

LOWER HEIDELBERG TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
DECEMBER 21, 2015

The Lower Heidelberg Township Board of Supervisors held their regularly scheduled meeting at the Township Building, 720 Brownsville Road, on the above date. Present were Chairwoman Deborah Scull, Vice-Chairman Neal Nevitt, Member Cheryl Johnson, Township Solicitor Michael Crotty, Township Engineers Pamela Steven (SDE) and Ryan Rhode (GVC), Code Enforcement Officer Glenn Kraft, Police Chief W. Thomas Deiterich, Interim Road Foreman Michael Boyson and Secretary/Treasurer Theresa Conners.

The meeting was called to order by Chairwoman Scull at 7:00 p.m. Ms. Scull led the pledge to the flag.

The minutes from the November 16, 2015 Regular Meeting and the December 15, 2015 Work Session were distributed for review prior to the meeting. **On Motion** by Ms. Scull, seconded by Ms. Johnson, to approve the minutes of November 16, 2015 and December 15, 2015 as presented. Motion passed unanimously.

Open to the Public

Ms. Scull asked if there was any public comment; there was none.

Stormwater Management Ordinance

Mr. Crotty explained that a revised Stormwater Management Ordinance has been advertised. The revisions have been reviewed and approved by the Planning Commission. Ms. Scull asked for any public comment on the proposed ordinance; there was no public comment. **On Motion** by Mr. Nevitt, seconded by Ms. Johnson to approve Ordinance Number 2015-338 Stormwater Management Ordinance in the form as presented by the Township Solicitor. Motion passed unanimously.

Tax Collector's Report

Ms. Conners reported that Sandra Davis has turned in \$6,148.8 dollars for the month of November.

Treasurer's Report

Ms. Conners presented the Treasurer's Report for the month of November. **On Motion** by Ms. Scull, seconded by Ms. Johnson, to accept the Tax Collector's Report and the Treasurer's Report for November. Motion passed unanimously.

Approval of Bills

On Motion by Ms. Scull, seconded by Ms. Johnson, to approve the bill list with one change; the amount of the bill from the Borough of Sinking Spring to be revised to \$31,382.11 dollars from \$31,350.81 dollars, a difference of \$31.30 dollars. Motion passed unanimously.

Subdivision and Land Development

Green Valley Estates West (Phase 2) – Kirk Barnett and Fred Reigel were present for the applicant. Mr. Grande has signed the Memorandum of Understanding as prepared by the Solicitor’s office, which will allow Grande Construction to move 25 EDUs from Cacoosing Crossing North to Green Valley Estates West while the capacity figures are being finalized. **On Motion** by Ms. Scull, seconded by Ms. Johnson, that the Township approve and authorize the signature of the Memorandum of Understanding with Grande to allow the transfer of EDUs from the Cacoosing Crossing North project to the Green Valley Estates West Phase 2 project, in the form as presented by the Solicitor’s office. Motion passed with Ms. Scull and Ms. Johnson voting yes, and Mr. Nevitt abstaining. Mr. Barnett said he would deliver the Letter of Credit to the Township office and the Recreation Fee will be forthcoming.

Mr. Rhode presented Escrow Release No. 4 for Cacoosing Crossing North Phase 1 in the amount of \$122,864.00 dollars. **On Motion** by Ms. Johnson, seconded by Ms. Scull, to approve Escrow Release No. 4 for Cacoosing Crossing North Phase 1 in the amount of \$122,864.00; motion passed with Ms. Scull and Ms. Johnson voting yes, and Mr. Nevitt abstaining.

Papermill Estates - Mr. Crotty presented a time extension request for the Papermill Estates project. **On Motion** by Mr. Nevitt, seconded by Ms. Johnson, to approve the MPC extension for the Papermill Estates project, until March 22, 2016. Motion passed unanimously.

Glen Gery/Glen Ridge - Mr. Crotty presented the Amended Settlement Agreement and Agreement Concerning Waivers for the Glen Ridge project. Glen Gery has agreed to pay the Township \$350,000 dollars; with the understanding the Township will use those funds for needed repairs for Wagner Road and Sweitzer Road, at the Township’s pace. Pursuant to that agreement, an amendment will be incorporated on to the Preliminary Plan approval. **On Motion** by Mr. Nevitt, seconded by Ms. Scull, that the Township enter into the Amendment to Settlement Agreement and Agreement Concerning Waivers, as presented by the solicitor, and to approve a modification to the Glen Gery Preliminary Plan approval to require that the obligations under the amended agreements are memorialized on the Final Plans in a form satisfactory to the Township and the Solicitor. Motion passed unanimously.

Emergency Management Coordinator/Fire Commissioner’s Report

Jared Renshaw presented the November Fire Commissioner’s Report. He noted that there were 83 calls, 16 of which were in Lower Heidelberg Township, with an average turnout of 8 persons per incident. The fire department budget was formally approved at the December 8th meeting.

Planning Commission

Ms. Scull noted that there was no Planning Commission meeting in December.

Building/Zoning Report

Mr. Kraft reported that there were 12 permits issued in November for a total construction value of \$581,697.00 dollars. Staff handled 3 zoning issues, property maintenance issues and one rental issue.

Great Valley Consultants Report

Mr. Rhode reported that his office was recently contacted by the Wilson School District regarding an escrow holding for the completed Green Valley Elementary School. As there are no outstanding issues with either the School District or the Conservation District, he recommends release of the escrow funds. **On Motion** by Mr. Nevitt, seconded by Ms. Scull, to approve Escrow Release No. 1 (Final) to the Wilson School District in the amount of \$21,027.25, subject to confirmation by the Township Treasurer as to the location and amount of the escrow. Motion passed unanimously.

Systems Design Engineering Report

Ms. Stevens reported that she has written to Sinking Spring Borough requesting a written response on the status of the planning module for Phase 2 of Green Valley Estates West. Two homeowners on Faust Road have applied for sewer permits to connect to the sewer system located on Atlantic Avenue in Green Valley Estates. The public sewer agreements will need to be signed by the Chairwoman. **On Motion** by Mr. Nevitt, seconded by Ms. Scull, to authorize the Chair to execute two sewer agreements for application for sewer service for the properties located at 308 Faust Road and 316 Faust Road. Motion passed unanimously. Ms. Stevens noted that she has received a sewer permit application for Lot 6 Timberlake Phase 1. She believes the home is proposed to be built in the unopened borough right-of-way and is uncomfortable with issuing a sewer permit under those conditions. **On Motion** by Ms. Scull, seconded by Ms. Johnson, to authorize the Township Solicitor to investigate this issue. The Act 537 Plan was reviewed at the last work session; a time will need to be set for a public meeting with the Faust/Knollwood area homeowners.

Recreation Board Report

Ms. Scull reported that the Recreation Board held the Santa Christmas Party on Saturday, December 12th. The giant snow globe was set up in the meeting room and families were able to step into the globe and have their pictures taken. Homemade Christmas cookies and hot chocolate was served and the children were able to visit with Santa and give him their lists. A good time was had by all who attended.

Police Report

Chief Deiterich reported that there were 7,744 total service hours in November, with 283 service calls; of those, 15 were criminal offenses and 15 were motor vehicle accidents. The Board authorized the placement of an ad in the Reading Eagle for an additional police officer.

Interim Road Foreman's Report

Mr. Boyson reported that November activity included repairs to road signs, pot hole patching, tree limb removal and shoulder mowing. Leaf collection has concluded for the season and the totals collected have been forwarded to the Township Secretary. Four vehicles were serviced for maintenance and repairs and salt spreaders were installed on the dump trucks.

Secretary's Report

Ms. Conners had no issues to report.

Old Business

Mr. Crotty noted that a written notice of decision on the Veteran's Auto Conditional Use application has been circulated for review. **On Motion** by Ms. Johnson, seconded by Mr. Nevitt, to approve the form of the conditional use decision for the Veteran's Auto Conditional Use application as presented by the Solicitor. Motion passed unanimously.

Mr. Crotty reported that the availability of the 2016 Budget has been advertised and the budget is ready for adoption. **On Motion** by Ms. Scull, seconded by Mr. Nevitt, to approve the 2016 Township Budget in the form as presented and advertised. Motion passed unanimously. **On Motion** by Ms. Scull, seconded by Ms. Johnson, to approve Resolution No. 2015-24, establishing the 2016 tax rates in the form as presented. Motion passed unanimously. Mr. Crotty reported that the Reorganization Meeting will be held on January 4th and all 2016 Township meeting dates have been advertised.

Mr. Crotty advised the Board that Waste Management has submitted the signed agreement and all required contract documents. **On Motion** by Mr. Nevitt, seconded by Ms. Johnson, to approve the Collection, Transportation and Disposal of Municipal Solid Waste, Recyclable Materials and Leaf Waste Contract with Waste Management for the years 2016 through 2018 in the amount of \$985,348.43 dollars and, further, authorize the Board Chair to execute the Contract on behalf of Lower Heidelberg Township. Motion passed unanimously.

New Business

There was no new business.

Public Comment

Ms. Scull asked if there was any public comment. Robert Loper of 956 Baywood Avenue addressed the Board regarding the recent installation of No Parking signs in the Timberlake development. He was seeking clarification on the placement of the signs. Ms. Scull explained that Mr. Greth was finalizing the signage for the development per the previously approved plan. Mr. Loper noted that the placement of the signs leads residents and visitors to believe that there is no parking on both sides of the street.

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Mr. Rhode said the intent was to have no parking on one side of the street to allow access for emergency vehicles. He noted that there may be a possibility of minimum changes to the placement of the signs. Robert Melson of 964 Baywood Avenue asked if a sign identifying the development or a street light could be placed on North Church Road; it is difficult to see the entrance to the development at night. Barbara Brenner asked when the contract with Waste Management starts; Ms. Scull told her the new company starts on the first Monday in January.

Adjournment

On Motion by Ms. Johnson, seconded by Mr. Nevitt, to adjourn at 7:50 p.m. Motion passed unanimously.

Respectfully submitted,

Theresa Conners, Township Secretary/Treasurer

Approved: January 18, 2016