

**West Donegal Township Supervisors  
Board of Supervisors Meeting  
January 5, 2015**

The regular meeting of the Supervisors began at 7:19 p.m. at the Township Municipal Building immediately following the reorganizational meeting. Chairman Roger Snyder called the meeting to order with the following Supervisors in attendance: Clair Hilsher, Ralph Horne, John Yoder and Doug Hottenstein. Also in attendance were Zoning Officer Wayne Miller, Township Manager, Gene Oldham, Chief of NRLCPC, Mark Mayberry, Interim Roadmaster Jeff Templin and Township Solicitor Josele Cleary.

- I. **Call Meeting to Order**
- II. **Pledge of Allegiance, Silent Prayer, Tape Announcement**
- III. **Roll Call of Supervisors** –All Supervisors were present.
- IV. **Approval of the December 8 Regular Meeting Minutes (December Workshop was cancelled)** -- Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- V. **Public Comments** – Peggy Noreikis from 239 Stonemill Drive commented that the entrance sign along Maytown Road could be more visible. The Board will look into it. She also questioned how many miles get plowed in the township. Interim Roadmaster Templin noted it is 47 miles to plow. She asked in what order the roads get plowed. Snow emergency routes are plowed first, and it is two guys with two plows handle the township roads. The Board is looking into hiring a third person for the road crew.
- VI. **Reports** -- All reports approved as submitted. Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- VII. **Actions**
  - A. **Continuation of public hearing on proposed ordinance requested by Wenger’s Feed Mill for the change of zoning of 1.791 acres of land from Commercial to Industrial and amendments to the text of the Zoning Ordinance** - Both Rheems Nursing Home and Wenger’s Feed Mill are represented. They reviewed the information from the previous meeting. Rheems Nursing Home’s engineer presented a plan that shifted the receiving building closer to Harrisburg Avenue. Supervisor Horne makes a motion to close the public hearing/Supervisor Yoder seconds. Motion carries.
  - B. **Approve/Reject the enactment of Ordinance 211/2015 to amend the Zoning Ordinance and Zoning Map changing the zoning of 1.791 acres of land from Commercial to Industrial, amending the definition of yard, and amending Section 240-90, Height Limit Exceptions** –Supervisor Hottenstein makes a motion to approve an ordinance amending the zoning ordinance of West Donegal Township, to change the zoning classification of a 1.791 acre tract of land located on the South side of Harrisburg Avenue (S.R. 4018) from Commercial (C) District to Industrial (I) District and to modify the definition of yard and height limit exceptions. Supervisor Horne seconds the motion. The voting was done by roll call and the results are as follows: Supervisor Hilsher votes yes, Supervisor Yoder and Supervisor Snyder vote no. The ordinance passes with a vote of 3 to 2. After the voting, Supervisor Horne asks that Wenger’s Feed Mill do their best to try and make their plans as close to the one Rheems Nursing Home is asking for (where the delivery building is closer to Harrisburg Avenue and farther away from the nursing home).
  - C. **Approve/Reject Ordinance 212/2015 regarding the PSATS Unemployment Compensation Group Trust** – Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
  - D. **Approve/Reject a reduction of escrow for Conewago Industrial Park Associates – Project MARC, Zeager Road and Zeager Road/North Market Street (Route 230) Project in the amount of \$847,798.59 retaining \$838,329.75 in escrow. See Hanover Engineering Associates’ letter dated December 22, 2014** – Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
  - E. **Approve/Reject a reduction of escrow for Nordstrom, Inc. for completed site work at the site on Distribution Drive in the amount of \$2,680,533.16 retaining \$4,997,244.00 in escrow. See Hanover Engineering Associates’ letter dated December 18, 2014** - Motion by Supervisor Horne/Supervisor Yoder to

approve. Motion carries.

- F. **Approve/Reject a reduction of escrow for Donegal Woods Phase 1A for completed site work in the amount of \$33,534.00 retaining \$171,839.05. See Hanover Engineering Associates' letter dated December 22, 2015** - Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- G. **Approve/Reject the 2015 agreement for the Township Manager** - Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- H. **Approve/Reject the Internal Revenue Services' standard business mileage rate of 57.5 cents per mile effective January 1, 2015** - Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- I. **Approve/Reject the Barton Associates, Inc. agreement for design services for the generator upgrade in the amount of \$12,500.00** – Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- J. **Approve/Reject the request from Charles G. Luik, 2919 Bossler Road, regarding Township Trash & Recycling Program** – Motion by Supervisor Horne/Supervisor Hottenstein to approve. Motion carries.

#### VIII. Discussion Items

- A. **Newville Road Bridge** – No meeting has happened yet and not much work was completed in December.
- B. **Electric Rates 21 months @ 7.506 cents per KWH** – Manager Oldham noted this is the locked rate and length of term.
- C. **Act 537 Sewage Facilities Reimbursement** – Manager Oldham noted the DEP letter response.
- D. **Firearms in Township parks** – The Board of Supervisors decides to update the ordinance. Township Solicitor Cleary will update the ordinance for review.
- E. **Safety Manual for West Donegal Township** – Presented to the Board for review and comment.
- F. **Compost Workshop** - Scheduled for June 6, 2015 @ 10 a.m.
- G. **Stoneybrook Phase 1B documents and escrow** – Documents have been recorded and escrow placed.
- H. **Zeager Road Jake Brake restriction and speed limit and no parking** – Chief Mayberry and Manager Oldham to look into it.
- I. **Ironstone Ranch/DAS/Abel Property request for presentation January 26, 2015 at BOS Workshop** – The Board decides that they would like to make sure that they have all of the information they requested from Ironstone Ranch prior to their meeting and since they have not received the information they requested, they will not plan to see their presentation on January 26, 2015.
- J. **ERSA may not complete relocation until late March early April**
- K. **Susquehanna Bank sent the township a letter indicating they are terminating Longenecker's Hatchery letter of credit.** Supervisor Horne makes a motion to draw upon the letter of credit if a new letter of credit is not placed with the Township. Supervisor Yoder seconds. Motion carries.

IX. **Executive Session** – This was held prior to the meeting and no decisions were made.

X. **Bills Payable** – Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.

XI. **Adjourn** – Motion by Supervisor Horne/Supervisor Hottenstein to approve. The meeting is adjourned at 8:30pm.

Prepared by April Miller for

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J. Clair Hilsher, Secretary