

**WEST HANOVER TOWNSHIP BOARD OF SUPERVISORS
7171 ALLENTOWN BOULEVARD, HARRISBURG, PA 17112
TUESDAY, SEPTEMBER 4, 2012**

CALL TO ORDER – 7:00 p.m.

Mr. Klein called the meeting to order at 7:00 PM followed by the Pledge of Allegiance and invocation.

ROLL CALL

Harold Harman, Supervisor
Jay Megonnell, Vice Chairman
Gloria Zimmerman, Supervisor

Adam Klein, Chairman
Don Steinmeier, Secretary-Treasurer

APPROVAL OF MINUTES

Regular meeting – August 20, 2012 *Mrs. Zimmerman moved, seconded by Mr. Steinmeier to approve the meeting minutes of August 20, 2012. Motion passed unanimously.*

Workshop meeting- August 20, 2012 *Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve the workshop meeting minutes of August 20, 2012. Motion passed unanimously.*

CORRESPONDENCE

Mr. Klein briefly reviewed the correspondence items and informed the public that all correspondence is available for review. The following items were brought up for discussion:

FROM: PSATS RE: August News Bulletin-Mr. Megonnell brought up the article regarding MRM Trust dropping workers' compensation coverage for volunteer fire companies due to increased liability from Act 46 of 2011. Ms. England explained the fire company is covered by Selective insurance for workers' compensation, and will not be affected by this change. Mrs. Zimmerman brought up the article regarding Fire Company and Ambulance Services Grant Program. She asked if the fire company was eligible. Ms. England said she forwarded the information to the fire company.

FROM: Dauphin County Association of Township Officials RE: Annual Convention Dauphin County Association of Township Officials-The annual convention will be held on October 4th at the Township recreation center. Ms. England will register members of the Board who are able to attend.

FROM: Daniel Rosario, Zoning Administrator TO: 1640 Shannon Dr., 8064 Fishing Creek Valley Rd., 7105 Fishing Creek Valley Rd. RE: FEMA Letter of Map Change- Mrs. Zimmerman commented that Mr. Rosario did a nice job on the letters to the residents.

FROM: Cathy L. Witmer RE: Wilson Court Complaint- Mr. Megonnell asked for Mr. Harman and Ms. England to send a response letter to Mrs. Witmer regarding her concerns.

PUBLIC COMMENT

Mark Chiles, 228 Brookridge Court- Mr. Chiles asked if there was a response from Classic Communities to the letter sent from the Township regarding the outstanding issues at the Townes at Hershey Road. Solicitor Yost said the letter hasn't been sent yet, as he was doing some additional research regarding the issues. Solicitor Yost and Mr. Brulo have discussed the approach to take in order to move forward to resolve the outstanding issues with Classic Communities. A meeting will be set up within the next few weeks.

Mrs. Zimmerman provided a copy of the email she sent to Classic Communities to Mr. Chiles.

PRESENTATIONS, STAFF/BOARD REPORTS: None

TREASURER'S REPORT

Mr. Steinmeier reported the following fund balances:

A. Fund Balances (Fund balances are presented for reference only.)

General Fund Balance as of August 31, 2012	\$1,147,884.80
Total Liquid Fuels Balance as of August 31, 2012	\$591,079.09
Total Capital Reserve Fund Balance as of August 31, 2012	\$2,361,611.03

B. Deposit Activity since August 20, 2012

\$108,210.32

Mr. Steinmeier reported the gross payroll of August 24, 2012 totaled \$28,434.62. ***Mr. Megonnell moved, seconded by Mrs. Zimmerman to approve the payroll of August 24, 2012 in the amount of \$28,434.62. Mr. Harman abstained, motion passed 4-0-1.***

Mr. Steinmeier reported the vouchers prepaid to meet due dates was \$2,356.52. ***Mr. Megonnell moved, seconded by Mrs. Zimmerman to approve the vouchers prepaid to meet due dates in the amount of \$2,356.52. Motion passed unanimously.***

Mr. Steinmeier reported the total for the vouchers to be approved is \$317,576.83. ***Mrs. Zimmerman moved, seconded by Mr. Harman to approve the vouchers in the amount of \$317,576.83. Motion passed unanimously.***

Mr. Steinmeier reported the Emmaus Bond Pool Interest transfer from the Building Fund is \$30,000.00. ***Mrs. Zimmerman moved, seconded by Mr. Harman to approve the transfer of \$30,000.00 from the Building Fund to the Emmaus Bond Pool Account. Motion passed unanimously.***

OLD BUSINESS

Motion - Fire Tax Fund Agreed-Upon Procedures, 2011

Mrs. Zimmerman moved, seconded by Mr. Megonnell to allow \$4,804.91 for Fire Tax Fund reimbursements made outside of the approved budget to remain as is. Motion passed unanimously.

Mrs. Zimmerman moved, seconded by Mr. Megonnell to allow reimbursement in the amount of \$178.40 for Fire Tax Fund reimbursements to remain as is. Motion passed unanimously.

NEW BUSINESS

Motion – Consent Items: Section 607. (4): Dan Rosario, Community Planning Course; Improvement Guarantee Reduction #1, L&M Motel

Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve attendance to the Community Planning Course, for Dan Rosario on October 4, 11, 18, 2012. Motion passed unanimously.

Improvement Guarantee Reduction #1, L&M Motel

Mrs. Zimmerman asked for clarification regarding various shrubs being installed in place of evergreen trees, Mr. Brulo explained that monies are being held until the evergreens are planted. She also asked for clarification regarding who determines that the site is “permanently stabilized”. Mr. Brulo and the conservation district make the determination that the site is permanently stabilized.

Mrs. Zimmerman moved, seconded by Mr. Steinmeier to approve the reduction of the Improvement Guarantee for L&M Motel by \$145,967.25 from the amount of \$174,892.58 leaving a balance of \$28,925.33. Motion passed unanimously.

PUBLIC HEARING/MEETINGS

Ordinance 2012-17 SALDO Floodplain- See transcript.

Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve Ordinance 2012-17-Subdivision and Land Development-Chapter 173. Motion passed unanimously.

Ordinance 2012-18, Zoning Floodplain- See transcript.

Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve Ordinance 2012-18-Zoning-Chapter 195. Motion passed unanimously.

Ordinance 2012-15 Transient Retail Business -See transcript.

Mr. Klein moved, seconded by Mr. Megonnell to table Ordinance 2012-15 Transient Retail Business until the September 10th workshop. Motion passed 4-1 with Mrs. Zimmerman voting nay.

PLANNING COMMISSION REPORTS AND PLANS

#2012.05 F/LD Ciocca Body Shop. Action by 9/19/12- Scott McMackin, Engineer for the project provided a brief overview of the plan for the Board. He reviewed the three waiver requests: (1) 173-11.A – Submission of a Preliminary Plan (2) 173-11.B(3)(i) – Traffic Impact Study (3) 168-13 – Exemption from current SWM requirements. Mr. Brulo stated that there are only minimal changes to the original plan. Mr. Rosario has no issues with the waiver requests. There was general discussion regarding the proposed plan.

Mrs. Zimmerman moved, seconded by Mr. Megonnell to waive the following sections of the West Hanover Township Subdivision and Land Development Ordinance for Ciocca Body Shop Final Land Development ; Township ID #12.005; Tax Parcel # 68-035-122:

- 1. 173-11.A – Submission of a Preliminary Plan*
- 2. 173-11.B(3)(i) – Traffic Impact Study*
- 3. 168-13 – Exemption from current SWM requirements*

Motion passed unanimously.

Mrs. Zimmerman moved, seconded by Mr. Steinmeier to approve the Ciocca Body Shop Final Land Development ; Township ID #12.005; Tax Parcel # 68-035-122, contingent upon (based on):

- 1. Sewage planning module by PA DEP permit to be submitted to Township*
- 2. WHTW&SA permit to be submitted to Township*
- 3. Township E&S Permit required*
- 4. Township Storm Water Permit required*
- 5. Address outstanding staff and engineering comments*
- 6. Execution of all agreements with Township relating to project I.D. 12.005*
- 7. Provide a \$140,000 contribution towards the improvements to S.R. 22/Bretz Drive*

Motion passed unanimously.

NEW BUSINESS

Motion – Planning Commission Resignation

Mrs. Zimmerman moved, seconded by Mr. Harman to accept the resignation of Richard Bolt from the Planning Commission. Motion passed unanimously.

Resolution 2012-44, Appointment of Planning Commission Seat 7 and Seat 3

Mr. Megonnell moved, seconded by Mrs. Zimmerman to approve Resolution 2012-44, appointing Tom Stewart to seat #7 for the balance of a four year term ending on December 31, 2012 and James Shandersky to seat #3 for the balance of a four year term ending on December 31, 2014 on the Planning Commission. Motion passed unanimously.

Motion – Health Insurance Renewal – The Township received renewal rates from Capital Blue Cross for the health insurance starting October 1, 2012, through September 30, 2013. The Township employees completed applications for the underwriting process with Highmark Blue Shield and Health America in order to receive quotes for coverage. Quotes from Highmark Blue Shield and Health America were not received until August 28th. Rates increases over our current rates are as follows: Capital Blue Cross 1.62%, Highmark Blue Shield 25.12%, and Health American 105.30%.

Mr. Steinmeier moved, seconded by Mr. Megonnell to approve the renewal of the health insurance policy with Capital Blue Cross for the contract year October 1, 2012, through September 30, 2013. Motion passed unanimously.

Motion – Paving Bid 2012-06, Knight Road Adjustment- Mr. Harman commented that he believes that Knight Road is too narrow. There have been complaints from residents as well regarding the width of the road. The Board discussed why the road was not widened during the initial repair. Ms. England explained that the previous Board voted to not widen the road due to the additional cost of the project. There was discussion if the decision to widen the roadbed by two feet would be within the 2012 paving budget. Ms. England stated the current project came in under budget and if the Board decided to widen the roadbed by two feet at an additional cost of \$55,000-\$60,000 the project would still be within the 2012 budget.

Mrs. Zimmerman moved, seconded by Mr. Megonnell to authorize Change Order # 2 to instruct the contractor to widen the roadbed approximately 2 feet on both sides with base, bituminous, and wearing course. Mr. Harman abstained, motion passed 4-0-1.

OTHER BUSINESS THAT MAY COME BEFORE THE BOARD

Ms. England presented Resolution 2012-45, temporary closing a portion of Hillcrest Avenue for an event sponsored by Life Point Church.

Mrs. Zimmerman moved, seconded by Mr. Harman to approve Resolution 2012-45, temporary closing of a portion of Hillcrest Avenue Saturday, September 15, 2012, from 9 AM to 5 PM. Motion passed unanimously.

PUBLIC COMMENT

Mark Chiles, 228 Brookridge Court- Mr. Chiles asked what was the purpose of bringing the transient retail business Ordinance before the Board. Mr. Klein stated that more transient business was coming into the Township and the Board wanted to look at ways to improve the Ordinance. Mr. Chiles commented that the Ordinance may have some unintended consequences. He believes that the Township fees are high compared to other Townships.

Bob Stammel, 685 Knight Road- Mr. Stammel thanked the Board for addressing the problem with Knight Road. He informed the Board that he received a call that a large group was at Fairville Park this past Saturday evening, but by the time the park patrol arrived at the park they were gone. He confirmed with Park & Recreation that there were no park rentals that evening. The park patrol encountered an unattended car later that evening at Fairville Park; two individuals later came from the woods and drove the car away before the patrol could approach them. Mr. Stammel has the license plate information and he is going to the state police on Wednesday with the information. He asked the

Board what the park patrol should do if they encounter a group that has not rented the park. Mr. Klein stated that all Township parks close at dusk and all violations should be referred to the state police.

Mr. Steinmeier commented that there have been several day time burglaries in the Skyline View area in the past few weeks.

Richard Enck, 7112 Hillside Road- Mr. Enck informed the Board that bears have returned to the Houck Manor area. Bears have also been reported on Pheasant Road.

SUPERVISORS COMMENTS

Mrs. Zimmerman informed that Board that the meeting with Dauphin County regarding electronic recycling that she and Mr. Megonnell were to attend was cancelled. She will inform the Board when the meeting has been rescheduled.

Mr. Harman asked Mr. Brulo for an update on the Public Works salt shed project. Mr. Brulo said that he will set up a meeting with Mr. Harman within the next week.

Mrs. Stammel, 685 Knight Road- Mrs. Stammel asked when the road widening would be completed on Knight Road. Mr. Brulo stated the work would be completed by the middle of October.

Mr. Klein thanked Mrs. Fesig, staff, volunteers, and sponsors for all the work on the Community festival. It was a great event.

Mr. Megonnell asked Mr. Brulo for an update on signage on Rt. 22. Mr. Brulo said that staff and the advisory boards are currently reviewing the reports. Ms. England said that information will be presented to the Board at the next meeting.

Mr. Megonnell reminded everyone that the pot pie dinner will be held on September 24th at the recreation center.

Mr. Steinmeier thanked Mr. Harman and the public works crew for road work/projects on Manor Drive and Skyline View. He has received a lot of positive feedback from residents.

ADJOURNMENT: 8:55 pm