

**EAST HANOVER TOWNSHIP
BOARD OF SUPERVISORS MEETING MINUTES
December 21, 2021**

CALL TO ORDER

Chairman Rish called the December 21, 2021, Regular Meeting of the Board of Supervisors to order at 7:10 pm in the meeting room of the Township, 8848 Jonestown Road, Grantville, PA followed by the Pledge of Allegiance. Executive Sessions were held tonight at 6pm and December 14th to discuss personnel issues.

Chairman Rish stated that the meetings are audio taped. The tapes are strictly for the use of the Recording Secretary for clarification during preparation of the minutes. The Public Guidelines of Decorum require all individuals wishing to make public comments to do so at the microphone and state their name and address.

IN ATTENDANCE:

SUPERVISORS:

George Rish, Chairman
Chad Leese, Vice-Chairman
Rick Smith
Smittie Brown
Mike Yingling

ALSO PRESENT:

Paul Cornell, Township Manager
Jackie Wilbern, Assistant Township Manager
Lee Stinnett, Township Solicitor-Salzman & Hughes
Aaron Moyer, Township Engineer-HRG
Bryan Ziegler, Public Works Director
Sharon Umberger, Recording Secretary

APPROVAL OF MEETING MINUTES:

Mr. Yingling made a motion to **approve the Board of Supervisors meeting minutes from December 7, 2021.**
Mr. Smith seconded. **Motion carried 4-0-1. Mr. Leese abstained-he was not at meeting.**

TREASURER'S REPORT

Mrs. Umberger presented invoices for payment consideration.

All Funds Balance 10/31/21	\$7,519,250.49		
	Nov Revenue	Nov Expenses	Net Increase/(Decrease)
General Fund	\$ 329,602.64	\$239,778.67	\$ 89,823.97
Fire Fund	\$ 78.20	\$ 81,202.00	\$ (81,123.80)
Street Light Fund	\$.19	\$ 636.62	\$ (636.43)
Liquid Fuels Fund	\$ 19.09	\$ 1,091.08	\$ (1,071.99)
Total	\$ 329,700.12	\$322,708.37	\$ 6,991.75
Liability		Increase/(Decrease)	\$ (\$9,636.10)

	Invoices due and paid 12/8/21-12/17/21	12/17/21 Invoices for Consideration on 12/21/21	Checks Written against Balance Sheet Accounts or Transfers 12/07/21-12/21/21
12/8/21-12/21/21			
General Fund	\$ 7,934.94	\$ 26,888.73	\$ 26,749.77
Fire Fund	\$ 0	\$ 4,478.33	\$
Street Light Fund	\$ 0	\$ 500.73	\$
Liquid Fuels Fund	\$ 0	\$ 0	\$
Escrow Fund	\$ 0	\$ 0	\$
Total	\$ 7,934.94	\$ 31,867.79	\$ 26,749.77
Total Checks Written			\$ 66,552.50

Mr. Yingling made a motion to **approve the bills as submitted thru and including December 21, 2021.** Mr. Brown seconded. **Motion carried 5-0.**

Correspondence:

- **Property Tax Exemption Review by Dauphin County**
- **Small Bridge Inspection Program by Dauphin County-**The Township would have 6 or 7 smaller bridges that the County would inspect for free of charge if participate with the program. Mr. Ziegler strongly recommended that the Township participate. With the board consensus, Mr. Cornell will send form indicating the Township's interest in participation.

Reports:

Public Work Director: Bryan Ziegler provided written report and noted that currently inspecting sanitary manholes for sewer authority. Updating trash receptacles in Park. Township is using COG for the 2022 Paving Program and bids should be received in January.

Municipal Authority-Paul Cornell provided a memo from the MA requesting Supervisors consider using American Recovery Act funding for sewer improvements in the amount of \$61,231.

Manager's Report: LowV has partially installed fire & security system but is experiencing supply chain issues with respect to cameras. Working with Solicitor/Assistant Manager on the Scantek final billing after finding issues with the condition of returned files. Thanked Wayne for providing Act 172 documents for Keystone Collections. Scott Ryno to make arrangement to discuss Fire study next month.

Solicitor's Report: Solicitor Lee Stinnett had no stand-alone report.

Emergency Management: Ron Johnson reported that the Supervisors will need to make a resolution to adopt the Dauphin County Hazard Mitigation Plan. Ron will forward a copy to Supervisors Elect.

Park and Recreation: Ally Spielman was not present but provided a report.

Codes and Zoning Report: Jackie Wilbern provided written report. Thanked Supervisor Chad Leese for his service on the Planning Commission over the years.

Municipal Engineer's Report: Aaron Moyer provided written report. Update on the two Park and Rec Grants. The Township was awarded one grant from CFA and still waiting to hear about the second grant.

Grantville Volunteer Fire Company: Wayne Isett reported on the revenue and expenses for the Book and Carnival with overall profit of \$75,842.42. Fund Drive is at \$36,615 to date-highest ever. The \$70,000 fire tax pay-over was placed in the apparatus fund in addition to \$30,000 from the GVFC General Fund. Hoss's annual football fundraiser is coming up next month. Officially the last meeting as the President of GVFC, however, Wayne will still be involved as a trustee. Wayne was thanked by the board for his outstanding service to the community and presented him with a plaque. Wayne introduced new president, Dhyey Patel and new vice-president Grant Garland.

(The meeting recessed to hold 7:30 pm Public Hearing)

Solicitor Stinnett opened dually advertised Public Hearing to consider adoption of the Subdivision and Land Development Ordinance for the Township of East Hanover.

(Closed Public Meeting at 7:37pm and reconvened the regular meeting)

Mr. Yingling made a **motion to adopt Ordinance 2021-05**. Seconded by Mr. Leese. **Motion carried 5-0**. Solicitor confirmed this Ordinance will be in effect immediately.

Unfinished Business:

Consideration of extension of time for the Capital Telecom Holdings II LLC Conditional Use

Mrs. Wilbern noted that the conditional use application was approved at a hearing on October 16, 2018. During the hearing the applicant asked for a timeframe of 3 years, rather than two, which was unanimously granted by the Supervisors. At that hearing, board approved four years to complete construction. Applicant is asking that time period be extended to May 31, 2022 to apply for the zoning and stormwater permits. Jamie Strong attorney for Capital Telecom and Verizon Wireless was present to answer questions regarding the 49-acre substation property on Laudermilch Road. Site did not get green light from Verizon Wireless to move ahead until recently. The construction period would not need an extension

Mr. Yingling made a **motion to grant Capital Telecom Holdings II LLC and Cellco Partnership d/b/a/ Verizon Wireless the extension to May 31, 2022 to apply for zoning and stormwater permits**. Seconded by Mr. Smith. **Motion carried 5-0**.

Conditional Use Application Hanover Logistics 3, LLC

Chairman Rish stated at Hearing two-weeks ago was left with no action. Jamie Strong was at meeting in place of Charlie Courtney or Claudia Shank. His understanding was that the record was closed on December 7th and asking that the three buildings on Jonestown Road be approved including Exhibit 6 and that all the ordinances required have been satisfied.

Mr. Leese was not present at the Hearing but from the Planning Commission perspective had issue with the distance off of Jonestown Road and the archeological study that may or may not be needed.

Public Comments:

Randy Oellig-5718 Meadowbrook Drive Harrisburg, Executor of Oellig Estate was opposed and not in favor of project and have heard a lot of opposition.

Frank Grumbine-313 Spring Road verified there was an area of Indian habitation and was opposed.

Mr. Yingling/Mr. Leese-discussion regarding the involvement of State agencies due to archeological findings.

Keith Ottis from Langan Associates shared that Hanover Logistics 3 has been in contact with the Historical Museum Commission as far as their requirements for the site.

Rebecca Oller-400 Trail Road-Noted last-minute change to the wording # 16 proposed conditions stating Applicant shall submit archeological study if required by a State agency in conditions to be met by the warehouse.

Tina Hastie-Fox Run Road-wants traffic in an efficient manor, safety for residents and no destruction of infrastructure. Felt that Hanover Logistics needs to be good neighbor such as to limit hours of operation. Wants the Township to require Hanover Logistics to enhance community without costing residents.

George Gregory Dovey-251 E Caren Drive-dissatisfied with the number of waivers approved and concerned about the enforcement of tractor trailers on back roads. Urged Supervisors to vote it down.

Aaron Moyer-Township Engineer-spoke to public concerns related to tractor trailer damage to pavement. Additional wear to the roads can be avoided with the proper pavement design by HRG.

Jackie Wilbern-described zoning re-write Ordinance 2019-02 that amended the 2003 Ordinance.

Tina Hastie-re-write of ordinances now allows warehouses to go on Fox Run Road. Stressed trucks do not adhere to just signage. There is a need to be creative in the prevention of trucks on back roads.

Dean Oellig-358 Spring Road-Road damages from single tires vs dual tires.

Mr. Leese asked Solicitor what the Options are: Approve, Approve w/ Conditions proposed by the applicant, Approve and add other reasonable conditions or Deny. Mr. Brown what happens if no vote. Solicitor stated it would be a deemed approval with no conditions.

Mr. Yingling made a **motion to approve Hanover Logistics 3 conditional use application with conditions in Exhibit 6-with 17 conditions that both parties have agreed to carryout in the application.** Mr. Brown seconded. **Roll call vote: Mr. Brown-yes; Mr. Smith-Yes; Mr. Yingling-Yes; Mr. Leese-No; Mr. Rish-Yes. Motion carried 4-1.**

Township Manager Paul Cornell provided Supervisor George Rish with a PSATS certificate and a plaque on behalf of the citizens of East Hanover Township. Chairman Rish thanked Paul Cornell who has retired after six years of service as Township Manager and presented him with a plaque. Chairman Rish thanked citizens for their faith in allowing himself to serve over the past 19 ½ years.

Chairman Rish left meeting at 8:11 p.m. and Vice Chairman Leese continued the meeting.

Hanover Logistics 1 & 2 Developers Agreement

Mrs. Wilbern reminded the board that Grantville Hanover Logistics 1 & 2 Preliminary/Final LDP was approved conditioned upon some conditions including Execution of a Developer's Agreement acceptable to Township Solicitor and Board of Supervisors. Jamie Strong was attorney representing the Developer at this meeting and was available for questions.

Mr. Leese confirmed with the Solicitor that the general liability minimums were standard.

Mr. Yingling made a **motion to approve the Developer's Agreement for Hanover Logistics 1 & 2 Preliminary/Final LDP**. Seconded by Mr. Smith. **Motion carried 4-0.**

New Business:

Consideration of Approval for Manada Golf Club LDP

Request to Act on Recommendations of the Township Planning Commission for the Manada Golf Club Incorporated Preliminary/Final Land Development Plan.

- Mr. Yingling made a **motion to approve waiver to SALDO Section 402.3.3 Lot Line Markers**. Seconded by Mr. Brown. **Motion Carried 4-0.**
- Mr. Yingling made a **motion to approve waiver to SALDO Section 402.3.4 Existing Features**. Seconded by Mr. Smith. **Motion carried 4-0.**
- Mr. Yingling made a **motion to approve waiver to SALDO Section 402.3.5 Well & Septic Locations**. Seconded by Mr. Brown. **Motion carried 4-0.**
- Mr. Yingling made a **motion to approve waiver to SALDO Section 402.5.8 Wetland Study**. Seconded by Mr. Smith. **Motion carried 4-0.**
- Mr. Yingling made a **motion to approve waiver to SALDO Section 402.5.9 Steep Slope Report**. Seconded by Mr. Brown. **Motion carried 4-0.**
- Mr. Yingling made a **motion to approve the Manada Golf Club Incorporated Preliminary/Final Land Development Plan conditioned upon all comments in HRG's December 6, 2021 review letter are met**. Seconded by Mr. Smith. **Motion carried 4-0.**

Request to appoint an Acting Township Manager

Vice Chairman Leese shared that this appointment will be handled via letter to all staff and drafted before the holiday. This will determine the organizational structure, when Paul Cornell retires, for month of January and into February until the Township Manager position can be filled.

Request to discuss Triple Diamond v Dauphin County Board of Assessment Appeals

Solicitor Stinnett described the tax assessment appeal Docket No. 2020-CV-11632-TX. Solicitor Stinnett was seeking approval to the execute the stipulations that the County and School District have already agreed upon.

Mr. Smith made a **motion to authorize the Solicitor to Execute the stipulations between Triple Diamond and the Dauphin County Board of Assessment Appeals**. Seconded by Mr. Yingling. **Motion carried 4-0.**

Request to hire stenographer for minutes for boards and commissions

Paul Cornell notified the board that Fran Peck has retired as she would assist in taking minutes at various boards and commissions. On recommendation from Alphonse Lepore-MA board member, Paul reached out to

Lynn Shollenberger to replace Fran at the Municipal Authority meetings. Mr. Cornell requested to hire a stenographer for taking minutes for Boards and Commissions and backup as needed.

Rebecca Oller-400 Trail Road-had comments about the position and terms of employment.

Mr. Smith suggested that the new supervisors make this decision. **Consensus to table for later discussion by the incoming board.**

Request to approve engineering for Amor Drive

Mr. Ziegler stated that Amor Drive is in the paving plan in the 2022 budget and there is a need to turn the dead-end street into a cul de sac. HRG prepared proposal for their surveying work in the amount of \$8,000. Mr. Leese confirmed with Solicitor Stinnett that there would be a new designated right of way.

Request to approve engineering for Amor Drive-continued

Mr. Yingling made a **motion to authorize HRG in the amount not to exceed \$8,000 for their work to design Amor Drive cul de sac.** Mr. Smith seconded. **Motion carried 4-0.**

Request to approve Engineering for new flashing lights on Sandbeach Road

Mr. Ziegler brought up in the 2022 budget, the replacement of existing flashing lights at the elementary school. Engineer needs to contact PennDot to prove that signal is needed for school, and to obtain signal permit. The original lights were never permitted, so permit is needed now. Will be looking at solar option.

Mr. Yingling made a **motion to approve HRG's work to replace the existing flashing lights according to PennDot rules and regulations provisions not to exceed \$6,000.** Mr. Brown seconded. **Motion carried 4-0.**

Request to Advertise Highway Occupancy Ordinance

Mr. Cornell and Solicitor Stinnett shared the importance of the ordinance anytime cuts are being made to roads and the need for permits. The Ordinance will be decided by a future board.

Mr. Smith made a **motion to authorize the advertisement of Ordinance pertaining to Highway Occupancy.** Mr. Yingling seconded. **Motion carried 4-0.**

Request to Approve Planning Module for Grantville Commons R-2021-23

Mr. Cornell shared that the engineer has been working with Grantville Commons regarding expansion and sewer connection. The Authority has advised that there is capacity and planned module requires approval.

Mr. Yingling made a **motion to approve Resolution R-2021-23 for the planning module for Grantville Commons expansion.** Mr. Brown seconded. **Motion carried 4-0.**

Mr. Cornell presented PSATS certificate and a plaque to Mr. Smith for his six years served as Township Supervisor. Also presented Mr. Brown with PSATS certificate and a plaque for his time served as Township Supervisor.

Board and Public Comment:

Mr. Yingling encouraged more residents to get the word out to have more representation at meetings.

George Gregory Dovey-East Caren Drive-made statement about turnouts and public response. As representatives, incumbent on the Supervisors to communicate to residents what is happening in the Township.

Rebecca Oller-400 Trail Road-announced next year Kyler Shea is coming on board along with Tina Hastie, Mike, Chad and herself.

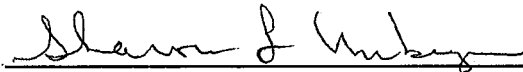
Drue Grumbine- 313 Spring Road-issues with truck traffic and safety. The public of East Hanover are not aware of the warehouses coming to Township.

Tina Hastie-Dry Run Road-commented meeting room was packed with people regarding the 537 study at MA meeting last week because a letter was sent out. She expressed that when people are told, they will show up.

Rebecca Oller-400 Trail Road-is recommending changes next year with contents of newsletter to inform residents.

Adjournment:

Mr. Yingling made a **motion to adjourn meeting**. The meeting adjourned at 8:50 p.m.

A handwritten signature in cursive script, appearing to read "Sharon Umberger", is written over a horizontal line.

Sharon Umberger, Recording Secretary