

**Mt. Joy Township Supervisors’
Regular Meeting
July 15, 2010**

Meeting Minutes

Present: Board Chairman - John Gormont; Supervisors - David Updyke, Gilbert Clark, Michael Gearhart, Robert Rhodes;
Solicitor - Susan Smith; Zoning Officer – Cindy Smith; Office Assistant - Susan Harbin.

21 Number of Residents Signed Attendance Sheet for this meeting.

The Mount Joy Township Board of Supervisors met this date, as publicly advertised, at the Mount Joy Township Building located at 902 Hoffman Home Rd., Gettysburg, PA 17325.

Item/Topic	Discussion	Action/Resolution	Follow Up/ Date
Call to Order	John Gormont presiding. Starting Time: 7:00 pm		
Pledge of Allegiance			
Approval of Minutes		<p>Mr. Rhodes moved, seconded by Mr. Gearhart, to approve the June 17, 2010 Workshop Meeting Minutes. Motion carried unanimously.</p> <p>Mr. Gearhart moved, seconded by Mr. Clark, to approve the July 1, 2010 Workshop Meeting Minutes. Motion carried unanimously.</p>	
Chairman’s Statement – John Gormont	<ul style="list-style-type: none"> • Resignation letter submitted by Victoria Behnke, township Secretary/Treasurer. Ms. Behnke’s last day of work was July 7, 2010. The township Supervisors appreciates Ms. Behnke’s tireless efforts and work. • Susan Harbin, the township office assistant, was promoted to the position of Secretary/Treasurer on July 8, 2010. 	<p>The supervisors accepted Ms. Behnke’s resignation.</p> <p>Mr. Updyke moved, seconded by Mr. Gearhart, to reaffirm appointment of Susan Harbin as the Mt. Joy Township Secretary/Treasurer at a salary rate of \$18.50/hr, starting on July 8, 2010.</p>	
Solicitor’s Report – Susan Smith, Esq.		Mr. Rhodes moved, seconded by Mr. Updyke, to accept the Solicitor’s Report as presented. Motion carried unanimously.	
1. Requests from KPI for Legal Review/Advice	<ul style="list-style-type: none"> • Inter-municipal cost-sharing agreement • Well permits 		

	<ul style="list-style-type: none"> • Fire protection funding • Board Workshop 		
2. Requests by Administrative Staff for Legal Review/Advice	<ul style="list-style-type: none"> • Ordinance recording 		
3. Requests from Zoning Officer for Legal Review/Advice	<ul style="list-style-type: none"> • General review and advice on Zoning Ordinance • Well permitting process • Storm-water management plan review process • Certificates of liability 		
4. Request from KPI for Legal Review/Advice	<ul style="list-style-type: none"> • Fairview Farms-Street Assessment • Storm-water management plan- (review maintenance agreements) • Meyer- alternative on-lot sewage disposal system maintenance agreement 		
5. Action items for Board	<ul style="list-style-type: none"> • Proposed Ordinance Amendments <ul style="list-style-type: none"> 1. conditional use procedures 2. No impact home based business • Storm-water management review process/fees • Collective bargaining 		
6. Attorney Items	<ul style="list-style-type: none"> • Jacoby Workman's Compensation appeal hearing • Steelworkers Union election and bargaining unit-collective bargaining. • Right-to-Know report on Open Records office determinations of interest. • Pending or enacted statutory law or regulations-report on matters of interest • Court and ALJ decisions-report on decisions of interest. 		
Persons Requesting Time on Agenda	<ul style="list-style-type: none"> • No request at this time. 		
Public comment	Brian Davis: Discussed new ordinance for home based business. Mr. Davis is concerned that the township will take control over neighborhood covenants.	The Supervisors assured Mr. Davis that the township cannot override a neighborhood covenant and has no jurisdiction over neighborhood covenants.	

	Michael Dows, Dove Commercial Realty, LLC., representing Chuck Stevens of 3608 Balto Pike: Mr. Stevens's property is zoned industrial and commercial. He states that the Planning Commission has deemed his property to be a junk yard, and in doing so, has limited his usable acreage from 12 to 14 acres.	The Supervisors informed Mr. Dows that Mr. Stevens needs to discuss the matter of zoning with the township Zoning officer, Cindy Smith.	
Announcements	Adams County Clean and Green Valuation Application have been extended to Oct. 15 th , 2010.		
Treasurer	See attached monthly report. See attached Bills To Be Paid Report	Mr. Updyke moved, seconded by Mr. Gearhart, to accept the Solicitor's Report as presented. Motion carried unanimously. Mr. Updyke moved, seconded by Mr. Gearhart, to accept the Solicitor's Report as presented. Motion carried unanimously.	
Subdivision and Land Development Plans	See attached request from Steve Wood.	Mr. Rhodes moved, seconded by Mr. Gearhart to appoint Steve Wood as a member of the Planning Commission. Motion carried unanimously.	
Road Report	See attached report.	Mr. Rhodes moved, seconded by Mr. Clark, to approve the Road Report as presented. Motion carried unanimously.	
Zoning Officer's Report Cindy Smith	<ul style="list-style-type: none"> • 8 Zoning Permits • 1 Driveway permit • 2 well permits • Finalized all certificates for Junk Yard approvals • Researched numerous zoning questions for township residents • Working with KPI on numerous Storm Water Management Issues. 	Mr. Updyke moved, seconded by Mr. Rhodes, to accept the Zoning report as presented. Motion carried unanimously.	
Land and Sea Services, LLC, June 2010 Building Inspections Report	See attached report.	For Information.	

Open Records Officer Report	Nothing to report at this time.		
Coorespondence 1. Adams County Dept. of Emergency Services, June 21, 2010	For Information.		
2. District Court for Bryan City, OK June 22, 2010	For Information		
Committee Reports Personnel-G. Clark, J. Gormont 1. Job Descriptions	<ul style="list-style-type: none"> • Roadway Mower Operator • Building and Grounds Maintenance • Road Worker 	Mr. Clark moved, seconded by Mr. Gearhart to accept the Roadway Mower Operator, Building & Grounds Worker, and Road Worker job descriptions as presented. Motion carried unanimously.	
2. Insurance- Susan Harbin	See Attached: Township Insurance Coverage for Employees Comparisons Based on Monthly Premiums. Supervisors reviewed comparison of insurance programs and agreed to submit an application for Capitol Blue Cross Family Program through Benecon Insurance under the Eastern Adams Regional Group.	Sue Harbin to submit a letter of intent and application forms to Benecon and Eastern Adams Regional Group.	
3. Secretary's Assistant	Numerous applications have been submitted to the township. Currently scheduling interviews.		
4. Evaluations G. Clark, J. Gormont	Zoning officer, Cindy Smith and Office assistant, Susan Harbin have had their 3 month employee evaluations.	Both evaluations met qualifications with satisfaction of the Personnel Committee.	
Finance – J. Gormont, D.Updyke	Mr. Gormont presented a Township Debt Statement for 2010.	Supervisors discussed future plans to pay off the township debt.	
Planning, Land Use & Zoning- G. Clark, R. Rhodes	Nothing to report at this time.		
Building & Grounds – D. Updyke, M. Gearhart	Mr. Gearhart informed Supervisors that a few bids have been submitted to the township to the township for installation of a front exterior door. Susquehanna Door Company has responded and will be sending an estimate.		
Roads – D. Updyke, R. Rhodes	Reported update on bid preparation for seal coating.		

Auditor's Report	See attached report from the township auditors- Comparison of the financial profit and loss records covering January-June 2009 and 2010.		
Public Safety	Nothing to report at this time.		
Council of Government J. Gormont, G. Clark	Nothing to report at this time.		
Historical Committee	See attached monthly report. Barbara Combs resigned from the Historical Committee due to personal reasons. Pamela Roman resigned from the Historical Committee. She is moving out of state.	Mr. Rhodes moved, seconded by Mr. Gearhart to accept the Historical Committee. Report as presented. Motion carried unanimously. Supervisors accepted letters of resignation.	
Ag Security Planning Committee	Nothing to report at this time.		
Strategic Planning Committee	Nothing to report at this time.		
Agricultural Land Preservation Board	Settlement scheduled on 7/28 for Galen Shelly property, 485 & 537 California Rd., Littlestown, PA		
Recreation Board	<ul style="list-style-type: none"> • See attached report • Sandi Cooper submitted a letter of interest for an appointment to the Rec Board. • See attached: Rules and Regulations sign for Mount Joy Township Community Park presented and discussed. • Fencing and cows on Hartlaub property needs to be addressed. • Park Name: Mount Joy Community Park 	Mr. Gearhart moved, seconded by Mr. Updyke to accept the Rec Board report as presented. Motion carried unanimously. Mr. Rhodes moved, seconded by Mr. Updyke, to appoint Sandi Cooper to the Recreation Board. Motion carried unanimously. Supervisors' recommendations for changes to sign: Trash-Public is to take all personal trash when leaving the Park. Fire- No fires allowed. Special Events- Eliminate line. No pets No weapons, air guns, or explosives.	7/10 Secretary to mail Ms. Cooper a letter of confirmation. 8/10 Secretary to edit and laminate poster. 8/10 Roadmaster will order handicap sign

		Handicap parking must be available, need to install sign. Add to sign- Enter at your own risk.	and install. 7/10 Secretary to send letter to Mr. Hartlaub
Other Business 1. Meritorious Service Award	A Meritorious Service Award was presented to Pamela Roman in recognition of outstanding service to the township for her many years of tireless effort to improve our community and her dedicated service to township government.	Presented to Mrs. Roman by Mr. Gormont on behalf of all township residents.	
2. Right of Way, Himmelreich property.	See attached letter. Mr. Himmelreich is stating that at some point in the past, Mt. Joy Township gave permission to his neighbor to use a right-of-way for business use.	Mr. Gormont is investigating the situation.	
New Business			
1. ACT 46	ACT 46- an amendment to the state's Fiscal code pertaining to the finances of state government, providing relief to developers and applicants whose developments have been stalled during the present economic economy. The article stipulates that any permit, approval, or agreement relating to development that was issued or would expire between December 31, 2008 and July 2, 2013 by the state or local government will be automatically extended until July 2, 2013.	Solicitor comments: there must be a public notice of ACT 46. The solicitor will work with Secretary/treasurer on public notification.	
Executive Session	No Executive Session held this evening.		
Adjournment	With no further business to be discussed by the board, the meeting was adjourned at 8:53 p.m.		

Respectfully Submitted,

Susan C. Harbin
Office Assistant, Mt. Joy Township