

December 10, 1992

There was a special meeting held for an addition to the Agriculture Security Area (ASA) for Mount Joy Township in the Municipal Building located at 902 Hoffman Home Road Gettysburg, PA at 7:20 p.m. All members were present, as well as Solicitor Teeter.

There are four landowners who have signed up for this most recent addition to the AG Security Area, with a total acreage owned at 350.52 Acres. There were no written or oral comments concerning this addition. The motion was made by Supervisors Snyder, 2nd by Supervisor Moul to accept this addition. All in favor, motion carried.

Meeting adjourned at 7:25 p.m.
Submitted by Ellen T. Dayhoff, secretary.

December 10, 1992

The Mount Joy Township Supervisors held their regular monthly meeting on December 10, 1992 at 7:30 p.m. in the Township Municipal Building located at 902 Hoffman Home Road, Gettysburg. All members were present, as well as Solicitor Teeter.

The minutes of last months meeting were approved by motion of Snyder, 2nd by Moul, carried.

The Treasurers Report and Bills to be Paid Report, consisting of \$26,419.05 to be paid out of the General Account, checks numbered 6570 through 6596; and \$3,230.21 to be paid out of the Payroll Account, checks numbered 1160 through 1167 were approved by motion of Moul, 2nd by Snyder, carried.

Subdivisions:

West Edge II - Bob Sharrah present. Seven lot Subdivision. Preliminary Plan located at the corner of Krug and Mud College Roads.

Supervisors do not like the odd shaped lots, but it meets the Subdivision Ordinance. Subdividing around satisfactory perc test result in these odd shaped lots. A portion of the property is located in Germany Township, so they must also review the plan and sign it. Abbottstown soils could be wetland areas and should be noted on the plan. It is the lot owners responsibility to deal with the wetland problems if they arise. Mr. Sharrah noted that these things will be taken care of, and that a form must be submitted to DER for approval.

Road Report:

Burms are complete. Terry Goodling from PennDot will be down to do the completion report. There is still some flood damage from the heavy rains that must be fixed.

Correspondence:

- DCA is offering 2 seminars. Traffic Control devices and chemical safety school.
- SPCA asking for 1993 donation
- Littlestown Baseball for Youth asking for 1993 donation
- Letter from PA Conservation Corps announcing the availability of funds for youth projects sponsored by municipalities.
- Letter from Frall Developers asking for some contractor names to do the work to hook up to LHMA sewer.
- Letter from Adams County Conservation District that they sent to Mr. David Showers on Hoffman Home Road regarding the erosion taking place in the area where his horses are confined.

-Letter from Bob Sharrah regarding the golf course/resort proposed in Mount Joy Township. He would like to build a lodge which would house no more than 20 guest rooms. The Supervisors will take this under advisement with the Zoning Officer.

-Letter from Joan Huff, Planning Commission Secretary resigning her position.

Old Business:

Chairman Hilbert reported on the Transportation Project (Littlestown Bypass). They are asking for money towards the engineering study for the area. They are requesting \$1400.00 from Mount Joy. The decision was to table this discussion until the next meeting when we should have more information regarding what the money will go towards.

Budget:

All taxes stay the same from the previous year. Real Estate Transfer Tax and Earned Income Tax stay at ½ of 1%. Real Estate stays at .20 mills. Per Capita stays at 5.00. It was mentioned that a citizen of Mount Joy Township felt that we need to contribute more to the County Library. The motion was made by Moul, 2nd by Snyder to accept the budget and to reconsider the library contribution for 1994. Motion carried.

Zoning:

Miller/Dayhoff request for rezoning: the hearing was held October 19, 1992. The transcript was received and reviewed. Comments were obtained from Dave Humphrey, URDC, during a workshop session. Snyder mentioned that an interchange is a commercial area, however this particular property is not an interchange development. In looking at the drawings, when you take off for road frontage, wetlands and a minimum of 6000 feet for commercial use from the rear lot line, it would not orient itself to Route 97, but would orient itself for inner lots. Bob Sharrah noted that the assumption that wetland areas are junk areas is incorrect. There are permits that can be obtained to fill in these areas. He agrees that the land, as it stands now, would need work to be a viable commercial area. Snyder noted that the area is not commercial under the comprehensive plan, but is a mixed use. There was discussion concerning changing a portion of the land to Commercial as opposed to the entire tract. It was noted at the hearing they were pointedly asked about this possibility and Attorney Zaleski noted that they wanted all changed or none changed. The motion was made by Moul that the Board does not change the zoning that was requested by Miller/Dayhoff from SFRI to Commercial. Motion was 2nd by Snyder that from the information provided at the hearing, they would not change the zoning district. Motion carried. Mr. Miller stated that when they are turned down by PennDot for a residential street permit that someone should "have checkbook ready, because someone will buy it at that time."

Mr. Miller asked the Supervisors individually what their personal feeling is for that tract of land. All three Supervisors noted that , with the information they presently have, the best use would be SFRI.

AG Security Area Addition

Motion made by Moul, 2nd by Hilbert to accept the addition of 350.52 acres to the current ASA. Motion approved. Carried.

House Numbering:

Reminder to the citizens of Mount Joy Township that you must have your house or mailbox numbered for your own safety so that the fire department or ambulances can easily find you in case of an emergency.

Favret Case:

Solicitor Teeter presented a letter from Tim Mark concerning the case. Litigation is now over. The appeal request was denied. The accident occurred in 1988 and was filed in 1990.

New Business:

State funding is possible for the Route 97/15 improvements. The Township is still looking into the possibilities. A letter was sent to PennDot and to the County Commissioners asking for financial, or in kind support.

Public Comment:

Bob Sharrah: PennDot will not take the application for a street permit without Township approval. They need a street permit for the residential development. Asking if the Township will send a letter to PennDot requesting that they review this application for a street permit for the SFR Subdivision. This would not be a final approval from the Supervisors, just a request for review. Solicitor Teeter will draft a letter and forward it to Bob Sharrah, if needed.

Jack Crow - Asking about the Golden Menu Restaurant sewage problems. Dean is keeping track of the problem. They are pumping out the tanks until they get the problems resolved.

Gas Tanks - the holes are filled in, and there is still ground that needs to be hauled away.

Meeting adjourned at 8:55 p.m.

Submitted by Ellen T. Dayhoff, secretary.