

**WEST HANOVER TOWNSHIP BOARD OF SUPERVISORS
7171 ALLENTOWN BOULEVARD, HARRISBURG, PA 17112
MONDAY, JUNE 3, 2013**

CALL TO ORDER – 7:00 p.m.

Chairman Klein called the meeting to order at 7:00 PM followed the Pledge of Allegiance and the 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- May 20, 2013- *Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve the meeting minutes of May 20, 2013. Chairman Klein abstained, motion passed unanimously.*

CORRESPONDENCE

Chairman Klein briefly reviewed the correspondence items and informed the public that all correspondence is available for review. The following item was brought up for comment/discussion:

FROM: PSATS RE: New Bulletin- Mr. Megonnell brought up the request to contact our state representative and senator and urge them to pass common-sense reforms to the prevailing wage. PSAT's also recommends that Townships adopt a resolution urging the General Assembly to enact meaningful prevailing wage reform. There was general discussion regarding this issue. Last year the Board adopted Resolution 2012-33 addressing the prevailing wage issue. Ms. England will provide a copy of the resolution for the Board to review.

PUBLIC COMMENT

Vicki Williams, 13 Meadow Run Place- Mrs. Williams stated the development that is adjacent to Country Manor Farms has not been taking care of their landscaping. She said that the weeds are four feet tall and thistles are coming up under the fence that divides the two developments. She brought this problem to the Board's attention last year; the developer only cut the weeds one time last year. She is requesting assistance from the Board to resolve this problem. Ms. England will have the Codes Officer look into the problem.

Susan Wevodau, 937 Piketown Road- Mrs. Wevodau addressed the Board regarding problems that she is having with the Blue Ridge Sportsman's Club. She stated that shooting takes place seven days a week and at all hours of the day as well as firing automatic weapons. Mrs. Wevodau's home is adjacent to the club and on May 20th a bullet ricocheted off her home. She tried to contact the Sportsman's Club in person and via telephone but to no avail. Mrs. Wevodau contacted the state police and filed a report; they searched for the bullet, however it was not found. This is the second time that a bullet has ricocheted off her home. She is very concerned about the situation and concerned that a tragedy may occur. She stated that a sound and bullet proof wall should be erected between the

Sportsman's Club and her home. She spoke with the Township Codes Officer on May 21st who was going to contact the ATF and the Game Commission to obtain rules and regulations regarding gun clubs. As of today she has not been contacted by the Codes Officer. She asked if there are safety codes that apply to gun clubs in the Township.

Clifford Kreiser, 7738 Farmdale Avenue- Mr. Kreier is a member of the pinochle club and stated that the Township building was so hot on May 31st that the club had to suspend play. He is requesting that when the pinochle club meets that the air conditioning be set to a cool temperature.

Mr. Megonnell asked Ms. England to show Mrs. Fesig, Parks & Recreation Coordinator, how to adjust the air conditioning settings.

Tom Butler, 234 Brookridge Court- Mr. Butler addressed the Board regarding the problem with the swale behind his home. The developer attempted to fix the swale, however the slope was not extended enough and as a result there is a swamp behind his home after heavy rains. Last year the Township Engineer, Township staff, and the developer met to address the issue. Stakes have been placed in the lawn to mark the area that needs to be repaired. He is requesting an update on the repair of the swale.

Mr. Megonnell stated the Board will stop by to review the issue during the road inspection on June 10th.

Mr. Rosario, Zoning Administrator, commented that the developer has the project on their schedule to complete.

Terry Davis, 7201 Allentown Boulevard- Mr. Davis informed the Board that he is expanding the Keystone Corrections Program to the Greenlawn Motel. This facility will be for women residents and all Township code requirements will be met. The facility will be staffed 24 hours a day, seven days a week and will be fenced.

Mr. Steinmeier asked the number of residents that will be at the facility and what type of security is at the facility. Mr. Davis stated there will be 52 residents and the facility will have a fence and staff will work 24 hours a day, seven days a week.

Mr. Megonnell asked if there is a cafeteria. Mr. Davis stated there is a kitchen facility, some meals will be prepared on site and some will be delivered from the facility at 7201 Allentown Boulevard.

Mrs. Zimmerman asked if the residents are non-violent offenders. Mr. Davis confirmed they are non-violent offenders.

Mr. Steinmeier asked if the expansion of the program is state approved. Mr. Davis confirmed that all state requirements have been met.

Linda Turns, 8000 Rabbit Lane- Ms. Turns informed the Board that she has received a number of phone calls from residents regarding the road crew mowing schedule for the Township. She asked if the public works daily report that is submitted for each Board meeting can be posted on the internet for the residents to view. It was the consensus of the Board to post the public works report on the website after each Board meeting.

Mr. Harman explained that the mowing schedule may change if a project needs to be completed that requires flagmen. Because the public works department is short staffed, the mowing employees are needed as the flagmen for large projects.

Ms. Turns suggested that part time employees be hired to help with the mowing schedule.

Mr. Megonnell suggested that residents of Keystone Corrections may be able to help with the mowing, or be the second person in the truck for sweeping projects.

Mark Chiles, 228 Brookridge Court- Mr. Chiles informed the Board that the trees were planted on June 10th, however they were planted during a rain and wind storm and some are damaged. The developer has been contacted and will repair the damaged trees. He also said he was told by the developer that the swale behind 234 Brookridge Court would be repaired this summer.

Joe Stoudt, 7050 Allentown Boulevard- Mr. Stoudt, owner of Stoudt's Gun shop, has applied for a manufacturing license for his gun shop. He provided a brief demonstration of gun manufacturing for the Board. It is an ATF requirement that an inspection be conducted to make sure the zoning district fits the request of the applicant. The parts are not manufactured on site, but by another manufacturer. Mr. Stoudt explained that the parts will be put together in a separate section of the building (1200 square foot space). He spoke to the Codes Officer regarding their request to build AR15's. The Codes Officer said that it is part of the normal business which is assembling parts. The Zoning Administrator told the ATF that manufacturing is not allowed in this zoning district. As a result of the conflicting information, the ATF is requiring documentation from the Township that the request to build AR15's is part of the normal business operation. Mr. Rosario provided a packet of information to the Board detailing the need for a conditional use hearing for manufacturing in the CH Zoning district. Chairman Klein suggested that Solicitor Yost review the information and discuss with the Zoning Administrator.

PUBLIC HEARING/MEETINGS: None

PRESENTATIONS, STAFF/BOARD REPORTS

Ms. England provided a brief overview of the pre-application meeting that she attended today for the proposed gaming grants and Infrastructure Bank Loan. She said that the presentation for the infrastructure bank was well received by the County. They thought we had a good preliminary application. The infrastructure bank loan application is due August 1st. We will assistance from the Township Engineer to update the data.

Mrs. Zimmerman moved, seconded by Mr. Steinmeier to authorize assistance from the Township Engineer on the Dauphin County Infrastructure Bank Loan application not to exceed \$5,000.00. Motion passed unanimously.

Regarding the gaming grants the County was very positive on the selections and the order. They asked what the Township's plan is if the request for the Heavy Rescue 1 grant application is not fully funded.

Mr. Megonnell brought up that the EAC is sponsoring a community tire recycling program on September 13th and 14th.

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 May 31, 2013	\$1,384,763.76
Total Liquid Fuels Balance as of May 31, 2013	\$401,224.58
Total Capital Reserve Fund Balance as of May 31, 2013	\$2,221,004.17

B. Deposit Activity since May 20, 2013 \$30,865.08

Mr. Steinmeier reported the gross payroll of May 31, 2013 totaled \$28,778.55. ***Mr. Megonnell moved, seconded by Mrs. Zimmerman to approve the payroll of May 31, 2013 in the amount of \$28,778.55. Motion passed 4-0 with Mr. Harman abstaining.***

Mr. Steinmeier reported the vouchers prepaid to meet due dates was \$1,428.90. ***Mr. Megonnell moved, seconded by Mr. Harman to approve the vouchers prepaid to meet due dates in the amount of \$1,428.90. Motion passed unanimously.***

Mr. Steinmeier reported the total for the vouchers to be approved is \$81,147.64.

Mr. Megonnell asked why there was a second check for Penn United Supply. Ms. Riley stated that the first check was voided.

Mr. Megonnell moved, seconded by Mr. Harman to approve the vouchers in the amount of \$81,147.64. Motion passed unanimously.

Mr. Steinmeier reported the total for the vouchers to be approved and paid from Fire Tax is \$3,344.38. ***Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve the vouchers to be paid by Fire Tax in the amount of \$3,344.38. Motion passed unanimously.***

Ms. England pointed out that the principal prepayment for the fire station loan was made today.

PLANNING COMMISSION REPORTS AND PLANS

#12.010 F/LD Dauphin County Magisterial DJ Office. (Action by 6/4/13)

Mr. Rosario provided a brief overview of the project and requested waivers. Chairman Klein stated that it is a good project and it is good that the District Justice is staying in the Township. Solicitor Yost had a question regarding the Stormwater management waiver request. Tim Mellott, engineer for the project explained the waiver request which involves the impervious coverage of the lot.

Mrs. Zimmerman moved, seconded by Mr. Steinmeier to approve the following waiver requests:

- 1. Section 173-11.A –Wavier request of preliminary plan requirements.*
- 2. Section 173-14-I.(2).(d) – Survey datum requirements*
- 3. Section 168-13 – Stormwater Management Requirements*

Motion passed unanimously.

Mrs. Zimmerman moved, seconded by Mr. Megonnell to approve Application ID#12.010 for Final Land Development of Dauphin County Magisterial District Justice Office as presented to this Board by way of (8) 24x36 format drawing's dated Rev. #2, 4/22/2013 as prepared by Mr. Tim Mellott: Mellott Engineering, Inc. (With the following conditions)

- 1. Section 173-5.A, 173-12.E – Township review and approval of necessary agreements and easement agreements. To be submitted by applicant,*
- 2. Developer's contribution of \$15,900 to Bretz Drive/22 Traffic Light project. To Be submitted by applicant*
- 3. Incorporating staff and Township Engineer's comments.*
- 4. Other items as determined necessary by Township Ordinances.*

Motion passed unanimously.

#12.012 F/LD Canine Club House. (Action by 7/19/13)

Mr. Rosario provided a brief overview of the project. He reviewed the requested waivers, the Zoning Hearing Board variances that were granted, and the conditions to be completed. Mr. Steinmeier asked if the PSAB had reviewed the auto turn analysis. Mr. Rosario confirmed that the PSAB reviewed and approved the auto turn analysis. Mr. Megonnell had a question regarding the sidewalk. Rob Shaffer, engineer for the project explained that they will change from concrete to bituminous for the sidewalk. Mrs. Zimmerman asked is there will be a dumpster enclosure at the location. Mr. Shaffer stated they are not proposing a dumpster at the location. PennDOT is making improvements along Route 39 and the developer is working with them on the project.

Mr. Steinmeier moved, seconded by Mr. Harman to approve the following waiver requests:

- 1. Section 173-11.A - Wavier request of preliminary plan requirements.*
- 2. Section 173-30.C.(1) – Wetland Study per Act One & Associates – Dec 6,2012 letter to BOS*
- 3. Section 173-25.F. (14). (a) – Sidewalks - +/- 38 L.F. of Bituminous in lieu of concrete North West corner.*
- 4. Section 173-32.C.(1).(b) -On-lot water supply – feasibility study*

Motion passed unanimously.

Mr. Steinmeier moved, seconded by Mrs. Zimmerman to approve application ID#12.012 for Final Land Development of Canine Clubhouse as presented to this Board by way of (5) 24x36 format drawing's dated Rev 2- 04/04/2013 as prepared by Mr. Robert E. Shaffer.Jr; PE - Act One & Associates (With the following conditions)

- 1. Section 173-5.A, 173-12.E – Township approval of developer's agreement prior to recording of plat.*
- 2. Developer's contribution of \$2,150.00 for Exit 77 roadway and signal improvement.*
- 3. Incorporating staff and Township Engineer's comments.*
- 4. Other items as determined necessary by Township Ordinances.*

Motion passed unanimously.

#12.011 F/LD Grumbines RV Center (Action by 6/4/13)

Mr. Rosario provided a brief overview of the project. He reviewed the requested waivers and the conditions to be completed. The current on lot septic system has failed and as a result the owner will bring public water and sewer to the site. They are working with the Water & Sewer Authority to move forward with installing the public water and sewer lines. Mr. Megonnell brought up the daily water consumption at the facility. Dave Weihbrecht, engineer for the project, explained that the figure on the plans is an estimate. Water consumption will be billed according to use. Mr. Steinmeier commented that with the installation of the new sewer line there may be other businesses who may want to hook up to public water and sewer.

Mrs. Zimmerman moved, seconded by Mr. Steinmeier to approve the following waiver request:

- 1. Section 173-11.A - Preliminary plan submission*

Motion passed unanimously.

Mrs. Zimmerman moved, seconded by Mr. Steinmeier to approve Application ID#12.011 for Final Land Development of Grumbine's RV Center as presented to this Board by way of (5) 24x36 format drawing's dated 1/03/2013 as prepared by Mr. David J. Weihbrecht: Advantage Engineering Services, LLC. (With the following conditions)

- 1. Section 173-5.A, 173-12.E – Township approval of necessary agreements and easements. To be submitted prior to recording of plat.*
- 2. Submit sewer permit from Township Authority. To be provided prior to recording of plat.*
- 3. Incorporating staff and Township Engineer's comments.*
- 4. Other items as determined necessary by Township Ordinances.*

Motion passed unanimously.

OLD BUSINESS

Ordinance 2013-02, Chapter 85, Outdoor Burning. Tabled for review by PSAB

Motion - Rec Center Roof Repair Invoice, Houck Services Inc.

Chairman Klein stated that the repairs to the roof have been completed.

Mr. Steinmeier moved, seconded by Mrs. Zimmerman to approve payment to Houck Services, Inc. for repair of the barrel roof at the Recreation Center. Motion passed unanimously.

NEW BUSINESS

Motion – Consent Items: Section 607. (4): Elizabeth England

Mr. Megonnell moved, seconded by Mrs. Zimmerman to approve attendance to How to Navigate Health Care Reform Seminar for Elizabeth England on June 11, 2013. Motion passed unanimously.

Motion – Authorization for Summer Rec Counselors

Mrs. Fesig informed the Board that Robert Moretz has declined the position so she would like to offer the job to Jeremy Swartz. The Board of Auditors will need to set the salary for Mrs. Zimmerman. Mr. Steinmeier suggested that Mrs. Fesig provide a salary range for the auditors to set Mrs. Zimmerman's salary.

Mr. Megonnell moved, seconded by Mr. Harman to hire Stephanie Puchalsky, Summer Recreation Program Director, salary H-1 step 4, Jeremy Swartz, Sports Head Counselor, salary H-1, step 1, Sophie Lutz, Assistant Counselor, salary H-0, step 0, Amanda Keiser, Assistant Counselor, salary H-0, step 0, Sherri Marinus, Assistant Counselor, salary H-0, step 0, and Mrs. Zimmerman, Crafts Head Counselor, with a salary to be determined by the Board of Auditors. Motion passed 4-0, with Mrs. Zimmerman abstaining.

Mr. Megonnell moved, seconded by Mr. Harman to authorize the Board of Auditors to set the salary for Mrs. Zimmerman. Motion passed 4-0, with Mrs. Zimmerman abstaining.

Motion – Bid 2012-06, Paving, Retainage Close-out

Mr. Harman stated that there is still the "washboard" effect on the road surface but it is not that bad. He suggested leaving the road as constructed. There was discussion regarding the maintenance period. Mr. Megonnell suggested that we request a credit of \$2,500.00.

Mr. Harman moved, seconded by Mr. Megonnell to reject the offer from EJ Brenneman of \$2,000 and counter offer for a credit of \$2,500.00 for the 2012 Paving project. Motion passed unanimously.

OTHER BUSINESS THAT MAY COME BEFORE THE BOARD

Mr. Harman stated that on Manor Drive at Northstar Drive UGI was installing a gas line and the boring machine caused damage to the road. He spoke with UGI and they will fix the road.

Mr. Megonnell brought up the possibility of hiring some part time employees to help Public Works with flagging; he stated that Chris Mumma is certified to train new employees. Ms. England stated that there are no funds available in the public work's budget this year for part time employees.

Chairman Klein said there is a dilapidated car along Route 39 near Manada Glen . He would like the Codes Officer to see if it violates any Township codes.

Chairman Klein suggested that Senator Teplitz should pay rent for use of the office on the lower level. He commented that we charge the tax collector rent as well as any residents who want to use office space for a meeting. Mrs. Zimmerman said she spoke to Senator Toomey's office and they do not get charged at other Township offices. Mr. Steinmeier commented that he thinks it is an advantage to have access our state Senator. Mrs. Zimmerman said she has no problem with his staff using the office.

Mr. Megonnell asked Mrs. Fesig if she got a flag for the recreation center. Mrs. Fesig confirmed there is a flag at the recreation center.

Drew Williams from Williams Holding Group addressed the Board regarding the traffic signal agreement for Creekvale. He said the signal is not warranted until the project gets to the development of the commercial phase. He stated the residential development did not warrant a traffic signal. If the first commercial lot does not warrant a signal he is proposing to put \$60,000.00 into an escrow account. If the second commercial lot does not warrant a signal he is proposing to put an additional \$60,000.00 into an escrow account. He brought up that there will need to be a timeframe for how long the Township will hold the money. If the signal is not warranted with the development of either commercial lot there is the question of what length of time he is responsible for installation of the signal. Chairman Klein stated that the Township Engineer will need to work with the staff to review the agreement.

PUBLIC COMMENT

Neil Shatto, 1452 Mumma Road- Mr. Shatto commented that how can the Township justify asking residents to pay money to play cards at the Township building but not charge a Senator rent for use of office space.

Mr. Megonnell stated that the card club is a recreation department program that is normally at the recreation center and is only using the Township building due to the renovation.

Mr. Shatto commented that senior citizens should not have to pay a fee to use the recreation center.

Susan Wevodau, 937 Picketown Road- Mrs. Wevodau asked what it the Board's advice for her regarding her problem with the Blue Ridge Sportsman's Club.

Chairman Klein suggested that a letter be sent from the Township to the Sportman's Club to set up a meeting. Ms. England said she will have to do some research. Chairman Klein suggested finding out if there are any state mandated regulations for gun clubs. Mr. Steinmeier suggested reviewing the Township Ordinances. Mrs. Zimmerman said a letter will be sent to Mrs. Wevodau once the research has been completed.

Mrs. Fesig, Parks & Recreation Coordinator- Mrs. Fesig reminded everyone the movie program begins on June 11th, and the Strawberry Social will be held on June 14th.

SUPERVISORS COMMENTS

Mrs. Zimmerman reminded everyone that the July 15th Board of Supervisors meeting will be held at the fire station and that tours will be from 6:00pm to 7:00pm, with the meeting immediately following.

Mr. Megonnell said the Paxton Herald will print a retraction in the next issue regarding recycling of fluorescent tubes. The Township does not accept fluorescent tubes.

Mr. Megonnell reminded everyone that the fire company is sponsoring an event on June 22nd at the West Hanover Winery. The event begins at 5:00pm and benefits the Wounded Warrior project. There will be entertainment and wine tasting.

Mr. Steinmeier commented that it is costing more money to dismantle TV sets when recycled.

Mr. Steinmeier provided an update to the Board regarding the HATS meeting that he attended on May 31st.

Mrs. Zimmerman reminded everyone that the Comprehensive Plan surveys are due June 7th.

Ms. England reminded everyone the June 10th workshop will be at the recreation center with the road inspection following the tour.

ADJOURNMENT: 8:40 pm