

**EAST HANOVER TOWNSHIP BOARD OF SUPERVISORS MEETING
8848 Jonestown Road, Grantville, PA 17028
October 16, 2007**

The meeting of the East Hanover Township Board of Supervisors was called to order with the pledge to the Flag by Chairman Marie Beudet at 7:07 P.M. Present were Supervisors Keith Espenshade, Dave Marshall, George Rish, and Tom Shutt.

Myles Kauffman, legal counsel; Roger Phillips, Engineer; Charles Longreen, Director of Public Works; and Deborah Casey, Secretary-Treasurer were also present.

This meeting was audio taped. The tapes are strictly for the use of the Secretary-Treasurer for clarification during preparation of the minutes.

AN EXECUTIVE SESSION WAS HELD AT 6:30 PM TO DISCUSS LEGAL ISSUES.

Chairman Beudet noted that Trick or Treat night is October 25th. Chesapeake Estates is having a Trick or Treat night at the mobile home park on October 31st.

APPROVAL OF THE MINUTES FROM OCTOBER 2, 2007

Mr. Marshall made a motion to approve the minutes as written. Mr. Rish seconded the motion. The motion was approved 5 in favor, 0 opposed.

Expenditures:

General Fund	\$ 18,332.61
Operations and Maintenance	\$ 7,946.58
State Fund	\$ 175.11
Park and Rec	\$ <u>322.56</u>
Total	\$ 26,332.61

Mrs. Casey noted that there was an additional bill in the amount of \$9,686.92 for the employees' health insurance.

Mr. Rish made a motion to pay the bills. Mr. Shutt seconded the motion. The Chairman asked for public comment; there was none. The motion was approved 5 in favor, 0 opposed.

Receipts

General Fund	\$ 36,811.46
Operations & Maintenance	\$ 24,390.00
Street Light	\$ 140.44
Park and Rec	\$ 2,381.00

Available Funds

General Fund	\$ 618,593.38
Operations & Maintenance	\$ 177,211.38
Street Light	\$ 5,951.09

State Fund	\$ 313,953.90
Public Sewer Fund	\$ 3,907.71
Park and Rec Fund	<u>\$ 175,689.49</u>
TOTAL	\$1,385,612.61

SIGNIFICANT CORRESPONDENCE

The Correspondence is available for review during normal office hours.

REPORTS

PARK AND RECREATION – JANET ESPENSHADE

- The Halloween Parade will be held October 18th.
- The Pumpkin Carving will be held October 20th.
- October 27th – Fall Craft Fair.
- October 23rd – Flu shots will be given for the Senior Citizens.
- Chairman Beaudet asked if permission was received from Ron and Marilyn Oellig to use their property for as turn around point. It was noted that they had been contacted and permission was granted.

CLOSING OF ROADS FOR THE HALLOWEEN PARADE

- **Mr. Marshall made a motion to close the necessary roads for the Halloween Parade on October 18th. Mr. Shutt seconded the motion. The Chairman asked for public comment; there was none. The motion was approved 5 in favor, 0 opposed.**

PUBLIC WORKS DEPARTMENT – CHARLES LONGREEN

- The Cliff Road Bridge is now open.
- The line painting for the roads has been completed. Mr. Marshall asked what the life expectancy is for the lines. Mr. Longreen noted that it typically wears off in around 2 to 3 years.

ENGINEERS REPORT – ROGER PHILLIPS

- A copy of the outline for the needs assessment has been provided to Mr. Longreen. Mr. Phillips will meet with him to discuss the outline. Discussion was held on the time frame required to provide the document to the County. Mr. Phillips noted that the outline will be a living document and will continually change as new items are discovered.
- The paving issue has been discussed with representatives of Penn National. Mr. Longreen noted that Penn National is waiting to see what the estimate will be. If the estimate is too high, then they may not do the paving. There is no written agreement that indicates they have to do the paving in that area. Discussion was held on what was originally offered and what the Township engineer is now requiring. Mr. Phillips will review the original offer to see if that is sufficient.

ERIC EPSTEIN

Mr. Epstein commented that he separately met with Commissioner Hartwick and Commissioner DiFrancesco and then with all 3 Commissioners, the Chief Clerk, the County's Special Counsel on Gaming and 2 individuals from Greenlee. He felt the meeting went well. The County is in agreement with the principals of the MOU but there will still be discussion since there are 5 different funding streams. Those funding streams need to be worked out. There is recognition that \$500,000.00 is not enough funding for East Hanover and that the community will go from a rural community to a more complicated area in a short period of time. He noted that the needs assessment is important but that it will take a few weeks until the funding streams are worked out. Mr. Epstein felt that the appointments will be made to the Advisory Board within 60 to 90 days. Discussion was held on the funding streams.

UNFINISHED BUSINESS

STORMWATER MANAGEMENT - THOMPSON

Mr. Phillips noted that an inspection was done and the reports have been forwarded to the Board.

VILLA ROSA/ NO LEFT TURN

No response has been received from PennDOT.

FORESTRY ORDINANCE

No report.

TABLES AND CHAIRS – FIRE COMPANY

Wayne Isett noted that the Fire Company would like to have some of the tables and chairs.

- By consensus of the Board, the Fire Co. may have some of the old tables and chairs.

APPRECIATION RECEPTION

- Chairman Beaudet asked how many volunteers there were for the Fire Co. Mr. Isett noted that there were around 65 regular volunteers.

NEW BUSINESS

RESOLUTION 2007-15 – PARTICIPATION IN THE PA CAPITAL CITY AUTOMOTIVE AND EQUIPMENT CONTRACT

The Resolution will permit the Township to purchase equipment using the City of Harrisburg's contract.

- **Mr. Rish made a motion to adopt Resolution 2007-15 which authorizes East Hanover Township to participate in the PA Capital City Automotive and Equipment Contract. Mr. Shutt seconded the motion. The Chairman asked for public comment; there was none. The motion was approved 5 in favor, 0 opposed.**

CODIFICATION OF ORDINANCES

Mrs. Casey commented that proposals were received for codification of the Township's ordinances. She felt that in light of all the recent court cases, it would be in the Township's best interest to have the ordinances codified. The Zoning and Subdivision/Land Development ordinances are on the website, and any new ordinances are also on the website, but there is no way to cross reference those new ordinances. Four companies were contacted and two written proposals were received, one from American Legal and the other General Codes. Mrs. Casey presented the proposals, American Legal's cost is \$11,750.00 and General Codes was \$15,950.00. The proposals are available at the municipal building for review. Both companies will review the ordinances and provide an editorial analysis of the ordinances for the Township's review. They will also provide a book, the codification on disk and several other items. New ordinances are added as adopted. General Codes provides the software and will put a link to the codification on the Township's website. American Legal does provide the software, but there is an additional cost for it. General Code has an office in Chambersburg; American Legal's office is in Cincinnati. Mrs. Casey noted that she became aware of another vendor by the name of Keystate Codes but did not have a proposal from them. They are available to meet with Mrs. Casey and provide a proposal if the Board so chooses. General Codes is a Costars vendor with the State. The codification would be done in 2008.

- Mr. Marshall indicated that he would like to see what Keystate would propose.
- Discussion was held on the subject.
- By consensus of the Board, Mrs. Casey will meet with Keystate and obtain a proposal.

PLANNING COMMISSION – MIKE KOVACH

Chairman Beudet noted that Mr. Kovach will be leaving for Iraq. His position will be held open on the Planning Commission since his deployment will not for long. Chairman Beudet wished Mr. Kovach good luck.

PUBLIC WATER

Mrs. Casey commented that this will be discussed at the November 7th meeting.

HUMANE SOCIETY

Mrs. Casey noted that the 2008 contract for the Humane Society is in the amount of \$6,933.94. The 2007 contract was for \$3,900.00. The 2008 contract is based on a 3 year average of the number of animals turned in from the Township. The increase in cost is due to the fact that they increased their costs 257% (a cat was \$35.00 and now is \$125.00).

- Mr. Shutt felt that the cost is getting out of hand.
- Discussion was held on the subject.
- **Mr. Shutt made a motion to only pay what the Township paid in 2007, \$3,900.00. Mr. Marshall seconded the motion.** Discussion was held and it was noted that the Township would make a counter offer to the agreement. Mr. Marshall asked what would happen if the Township did not sign the 2008 agreement. Mrs. Casey will contact the Humane Society to inquire as to what

happens if the Township does not have a contract and residents report stray animals. **The Chairman asked for public comment; there was none. The motion was approved 4 in favor, Chairman Beaudet, Mr. Espenshade, Mr. Marshall and Mr. Shutt; 1 opposed, Mr. Rish.**

2010 CENSUS

Mrs. Casey noted that the Federal Government is starting the preliminary work for the 2010 Census. LUCA (Local Update of Census Addresses) has provided seminars and data. The Township has 3 options. Option 1 requires a Title 13 Confidentiality Agreement for those individuals handling the information and will allow the Township to update the address list it receives from LUCA. This will allow the Township to ensure that all residents are accounted for. Maps will also be provided. Option 2 also requires a Title 13 Confidentiality Agreement; the Township will receive the address list but cannot make any updates to the address list. Maps will be provided. Option 3 does not require the Confidentiality Agreement, and the Township will only receive the counts of the addresses and the maps. All 3 options allow the Township to provide a copy of its address list. Mrs. Eppinger has just updated the list from the 2008 Per Capita listing.

- Discussion was held on the subject.
- Mr. Rish asked when the last update is before the Census. Mrs. Casey was not certain since the lists are required to be updated by mid-2008. She did not know if the list could be updated after mid-2008. Mr. Rish noted that he would like to review the information further before making a decision. Discussion continued.
- Action is tabled until the next meeting.

USE OF SPECIAL FIRE POLICE FOR THE PAXTANG PARADE

Chairman Beaudet noted that a request was received for the use of the Township's Special Fire Police on Tuesday October 23rd for the Paxtang Parade.

- **Mr. Rish made a motion to allow the Fire Police to help at the Paxtang Parade on Tuesday, October 23rd if they are willing and able to do it. Mr. Shutt seconded the motion. The Chairman asked for public comment; there was none. The motion was approved 5 in favor, 0 opposed.**

USE OF TOWNSHIP SOFTBALL/BASEBALL FIELD

Chairman Beaudet noted that she received her answer for use of the field prior to the meeting.

LEROY GEESAMAN SUBDIVISION PLAN

Mrs. Casey commented that Mr. Geesaman had a subdivision plan that was submitted, recommended for approval by the Planning Commission and approved by the Board of Supervisors in October of 2005. The only outstanding item was the payment of the Park and Rec Subdivision Fee. Only one copy of the plan has been located and there are no signatures on it. Mr. Geesaman is willing to pay his fee and would like to have the plan recorded. Mr. Phillips has reviewed the plan and signed off on it as Township Engineer. Mr. Geesaman has signed the plan; it has been notarized and the fee has

been paid. Lou Robinson has signed the plan as the surveyor. All items have been addressed.

- **Mr. Marshall made a motion to re-approve the LeRoy Geesaman subdivision plan. Mr. Rish seconded the motion. The Chairman asked for public comment; there was none. The motion was approved 5 in favor, 0 opposed.**

PENN NATIONAL TRAFFIC STUDY

Chairman Beudet noted the permit for Penn National is for 5,000 slots and not 2,000. Penn National does not have to come to the Township if it wants to increase the slots from the proposed 2,000 to the permitted 5,000. The traffic study that was done was based on 2,000 slots. Other people have used the traffic study for their plans, which is legal. There is concern that an accurate view of the proposed traffic is not being presented since the study was only for 2,000 slots. Chairman Beudet would like to obtain information on what to do with a traffic study that is being used by other people that may not present an accurate view of the future traffic. She asked that the engineer and solicitor look into the issue.

- Discussion was held on the subject and the projected number of slots.
- It was noted that information has been obtained from SRBC regarding the amount of water Penn National plans to withdraw from the ground. Mr. Rish noted that he spoke with representatives of the SRBC and they are very serious about reviewing the request and have concerns about the amount of water.

OTHER BUSINESS FROM THE BOARD

There was no other business from the Board

BUSINESS FROM THE PUBLIC

John Geesaman noted that he has a parcel back behind the ball parks that is zoned Village. His son and partner would like to build a retirement village for individuals 55 and over. Village zoning allows duplexes but not cluster development. He asked if that was an oversight and if there is anything that could be done to change the description.

- Chairman Beudet noted that a zoning change or variance could be requested.
- Mr. Rish noted that a request to add uses to the zoning could be made.
- Mr. Geesaman asked if the Board would consider changing the description/zoning since he does not want to spend thousands of dollars if it can't be done.
- Chairman Beudet asked if it would need sewage. Mr. Geesaman commented that it would. It was noted that sewage is not available at this time and Mr. Geesaman would have to send a letter to the Township requesting sewage for the site. This would be included in a future revision of the Township's Act 537 Plan.

Keith Oellig asked if Chairman Beudet received a letter from the School District regarding Act 4. Chairman Beudet noted she did and talked with a representative of the School District to set up a time for a meeting with Superintendent Sheri Smith. Mr. Oellig noted he would be willing to attend the meeting with Chairman Beudet.

Warren Geesaman commented further on John Geesamans request. He noted that there is a sewer line on Jonestown Rd. If he is willing to pay for the line to be run to the site discussed earlier and have a pump station put in, if the capacity is there, would those things be required. Chairman Beaudet noted that was correct. Mr. Geesaman inquired about having capacity assigned to the property. Would the permits need to be paid for each of the EDU's. Chairman Beaudet noted that a reserve capacity agreement would need to be entered into between the Township and the property owner.

- Mr. Marshall noted that the sewer plant would need to be expanded before anymore reserve capacity could be granted.
- Mr. Geesaman asked if there was confirmation that there would be 120 hookups, how much time would be required to get a plan approved to secure the hookups.
- Mr. Phillips noted the Township's 537 Plan would need to be updated to include the properties that are requesting sewer. Once approval is obtained from DEP, then construction could begin to expand the plant. Once the capacity becomes available, then it could be reserved for the property and the land development process could begin. There is no capacity available to buy at this time. The number of EDU's requested needs to be inline with the use of the property. The request needs to be sent to the Township to be considered for an update of the Act 537 Plan to expand the plant. The expansion has not been considered, or requested at this time.
- Mr. Geesaman discussed what was being planned for the project.

THE PRESERVE AT BOW CREEK PHASE II AND III STREET LIGHTS

Mrs. Casey noted the Street Light agreement and Resolution was recently approved for Phase I so the lights could be energized. Keystone Custom Homes would like to go into the same agreement for Phases II and III of the development. Keystone would pay for the lights and installation and then the Township would pay for the electric.

- Discussion was held on who would pay for the electric costs in areas of the development where there were no homes. It was noted that the electric costs should be paid by Keystone on those areas not yet developed. Mrs. Casey will confirm with Keystone that the electric costs will be covered.
- David Craig asked how much paperwork is involved for the billing and does the agreement cover the cost of that paperwork. Mrs. Casey noted that at the beginning of each year, she provides the Tax Collector an updated listing of the street lights, footages and property owners so that she may bill those individuals. Initially it will create some additional work for Township staff. Once the list is created, minimal work will be required each year. The residents that are served by Street Lights are sent a bill each year. This is separate from the property tax bill. The tax covers the cost of the electricity for the street lights.
- Discussion continued on the issue. It was questioned as to why the Homeowners Association at The Preserve would not be responsible for paying the bill. It was noted the street lights would be on roads that would be dedicated to the Township.
- Mr. Marshall noted he had no problem entering into the agreement but would like to ensure Keystone Custom Homes will pay for the electric usage until the list is

provided to the Tax Collector, or pay for the cost of the time to send out an additional bill for lights that are energized after the original bills are sent out.

- By consensus of the Board, Mrs. Casey will investigate the billing of the street lights.

Mr. Rish made a motion to adjourn the meeting. The meeting was adjourned at 8:22 P.M.

Respectfully submitted,

Deborah A. Casey

cc: Marie Beaudet
David Marshall
Keith Espenshade
George Rish
Thomas Shutt
Myles Kauffman
Curt Cassel

Charles Longreen
Planning Commission
Light-Heigel & Associates
Posted
Zoning Hearing Board
Pickering, Corts & Summerson