

MAIDENCREEK TOWNSHIP BOARD OF SUPERVISORS

November 20, 2003 7:00 PM

PRESENT: Roy Timpe – Supervisor, Robert Kopfer – Supervisor, Gloria Kemmerer – Supervisor, Thomas Unger – Township Engineer, Terry Manmiller- Operations Director, and Ruth Manmiller – Recording Secretary.

GUESTS: Tina Poole, Gloria Kline, David Gardner, Cindy Stump, Fay Isamoyer

Roy Timpe called November 20, 2003 Board of Supervisors meeting to order at 7:00 PM and asked everyone to rise for the Pledge of Allegiance to the Flag.

PUBLIC COMMENT

David Gardner of Larken Associates developers of the Villages at Maiden creek asked the Board to authorize the Building Inspector to issue permits for the club house and one condominium prior to the sewer and water permits being issued. He understands Township policy that water and sewage permits must be obtained prior to building permits being issued however; the club house and one condominium will be built for model/sale purposes and no occupancy will occur. Starting construction immediately will allow them to be prepared to market the development in the spring of 2004. The developer is aware that he is proceeding at his own risk.

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, authorizing the Zoning Officer to issue temporary building permits for Villages at Maiden creek to construct the club house and one condominium in the development. It will be noted on the permits that no occupancy will occur until the water and sewer lines are installed. The Board and Zoning Officer agreed to review the status of the building permits at the first meeting in March 2004. All Board members voted, “Aye.” Motion carried.

ACT 537 PLAN PRESENTATION

Systems Design Engineer, Inc. presented a draft of Act 537 Plan, Phase II. This is a DEP mandated study of areas in Maiden creek that are not provided public sewage and water. In the course of the study it was discovered that some property owners’ wells are contaminated due to on-lot sewage failure. Systems Design Engineering will notify the property owners of their findings and provide suggestions to rectify. After a 30 day comment period the Board will take action on the plan. The Board agreed to table any decisions on this subject until the December 2003 meetings.

GULDIN STREAM

The Operations Director was advised to contact DEP relative to putting the Guldin Stream back to its original location. He will report to the Board at the December meeting.

OLD BUSINESS

The Board authorized the Operations Director to notify TELCO to adjust the timing for the school crossing sign on Main Street in Blandon for \$600.00. The adjustment of the timing for the school crossing sign will be a cost saving measure for the Township. Future adjustments for the crossing sign will be automatic and will eliminate the cost of manual adjustments.

The Operations Director asked the Board to consider purchasing a generator to operate a traffic signal when the power is off. He estimated the cost to be between \$3,000.00 and \$4,000.00.

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NEW BUSINESS

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, authorizing Diane Hollenbach and Julie Guistwite to attend the Roundtable on 12/5/03, 7:30 AM – 9:00 AM. All Board members voted, “Aye.” Motion carried.

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, to accept Kosmerl & Co. proposal to complete the 2003 Township Audit, the Chairman will sign the agreement letter at the 2004 Reorganization Meeting. All Board members voted, “Aye.” Motion carried.

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, authorized the Township Secretary to advertise intent to appoint Kosmerl & Co. - certified public accountant to replace the elected auditors for 2004. All Board members voted, “Aye.” Motion carried.

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, authorized the purchase of two computers not to exceed \$600.00 per computer. All Board members voted, “Aye.” Motion carried.

PARK & RECREATION

The Operations Director reported that the improvements to the Community Park are moving along nicely. The ball fields are almost completed and the trails are in the process of being paved.

EXECUTIVE SESSION – 8:33PM to 9:03 PM

No Action

The Zoning Officer informed the Board that the former Leesport Bank building located along Allentown Pike (Rt. 222), Blandon, was purchased by Dunkin Donuts. He asked the Board to consider the Land Development process prior to a building permit being issued because it is a total change in land use.

The Zoning Officer informed the Board that the D&G Restaurant located along Park Road, Blandon, was sold. He asked the Board to consider waiving the Land Development process prior to a building permit being issued because there will be no change in use, just building improvements.

The Board tabled any decisions until the December 2003 meeting.

Robert Kopfer made a motion, and seconded by Gloria Kemmerer to adjourn the November 20, 2003 Board of Supervisors meeting at 9:11 PM. All Board members present voted, “Aye.” Motion carried.

Respectfully Submitted,

Ruth M. Manmiller
Recording Secretary

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CC: Board of Supervisors
Diane Hollenbach, Maiden creek Township Board of Supervisors, Secretary
Terry Manmiller, Operations Director
Eugene Orlando, Orlando and Strahn Law Firm, Solicitor
Thomas Unger, Systems Design Engineering, Inc., Township Engineer
Ed Kopicki, Systems Design Engineering, Inc., Township Planning Commission Engineer
Planning Commission
Park and Recreation Board
Zoning Hearing Board and Alternates
Paul Herbein, Zoning Hearing Board Solicitor
Maiden creek Township Authority
Robert Hobaugh, Esq., Maiden creek Township Authority Solicitor
Joann Schaeffer, Maiden creek Township Authority Secretary
Barbara Hassler, Tax Collector
Daniel Miller, Blandon Fire Co. Chief
Chief Scott W. Eaken, Northern Berks Regional Police