

**EAST HANOVER TOWNSHIP BOARD OF SUPERVISORS MEETING**  
**8848 Jonestown Road, Grantville, PA 17028**  
**February 7, 2017**

The regular meeting of the East Hanover Township Board of Supervisors was called to order with the pledge to the Flag by Chairman Yingling at 7:03 P.M. Present were Supervisors George Rish, Glenn Moyer, Rob Hess. Rick Smith was absent.

Lee Stinnett, Solicitor; Paul Cornell, Manager; Jackie Wilbern, Assistant Manager; Charles Longreen, Director of Public Works; and Deborah Casey, Secretary/Treasurer were also present.

The meeting was audio taped. The tapes are strictly for the use of the Secretary-Treasurer for clarification during preparation of the minutes. The Public Guidelines of Decorum require all individuals wishing to make public comment do so at the microphone and state their name and address.

There was an Executive Session held before the meeting to discuss a legal issue.

**APPROVAL OF THE MINUTES FROM THE MEETING OF JANUARY 17, 2017**

- **Mr. Hess made a motion to approve the minutes from the January 17, 2017, Board of Supervisors Meeting. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

**TREASURER'S REPORT**

Revenue - \$97,344.06

General	\$	96,623.13
Park & Rec	\$	720.93

Expenditures - \$ 595,946.37

General Fund	\$	179,616.32
Gaming Fund	\$	49,904.77
Street Light Fund	\$	440.29
Public Works Loan	\$	361,746.56
Park & Rec	\$	4,238.43

- **Mr. Rish made a motion to pay the bills as presented. Mr. Hess seconded the motion. The motion was approved 4 in favor, 0 opposed.**

Available Funds - \$6,733,874.00

**REQUEST TO TRANSFER \$519.90 FROM PARK AND REC FEE IN LIEU OF FUND TO PARK AND RECREATION CHECKING ACCOUNT**

- **Mr. Rish made a motion to authorize the transfer of \$519.90 from the Fees in Lieu of account to the Park & Rec Checking account. Mr. Hess seconded the motion. The motion was approved 4 in favor, 0 opposed.**

Mr. Cornell explained the new financial reports being provided to the Board.

### **CORRESPONDENCE**

The correspondence is listed as a handout and may be reviewed during regular office hours.

### **PENNSYLVANIA STATE POLICE COMMUNITY OUTREACH**

No report. Mr. Cornell noted he sent them an e-mail but has not gotten a response.

### **GRANTVILLE FIRE COMPANY – CHIEF THEAL**

Chief Theal reported there were a total of 26 calls, 17 in district, 1 out of County and 8 out of district in January, 2017.

### **FORT INDIANTOWN GAP – DAVID B. WEISNIGHT**

Mr. Weisnight reported they have finished the first quarter of the Federal fiscal year. There have been over 33,000 troops training at the Gap. We once again finished as the most utilized National Guard installation in the Country. Next week there will be 4,960 troops on post training. The only live fire will be on February 11<sup>th</sup>. Hunting season came to a close and 299 deer were bagged at the Gap. They just finished up their 19<sup>th</sup> Battle of the Bulge re-enactment. We are moving forward with the passing of the National Defense Act with the final stage of securing Fort Indiantown Gap. It is our intent that you will still be able to get into Fort Indiantown Gap with a valid ID. Mr. Hess asked if the 33,000 troops that have already trained all National Guard. Mr. Weisnight felt about 90% of them are all National Guard since Pennsylvania is the 3<sup>rd</sup> largest National Guard in the United States. Mr. Yingling asked if in 2 years the security measures will be complete. Mr. Weisnight commented 2 years is what they are putting as a reasonable estimate. Once everything is worked out, it will be shared with the Townships. Mr. Yingling asked if the Gap has any idea of what the total deer population is. Mr. Weisnight noted as hard as they have tried, they don't have a good estimate of what the deer population is, but it is quite a dense deer herd. There is also a significant coyote population.

### **UNFINISHED BUSINESS**

#### **MANHEIM AUTO AUCTION – WAIVER REQUEST**

Mrs. Wilbern commented Charlie Suhr of Stevens & Lee is present to represent Manheim Auto Auction. In December they received their Conditional Use approval from the Board of Supervisors, and they were also seeking two waivers from major stormwater plan and land development plan. We have met with representatives from Manheim Auto and the Township and have come up with a solution to address the different problems. They have since revised their waiver request to be a waiver from submission of a land development plan to the Planning Commission before going to the Board of Supervisors. Mr. Suhr noted after the Conditional Use Hearing, the Board deferred action on the waivers. We will be doing a land development plan but bypassing the Planning Commission since we already presented to them. There will be a traffic report submitted with the plan. This helps us with our time line. It is anticipated

the plan will come before the Board on the February 21<sup>st</sup> meeting, or in March. Chairman Yingling noted the bare plan has already been reviewed by the Planning Commission and asked if there are major changes. Mr. Suhr noted there were no changes for the layout. They did investigate going through with a connection, but that is not a feasible option. Chairman Yingling commented it was his understanding that they would be changing the way they bring the cars in. Mr. Suhr noted that was correct and they will now be using a multi-car carrier to address the traffic concerns. Chairman Yingling asked about the change in the operation. Mr. Suhr indicated what was decided corporately was they would still use it for storage of vehicles, but would no longer be driving the cars back and forth to be sold. They would be stored until they leave and this would be used as a staging ground for the corporate entity vs. just being used for Manheim Auto Auction. Chairman Yingling noted there is no connection between the existing lot and the new lot, and asked if the cars are going to be cleaned and detailed on the new lot. Mr. Suhr indicated they would only be stored there until they are ready to be shipped out. This was done to eliminate the amount of traffic going in and out of the property. **“Mr. Hess noted the main reason for the waiver is that we have agreed that the Planning Commission has already seen the plan and the plan has not changed.”** This has been modified to clarify and read **“He was actually asking the question of the Solicitor and staff was it OK for the Board of Supervisors to move forward in the manner that we chose since it had already been to the Planning Commission previously, and he just wanted confirmation that it was OK for the Board of Supervisors to go in that direction.”** Solicitor Stinnett noted the only thing that changes under the process in the SALDO is that there will be no submission to the Planning Commission, and no recommendation from them. It will come to the Township, the engineer will review it and the Board will act upon it. It is his understanding that the Planning Commission's concerns were the same as the Board's and residents at the Conditional Use Hearing regarding the traffic, and that has been addressed.

- **Mr. Rish made a motion to approve the waiver for Sections 303.7 and 304.8 requiring compliance with recommendations of the Planning Commission. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

Mr. Suhr asked if this would satisfy the outstanding waiver they had which was deferred. Solicitor Stinnett felt we should withdraw the tabled request from the last meeting and asked if the copy of the waiver application that was being approved had the language relating to Section 402.5.4 stricken. Mr. Suhr noted it was stricken and they would withdraw the waiver.

#### **REQUEST TO PROVIDE ADDITIONAL LIME AND DIAMOND-TEX®**

Mr. Cornell commented the Board had ask for a cost for the supplies. Mr. Longreen has reported the cost is approximately \$1,000.00. Mr. Hess asked where the cost was paid from in previous years since the request is to come from the Park and Rec Fund. Mrs. Casey noted it was from the General Fund. Mr. Hess noted it made more sense for it to come from the Park and Rec Fund.

- **Mr. Hess made a motion to approve the cost for the Diamond-Tex® and lime. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

## **NEW BUSINESS**

### **THE PRESERVE AT BOW CREEK PHASE 1 ESCROW RELEASE**

Mrs. Wilbern noted we received a request for release of financial security for the Preserve at Bow Creek Phase 1. LTL Consultants has provided their report, dated February 6<sup>th</sup> recommending a full release of the Letter of Credit for Phase 1 in the amount of \$257,245.15.

- **Mr. Hess made a motion to provide a release of the letter of Credit for Bow Creek Phase 1 in the amount of \$257,245.15. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

### **THE PRESERVE AT BOW CREEK PHASE 2 & 3 ESCROW REDUCTION**

Mrs. Wilbern commented the request for Phases 2 and 3 is not a full release. The engineer recommended holding part of the escrow due to some issues with the as built drawings submitted. Rockview LLC is aware of the issue. The amount being withheld is the cost of the as built and the contingency amount which amounts to \$53,891.84, releasing \$114,709.66.

- **Mr. Hess made a motion to reduce the letter of credit for the Preserve at Bow Creek Phases 2 & 3 in the amount of \$114,709.66, retaining a balance of \$53,891.84 for improvements as listed on the report. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

### **REQUEST TO PURCHASE MESSAGE BOARDS/BULLETIN FOR THE PARK**

Ms. Stebbins noted the Park and Recreation Board is interested in purchasing a message board for the Park to replace the existing Rules sign since the rules have changed over the past year. If the sign is replaced with a message board, then anytime the rules would change in the future, we can easily change them out. The funds would come from the Fees in Lieu Fund. Mr. Rish asked if various places were checked for the signs. Ms. Stebbins noted she did.

- **Mr. Rish made a motion to authorize the purchase of the sign per the proposal in the amount of \$1,394.79 to be paid out of the Subdivision fees. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

### **AUTHORIZATION TO PRINT AND SEND OUT THE SPRING NEWSLETTER**

Mr. Cornell noted before the Board for consideration is the printing and mailing of the Spring Newsletter. The only change from the draft the Board received is the addition of the Dedication of the New Public Works Building which is set for March 5<sup>th</sup>. Funds will come from the General Fund. Mr. Hess asked if Township's are still doing paper Newsletters. Mr. Cornell noted most are and some do offer an electronic version. It doesn't make sense to try to do both at this time. It is also on the website.

- **Mr. Rish made a motion to authorize the printing and mailing of the Spring Township Newsletter. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed.**

#### **AUTHORIZATION TO PRINT AND SEND OUT THE 2017 TOWNSHIP DIRECTORY**

Mr. Cornell requested authorization to print and send out the Township Directory.

Discussion was held on possibly in the future selling ads for offsetting the cost.

- **Mr. Rish made a motion to authorize the printing and mailing of the 2017 Township Directory. Mr. Moyer seconded the motion. The motion was approved 4 in favor, 0 opposed**

#### **BUSINESS FROM THE PUBLIC**

Paul McNamee, Project Manager for the Public Works building noted conditional occupancy was approved for the building so they can start to move in. There are some punch list items left, O&M manuals to be finalized, paving to do in the spring, and the final seeding. There are some minor accessibility items that need addressed before May 8<sup>th</sup>. Mr. Cornell asked if the architect has ever resolved the outstanding issue. Mr. McNamee noted he has had conversations with eci and they are working on it.

#### **OTHER BUSINESS**

Chairman Yingling commented he, Mr. Cornell, and Andy Stein met with our new Senator DeSanto and had a discussion about the gaming and brought him up to speed on our situation.

**Mr. Rish made a motion to adjourn. The meeting was adjourned at 7:42 PM.**

Respectfully submitted,



Deborah A. Casey  
Secretary/Treasurer