

**MAIDENCREEK TOWNSHIP BOARD OF SUPERVISORS**

**DECEMBER 18, 2003**

**7:00 PM**

**PRESENT:** Roy Timpe – Supervisor, Robert Kopfer – Supervisor, Gloria Kemmerer – Supervisor, Eugene Orlando-Township Solicitor, Terry Manmiller- Operations Director, and Ruth Manmiller – Recording Secretary.

**GUESTS:** Barbara Hassler, Cindy Stump, Tina Poole, Gloria Kline, Rea Gehret, Larry Kunkel, James Schoellkopf, Ronald Kemmerer, and the Reading Eagle reporter.

Roy Timpe called the December 18, 2003 Board of Supervisors meeting to order at 7:00 PM and asked everyone to rise for the Pledge of Allegiance to the Flag.

**ANNOUNCEMENTS**

Maidencreek Township Board of Supervisors Reorganization Meeting and regular monthly meeting will be conducted on 1/5/04.

**PUBLIC COMMENT**

**DUNKIN DONUTS/BASKIN & ROBBINS**

**FORMER LEESPORT BANK, ALLENTOWN PIKE, BLANDON**

Rea Gehret representing the Dunkin Donuts/Baskin & Robbins project at the former Leesport Bank asked the Board if renovations might begin while the land development plan is being reviewed with a tentative approval date of February 2004. Roy Timpe made a motion, and seconded by Robert Kopfer, authorizing the Zoning Officer to issue a temporary building permit (60 days) for the equitable owner of the Dunkin Donuts/Baskin & Robbins project at the former Leesport Bank to begin renovations at his own risk and with the understanding that no debris will be stored outside and work must be contained within the existing building. All Board members voted, “Aye.” Motion carried.

**OLD BUSINESS**

**RESOLUTION 30-2003 – 2004 BUDGET**

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, to adopt the Maidencreek Township Budget for 2004 as presented. The total appropriated revenue and expenses for the fiscal year 2004 is \$2,200,566.00. The 2004 Budget was available for inspection at the Township office since October 2003. All Board members voted, “Aye.” Motion carried.

**RESOLUTION 31 - 2003**

Robert Kopfer made a motion, seconded by Gloria Kemmerer, to enact a tax levied on all real property within Maidencreek Township for the fiscal year 2004 as follows:

Tax Rate for General Purposes	.65 Mills
Tax Rate for Recreational Purposes	.50 Mills
Tax Rate for Recycling Purposes	.10 Mills
<b>Municipal Tax for 2004</b>	<b>1.25 Mills</b>

All Board members voted, “Aye.” Motion carried.

**2004 TAX FORMS**

Robert Kopfer made a motion, seconded by Gloria Kemmerer, authorizing the Chairman to sign the Berks County Treasurer’s form to include the appropriate municipal taxation when printing the county tax forms in 2004. All Board members voted, “Aye.” Motion carried.

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**FUTURE BUDGET PREPARATION**

Gloria Kemmerer made a motion, and seconded by Robert Kopfer, to assist in the preparation of the budget instructed the professional personnel to submit their rate proposals in writing to the Township Secretary by October. All Board members voted, "Aye." Motion carried.

**SCHOOL CROSSING SIGNALS, Main Street, Blandon**

Robert Kopfer made a motion, seconded by Gloria Kemmerer, authorizing the Operations Director to contact TELCO to make the timing modifications to the school crossing signals on Main Street as proposed. All Board members voted, "Aye." Motion carried.

**39,000 GVW TRUCK**

Robert Kopfer made a motion, seconded by Gloria Kemmerer, authorizing the Operations Director to pursue the costs to purchase a 39,000 GVW Truck and implement for service through the PACC Program. Initial plans are to utilize State Liquid funds to purchase through a 5-year lease with a \$1.00 buy option at the end of the five years. The Operations Director informed the Board that upon completion of truck specifications and financial arrangements, it would take 7 to 8 months for delivery. All Board members voted, "Aye" Motion carried.

**SINK HOLE**

The Operations Director informed the Board that a sinkhole that was developing near the Township right-of-way in Ontelaunee Heights was repaired before it had a chance to expand. The prompt notification of the adjoining property owner averted a potential costly repair to the roadway in Ontelaunee Heights.

**EXECUTIVE SESSION 9:00 PM – 9:15 PM**

**DIGIORGIO MUSHROOM COMPANY**

Gloria Kemmerer made a motion, and seconded by Roy Timpe, authorizing the Solicitor to notify the Zoning Hearing Board in writing that a Land Development Plan must be a condition, if a Special Exception is granted to the DiGiorgio Mushroom Company. All Board members voted, "Aye." Motion carried.

**HEARTHSTONE ASSISTED LIVING**

The Board tabled any action on the Hearthstone Assisted Living concept until more information becomes available and the variance hearing is conducted.

**UNFINISHED BUSINESS/QUESTIONS/CONCERNS**

Gloria Kemmerer expressed concern about the following subjects:

1. **Burgert Subdivision (Maidencreek Township Well)** – She questioned if the Board acted prematurely in their decision of this subdivision. The Berks County Planning Commission review that was received after their decision was unfavorable. The Board agreed that in the future they would wait for Berks County Planning Commission's review before they make a decision.
2. **Meadowbrook Lot 37** – Status? The Solicitor informed the Board that Henry Koch (representing Meadowbrook) and he have been caught up in phone tag. The Solicitor is confident that he will be speaking with Henry Koch in the near future.

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3. **Martin Retirement Village** – Status? The Solicitor informed the Board that he deferred testimony on the penalty phase, until the sale of the development is completed. Tentative date for the sale of Martin Retirement Village is 12/23/03.
4. **Shadow Ridge Easement** – Maintenance concerns. The Solicitor assured the Board that maintenance of the Shadow Ridge easement would be the responsibility of the Villages at Maiden creek, not Maiden creek Township.
5. **Summit Crest** – Waiver requests. The Solicitor assured the Board that the new developer for Summit Crest (Martin Retirement Village) is aware that he must submit a new plan with the modifications that are a result of the waiver requests.

**LOT 133 WILLOW GARDENS**

The Solicitor advised the Board that Lot 133 in Willow Gardens would be offered at Sheriff's sale February 6, 2004. The Board has a concern for this property because a portion of Lot 133 in Willow Gardens was designated as an access to the open space. The Solicitor and the Board will discuss this matter in executive session.

**NEW BUSINESS**

**RODENT TREATMENT**

Robert Kopfer made a motion, seconded by Gloria Kemmerer, authorizing Ehrlich to provide the appropriate treatment to rid the entire Township Building of rodents as proposed. The Operations Director will discuss the expense of Ehrlich's treatment with the Authority. All Board members voted, "Aye." Motion carried.

**PARKING ORDINANCE**

Roy Timpe made a motion, and seconded by Robert Kopfer, authorizing the Solicitor to proceed in making modifications to the existing parking ordinance to allow campers, trailers, and/or boats to be parked on a Township road however; the campers, trailers, and/or boats must be attached to a vehicle and parked for not more than a 24 hour period. Roy Timpe and Robert Kopfer voted, "Aye." Gloria Kemmerer voted, "No." Motion carried. The Board will discuss the modifications with the Chief of Police before any modifications to the ordinance are made.

**HUMANE SOCIETY – 2004 CONTRACT** - Gloria Kemmerer made a motion, seconded by Robert Kopfer, authorizing the Chairman to sign the 2004 Humane Society Contract. All Board members voted, "Aye." Motion carried.

**OPEN SPACE – STANDING WATER**

The Board authorized the Operations Director to contact Berks County Soil & Erosion to assist in the investigation of the open space standing water complaint.

**ORGANIZATIONAL STRUCTURE FOR MAIDENCREEK TOWNSHIP**

The Board tabled any action on the Planning Commission's request to pursue an organizational structure plan for Maiden creek Township that would present recommendations for changes.

**EXECUTIVE SESSION 10:30 PM – 10:58 PM**

Real Estate and Personnel policies were discussed during executive session. No action.

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Robert Kopfer made a motion, and seconded by Gloria Kemmerer, to adjourn the meeting at 11:00 PM. All Board members voted, "Aye." Motion carried.

Respectfully Submitted,

Ruth M. Manmiller  
Recording Secretary

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