's comments dated February 27, 2013. Steve Paulus mentioned turning lanes were also discussed at the Planning Commission meeting. There is no traffic impact now.

On the motion of Mr. Simmons, and seconded by Mr. Kehoe, and by unanimous vote of the Supervisors it was duly RESOLVED to grant the two waivers for the Williams Grove Historical Steam Engine Association land development plan as follows: 1) A Preliminary Land Development Plan submission is required for all land development plans

(301.1.1); and 2) Predevelopment runoff coefficients within project limits must be based on minimum of “Meadow Use” (SWMO 201-03, Section 402.2.A.3).

On the motion of Mr. Simmons, and seconded by Mr. Castle, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the Williams Grove Historical Steam Engine Association land development plan contingent upon satisfaction of the township engineer’s comments dated February 27, 2013, and to not include the caveat for the traffic study.

HEALTH INSURANCE RENEWAL

Mr. Kehoe requested more time to absorb the information. Mr. Simmons said he is interested in the Benecon proposal.

On the motion of Mr. Simmons, and seconded by Mr. Castle, and by unanimous vote of the Supervisors it was duly RESOLVED to table the health insurance renewal.

ZONING ORDINANCE PROPOSED CHANGES

Mr. Rogalski compiled a list of potential items to be considered as changes to the existing zoning ordinance. The Planning Commission has already reviewed the wind and solar energy regulations.

On the motion of Mr. Simmons, and seconded by Mr. Kehoe, and by unanimous vote of the Supervisors it was duly RESOLVED to authorize Greg Rogalski to move forward with the proposed changes to the zoning ordinance and to have the Planning Commission review the information and make a recommendation.

MECHANICSBURG BOROUGH – REQUEST FIRE POLICE

On the motion of Mr. Castle, and seconded by Mr. Simmons, and by unanimous vote of the Supervisors it was duly RESOLVED to authorize the Monroe Fire Police to assist Mechanicsburg Borough with the Cumberland County Volunteer Firefighters Convention on September 14, 2013, and the Halloween parade on October 15, 2013.

SINCLAIR ROAD PHASE 1 FINAL PLAN

On the motion of Mr. Simmons, and seconded by Mr. Kehoe, and by unanimous vote of the Supervisors it was duly RESOLVED to grant a time extension to the Sinclair Road Phase 1 final subdivision plan through June 14, 2013.

SOUTHERN SEWER FINANCING

Mr. Simmons reviewed the proposal from F&M Trust bank for a \$2 million loan to pay for the southern sewer district upgrades. The draw period is 18 months. The term is 20 years.

The interest rate is fixed for the first 10 years at 2.34%; a ceiling of 2.38% for years 11 & 12; and 5.3% thereafter through maturity. Issuance fees would be less than \$20,000. The bank loan makes sense. To go with a general obligation bond, the issuance costs would be \$75,000 - \$100,000.

Mr. Castle would rather deal with the local bank. Mr. Kehoe wants to keep the costs as low as possible. He has been trying to think of different solutions, but we need to keep it as low as possible, and keep the rate fixed and capped.

On the motion of Mr. Simmons, and seconded by Mr. Castle, and by unanimous vote of the Supervisors it was duly RESOLVED to pursue the bank loan with F&M Trust and to have Rhoades & Sinon make a further presentation at the next meeting.

BILLS

On the motion of Mr. Simmons, and seconded by Mr. Kehoe, and by unanimous vote of the Supervisors it was duly RESOLVED to approve the bills as prepared.

STAFF COMMENTS:

Mr. Kehoe received a phone call from a resident today mentioning the flags were tattered and worn in front of the township building. They will be replaced.

Mr. Castle asked for the troops to be remembered. The next meeting is April 11. Road inspection is April 6. The Easter flower sale is March 29 & 30. He offered his condolences to the families of Ralph Miller, Ken Gettys, and Paula Ruble. The FFA received a second place in the state safety competition. The JROTC received high praise during a brigade assistance visit. Mr. Castle suggested that Monroe Proud awards be presented to the FFA and JROTC at an upcoming school board meeting. God Bless America.

ADJOURN

The meeting was adjourned at 8:30 PM.

Respectfully submitted,

Marjorie E. Metzger
Administrative Assistant