

CHESTNUTHILL TOWNSHIP SUPERVISORS
ROUTE 715, BRODHEADSVILLE, PA 18322
MINUTES OF MEETING – JULY 18, 2006

A regular meeting of the Chestnuthill Township Board of Supervisors was called to order at 7:00 p.m. on Tuesday, July 18, 2006, at the Municipal Building, Rte 715, Brodheads-ville. Those present were Chuck Gould (Chairman), Maureen Tatu (Vice-Chairman), Leigh Kane (Supervisor) and Atty. Joseph P. McDonald, Jr.

The **Pledge of Allegiance** to the Flag was led by Doug Holmstead.

Executive Session. Was held on June 20th on a personnel matter.

Unit Care Agreement. None.

Public Comment. None.

Minutes. On motion made by Leigh, seconded by Maureen it was voted to approve the minutes of the June 20, 2006 meeting, as distributed. (3-0) On motion made by Maureen, seconded by Leigh it was voted to approve the minutes of the July 10, 2006 meeting, as distributed. (3-0)

Correspondence.

Blacktopping Schedule. Dave read the road paving schedule for the next two weeks.

PSATS News Bulletin. For all to read.

Monroe County Control Center. Board of Director minutes for all to read.

COG. Meeting minutes for all to read.

Western Pocono Jaycees. A donation request for their fall sports program advertising brochure. On motion made by Maureen, seconded by Leigh it was voted to take the full page ad for \$95.00. (3-0)

Monroe County Controller. Tax Collector June O'Neill audit. Everything is ok.

PV School District. EIT Tax collector Joanne Wernet audit. Everything is ok.

Farewell Rep. Tom Tigie. Maureen had an invitation to the Board to Rep Tigie's fare-
well dinner.

Roadmaster. None.

Planning Director.

Award Appliance & Electronics Bid. There were two bids (1) from Lee Mortimer who bid on appliances and (1) from Burnley Workshop who bid on electronics. The bid tabulation sheet will be attached to the minutes. On motion made by Maureen, seconded by Leigh it was voted to allow Dave Albright to enter into discussion and negotiate a contract with each party. (3-0)

Intergovernmental Agreement Ordinance Public Hearing Date. This is for the peer to peer study which includes Chestnuthill Township, Ross and the School District. On motion made by Leigh, seconded by Maureen it was voted to hold the hearing on August 1, 2006 at 6:30 p.m. (3-0)

Pocono GIS – 911 readdressing project. They have given us a proposal for the road inventory for our 911 project of \$1,000.00 including driving expenses. On motion made by Maureen, seconded by Leigh it was voted to approve this proposal. (3-0)

Bi-Metal Can Bid. We would like to bid approximately 30 bales of bi-metal cans. On motion made by Maureen, seconded by Leigh it was voted to authorize Dave to put this out to bid. (3-0)

Camera's in the Park. We would like to bid for security cameras in the park. We have received a quote between \$8,000.00 and \$10,000.00. On motion made by Leigh, seconded by Maureen it was voted authorize Dave to put this out to bid. (3-0)

Park Mower Purchase. We need to purchase a new mower for the park grounds. On state contract (no bidding required) a 52" cutting deck zero turn radiuses would be \$6969.99. This would be allowable under the park and recreation fee account. On motion made by Leigh, seconded by Maureen it was voted to authorize Dave to purchase subject to the conditions of the state contract purchasing requirements, and to pay out of the park and recreation fund. (3-0)

Lights for Parking Lot. There are several areas of our parking lot and the park parking lot that can be lit better for security reasons. We can obtain 4 poles from PPL with no cost for installation at \$18.00 each per month. On motion made by Maureen, seconded by Leigh it was voted to approve this lighting request. (3-0)

Locking Gates at the Park. We will now be locking the gates at the park. The summer hours of operation will be 6:00 am to 10:00 pm. The school security personnel will lock and unlock on weekends and holidays.

Old Business.

Hagedorn Hearing. The original date for this Zoning Map Amendment was August 1, 2006 and Atty. McDonald would like to move it to August 15, 2006 at 6:30 p.m.; due to the advertising requirements. On motion made by Maureen, seconded by Leigh it was voted to move this hearing date. (3-0)

New Business.

Declaration of Disaster Emergency. This was a resolution prepared in an emergency to declare a disaster has caused or threatens to cause injury, damage, and suffering to the persons and property of Monroe County, Chestnuthill Township. On motion made by Leigh, seconded by Maureen it was voted to reaffirm **resolution 2006-14** to declare this emergency due to flooding. (3-0)

Eagle Scout Resolutions – Joseph Robert Weinman and Kevin Charles Sodl. Whereas, the Board of Supervisors recognizes the importance of the Boy Scouts of America and the rank is achieved through hard work, motivation and discipline, on motion made by Leigh, seconded by Maureen it was voted to adopt and sign **resolution 2006-15** for Joseph Robert Weinman and **resolution 2006-16** for Kevin Sodl. (3-0)

Zoning Amendment. The amendment proposed would pertain to agriculture preservation land which a farmer sells to distinguish his development rights. This would allow the preserved land to add one (1) principal use to the existing parcel so there is a possibility of having (2) principal uses in total on the property. The Supervisors will think about this and discuss at an upcoming work session.

Harry Robidoux- Memorial Donation. In memory of Harry Robidoux recent passing, the Board would like to make a memorial donation to the Red Cross. On motion made by Maureen, seconded by Leigh it was voted to approve sending \$100.00. (3-0)

Nuisance Ordinance-Schedule a hearing date. On motion made by Maureen, seconded by Leigh it was voted to set a date of September 5, 2006 at 6:30 p.m. for a public hearing. (3-0)

PLGSA Conference. Cathy asked the Board for authorization to attend this conference August 16 to August 19 in Pittsburgh for her continuing education credits. On motion made by Maureen, seconded by Leigh it was voted to approve this request for registration, hotel and meals. (3-0)

Atty. McDonald – Regional Comprehensive Public Hearing. The date originally scheduled for July 27th needs to be rescheduled due to advertising requirements, on motion made by Leigh, seconded by Maureen it was voted to tentatively set the date on August 31, 2006 at 7:00 p.m. at the West End Fire Hall. (3-0)

Bills. On motion made by Maureen, seconded by Leigh it was voted to pay the General Fund bills. (3-0)

Plans.

Wentz, Jessica. (Preliminary Land Development) Keystone Engineering. It was asked via phone to table this plan tonight. On motion made by Leigh, seconded by Maureen it was voted to table this plan. (3-0) (Open ended waiver)

Mountain Crest Plaza/Superior Custom Homes (Preliminary/Final Land Development) East Penn Engineering. It was asked via phone to table this plan tonight. On motion made by Leigh, seconded by Maureen it was voted to table this plan. (3-0) (Open ended waiver)

Emerson Chase/Joshmor, Inc. (Final Major Subdivision) Boucher & James Inc. Chris Borger of LTS, Doug Holmstead of B&J and Atty. Ralph Matergia were present on behalf of this plan. This project began in 2001 and is a Conservation Subdivision located in Chestnuthill and Jackson Townships. The total acreage in Chestnuthill Township is 225 acres.

Some of the interesting features of this Subdivision:

66 acres to the west will be deeded to the Township, the other 84 acres are to be owned by the homeowner's association. There will be 14 acres of road and 165 lots averaging 16,000 sq ft. with central water & sewer. This project included transferring development rights from a 94 acre site of which 38 rights were sent to the Emerson Chase project. The sending property will have a conservation easement with no development on 70 acres and retain two (2) residential development rights on the remaining 24 acres. There will be a \$100,000 one time voluntary fair share contribution to the Township and land dedication of 66 + acres to the Township in lieu of a \$99,000.00 (\$600.00 per lot x 165 lots) park and recreation fee. As part of the conditional approval of this plan, the developer will pay inspection fees, administrative staff and Attorney's fees to track the plan conditions are being met as stated in the signed resolution and developers agreement.

The Engineer's comment letter of 7/14/06 was reviewed. On motion made by Maureen, seconded by Leigh it was voted to approve signing a resolution authorized by Section 509.b of the MPC subject to conditions set forth in the Engineer's letter of 7/14/06, and other comments set forth on the Engineer's memo circulated prior to the motion. ** (3-0)

Kal-Tac Inc. (Land Development Plan/Reverse Subdivision Plan) Effort Associates. It was asked via phone to table this plan tonight. On motion made by Maureen, seconded by Leigh it was voted to table this plan. (3-0)

Atty. Joe Hanyon – Rte 209 proposed right-of-way extension. No one was present on behalf of this issue, therefore, on motion made by Leigh, seconded by Maureen it was voted to table this issue. (3-0)

Dunkin Donuts/Baskin Robbins (Minor Subdivision) Kenderian-Zilinski. (Merwine Minor Subdivision) this is a 65 acre tract that is being subdivided into 2 parcels, 2.5 acre and 62.5 acre. They are requesting a waiver from drainage easement section 1011.c.2. The Planning Commission recommended this waiver. A brief discussion ensued and on motion made by Leigh, seconded by Maureen it was voted to conditionally approve this plan subject to satisfactorily addressing Engineer review comment letter dated 4/7/06 including park & recreation fee, outstanding engineering review fee's, HOP, certifications executed and plans being sealed. (3-0) After another brief discussion, on request from Atty. Matergia to table this plan tonight to give the client time to clean up all the outstanding issues. On motion made by Leigh, seconded by Maureen it was voted to **re-scind** the former motion. (3-0) On motion made by Maureen, seconded by Leigh it was voted to table this plan. (3-0) (open ended waiver)

Dunkin Donuts/Baskin Robbins (Land Development) Kenderian-Zilinski. Engineer comment letter dated 4/7/06 was reviewed. Two waivers were requested from curbing requirements section 1020.c.11 and right of way section 1011.c.2. The Planning Commission recommended these waivers. On motion made by Leigh, seconded by Maureen it was voted to approve these waiver requests. (3-0) On motion made by Leigh, seconded by Maureen it was voted to table this plan. (3-0) (open ended waiver)

Adjournment. There being no further business, on motion made by Maureen, seconded by Leigh it was voted to adjourn at 9:46 p.m. into executive session on a real estate issue. (3-0)

Respectfully submitted,

Cathy A. Baker
Recording Secretary

** corrected language by Board of Superviosr's approval of minutes at the 8/1/06 meeting.