

Maidencreek Township Board of Supervisor Meeting
August 11, 2016

Present: Claude Beaver, David Franke (arrived 8:15 p.m.), Joseph Rudderow III, Christopher Garrell – Orlando Law Offices, Ed Kopicki – Systems Design Engineering, Inc., Diane Hollenbach – Township Manager

Guests: Cody Rhoads, Vicki Solberg, Jean Odenweiler, Linda Epler, Karen Chandler, Jerry Clay, Dennis and Robin Fink, Daniel Miller

MINUTES & FINANCES

Approval of the Meeting Minutes

A motion was made by Claude Beaver to waive the reading of the minutes and approve the minutes for the July 14, 2016 regular meeting. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

Treasurer's Report and Bill List

A motion was made by Claude Beaver to approve the July 2016 Treasurer's Report and Bill List. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

PUBLIC COMMENT

Vicki Solberg of 317 Sofia Blvd. updated the Board on progress to rectify her grading issue and informed the Board she had the Berks County Conservation on her property to take soil samples.

Jerry Clay owner of 531 Main St, Blandon inquired about replacing a garage on the property. The Board directed him to contact the office during business hours.

Linda Epler of 628 Guldin Road, Blandon asked the Board when something would be done about speeding on Guldin Road. She stated that she has called the police and the electronic speed sign did nothing. She stated that the Township trucks, tractor trailers, panel trucks all speed on the road. The Board encouraged her to continue to call the police department and asked the manager to talk to the road crew.

Dennis Fink of 325 W Walnut Tree Drive, Blandon asked if the Board had made a decision on the manhole in his yard. Mr. Fink was opposed to installation of a manhole. He felt there was no problem inside the pipe only outside the pipe. Mr. Rudderow responded that a manhole would make it easier to televise and clean the pipe in the future but if Mr. Fink did not want one installed, the Board would remove it from the project. Without the manhole, if the pipe fails again, there is a risk that the Finks' yard will need to be dug up. No bids were received. The project was tabled.

REPORTS

ENGINEER'S REPORT

W Walnut Tree Drive Storm Water – Ed Kopicki reported that no bids were received and it is recommended to rebid the project in January.

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2016 Road Work – The contracts have been signed. The preconstruction meeting was held July 21st. Lee Spring Road was completed August 3rd and Evansville Road will be under construction the week of August 15th.

W Shore Drive Bridge – The bridge inspection was completed by a Penn DOT consultant. There will be a meeting with the inspector August 23rd.

MUNICIPAL SOLICITOR REPORT

Verizon Lease - Christopher Garrell reported that the Verizon Cell Tower lease and memorandum had been verified and were okay for signature.

Penn DOT Round About Agreement – Attorney Orlando has concerns about the agreement. The Board tabled the agreement. Penn DOT was looking for something by the end of the year.

MANAGERS REPORT

Orchard Road Railroad Crossing – Mrs. Hollenbach informed the Board that the rail line going to Lehigh Cement was seeing increased use. Because the crossing on Orchard Road has no gate, the road crew installed stop signs to make the public aware of the crossing. Regulations state that the Township may install a yield sign or a stop sign at these crossings. A stop sign is enforceable only with a traffic study. The stop signs were on hand and Mrs. Hollenbach felt that in the interest of public safety, she did what was expedient. The Board asked that yield signs be ordered and installed.

Maidencreek Township Authority – The Authority is proposing a three percent rate increase each year for five years. Mrs. Hollenbach distributed a newsletter article that will go out by the end of August detailing the need for the increase. The Route 222 utility line relocation and loss of tapping fees due to dwindling development are the two main contributors to the increase.

Park & Recreation – Ed Kopicki of Systems Design Engineering showed the Board the plan to pave the gravel parking area near Park Road in the Community Park and move and repair walking trails. Park and Recreation Board recommends this work to help with the parking issues and to get the walking trail off of private property. Claude Beaver asked Mr. Kopicki to look at expanding the lot further and adding spaces along the lot entrance and along the driveway. Mr. Kopicki stated he could bid the project with two options. Dan Miller reviewed the plan in relationship to the proposed veteran's memorial.

A motion was made by Claude Beaver to authorize the engineer to prepare and bid the paving of the upper parking lot and repair of the walking trails in the Community Park. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

Emergency Services – Joseph Rudderow commended the Fire Company and thanked the volunteers, twenty of whom put in a combined total of 160 training hours in the month of July.

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OLD BUSINESS

Technical Deficiency Letter 384 Evansville Road – Mrs. Hollenbach reported that Mr. Farvardin will drop off the items needed for his planning module requested by the Pennsylvania Department of Environmental Protection in the technical deficiency letter. These items will be forwarded to the PA DEP office as required.

LED Streetlight Replacement Bulbs – Mrs. Hollenbach went over the cost of replacing existing streetlights with LED bulbs, the proposed Met Ed increase of 46% for regular transmission rates and 94% for LED transmission rates and the projected cost of street lighting in 2017 if the Met Ed rates are approved by the Public Utility Commission. The Board asked the engineer to look at the streetlights and determine if there can be fewer lights and still meet the Township lighting standards.

NEW BUSINESS

410 Harvest Drive Tax Refund

A motion was made by Claude Beaver to authorize a refund of \$32.93 to Nancy Peters due to an error in her property assessment. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

926M Loader – The purchase of a loader with a mower attachment was tabled. The Board agreed that a road mower should be rented to cut the roadside vegetation this year.

Route 222 Roundabout Agreement – The Board tabled discussion on the roundabout agreement. Mrs. Hollenbach stated that the Maidencreek Township Authority will have manholes and valve boxes in the center of the island and this needs to be considered in the Board's discussions. Mr. Rudderow explained to the audience that the Township is being asked by Penn DOT to take responsibility for signs, pavement markings, sidewalks, lighting and the center circle. Jean Odenweiler of 8833 Allentown Pike commented that she has been told her home is being taken for the road improvements. Mrs. Hollenbach replied that Mrs. Odenweiler's property is not in the current project scope.

Zoning Ordinance Revision – Ed Kopicki of Systems Design Engineering, Inc. stated that the Maidencreek Township Planning Commission had reviewed the comment letter received from the Berks County Planning Commission (BCPC). Clerical errors were corrected. The BCPC is recommending that a larger setback be implemented in the Industrial Zoning District where the district abuts a residential zoning district. The Planning Commission is suggesting a setback of 100 feet instead of the existing 20 feet. The Board of Supervisors was in agreement and Supervisor Rudderow asked if the Township could still ask for screening or a berm. Mr. Kopicki indicated that they could. Mr. Kopicki handed out additional regulations on wind energy, solar energy, outdoor furnaces, medical marijuana and mini cell towers for the Supervisors to review for the September meeting. The mini cell towers are typically located at lower heights along roads and are becoming an aesthetic issue in some areas. The proposed ordinance permits them on Park Road and Allentown Pike. The proposed outdoor furnace ordinance allows outdoor furnaces on a property that is a minimum of two acres. Mr. Rudderow asked if this restricted recreational structures like chimineas. Mr. Kopicki said it would not.

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A motion was made by Claude Beaver, seconded by David Franke, to adjourn the August 11, 2016 meeting of the Maidencreek Township Board of Supervisors. Hearing no questions on the motion, all members present voted "Aye". Motion carried. Meeting adjourned at 8:33 p.m.

Township Secretary,

Cc: Board of Supervisors
Eugene Orlando, Solicitor
Thomas Unger, Township Engineer
Planning Commission
Park & Recreation Board
Zoning Hearing Board and Alternates
Joan London, Zoning Hearing Board Solicitor
Maidencreek Township Authority
Patrick Donovan, Maidencreek Township Authority General Manager
JoAnn Schaeffer, Maidencreek Township Authority Secretary
Daniel Becker, Authority Solicitor
Greg Unger, Authority Engineer
Barbara Hassler, Tax Collector
Daniel Miller, Blandon Fire Company Chief
Chief Scott W. Eaken, Northern Berks Regional Police