

## **NOVEMBER 20, 2008 SUPERVISORS' MEETING:**

The Mount Joy Township Board of Supervisors met this date, as publicly advertised, at 7:30 p.m. in the meeting room of the Mount Joy Township Municipal Building, 902 Hoffman Home Road, Gettysburg, PA 17325 with Board Chairman James W. Waybright presiding. Others in attendance were: Supervisors William Chantelau, George Scott, Samuel Dayhoff, and Robert Rhodes; Solicitor Walton V. Davis; Zoning Officer Dave Crouse; Treasurer Robin Crushong; and Secretary Brenda J. Constable.

Others in attendance were: News Reporters Jarrad Hedes (*Gettysburg Times*) and Melody Asper (*Evening Sun*); Dave Updyke; Martina Lane; Gary Lane; John Gormont; Jeanne Gormont; Denise LaCovey; Doug Wherley; Tim Colley; Lori Hottenstein; Hannah Hottenstein; O.D. Hottenstien; Betty Baker; Marsha Smith; Kathy Birkhead; Kim Birkhead; Roger Birkhead; Katie Fisher; Zachary Tillett; Diane Fisher; Ken Sanders; Audrey Sanders; Robert Jones; Al Oussoren; Phil Cole; Elsie Morey; Steven Meyer; John Leino; Carol E. Holtz; Eileen T. Holmes; Don Coddington; Jan Rovecamp; Chip Conley; Daniel & Betty Jenkins; Steve Kelley; Pam Roman representing the Watchdog Group; Jerry Althoff, Audrey Weiland, and Tom Dunchack representing the Planning Commission.

Board Chairman Waybright led everyone with the Pledge to the Flag.  
The Township recorded the meeting.

### **Minutes:**

Mr. Chantelau moved, seconded by Mr. Scott, to approve the minutes of the October 16, 2008 meeting as presented. Motion carried unanimously.

### **Public Comment:**

1. Carol Holtz: regarding proposed tax increase, realizes the necessity but thinks supervisors should give thought to how the money is being spent. Asked if Liquid Fuels money had to be spent each year or could it be carried over to the next year. Supervisors responded it does not have to be spent in same year. Thought purchasing a street sweeper and paving parking lot and access drive was frivolous spending. Does not have a problem with a fire tax but questions the Ag land preservation program. Is in favor of ag land preservation but understands the Township depended solely on the transfer reality tax and now with sales declining, not good sound fiscal policy. Hopes building addition mentioned over the years is off the list of projects for 2009. Requested a detailed Treasurer's Report be made available to the public rather than a summary sheet.
2. John Gormont: Had questions and comments about the proposed budget for 2009. Supervisors asked everyone who had questions about the budget to hold them until they addressed the budget later in the meeting.
3. Eileen Holmes: asked why and extension was given to Mr. Klein for payment of density increase. Mr. Chantelau explained an extension was not given; he has until 2010 to pay the full amount. She asked when the Supervisors realized there were problems with the budget. Supervisors responded the issue was brought up last year during budget time that advised there would be a tax increase in 2009.
4. Phil Cole: asked how the Supervisors tried to cut costs in the budget. Supervisors responded it would be addressed during budget discussion.
5. O.D. Hottenstein: asked if a copy of the proposed budget could be made available in order to reference it during the budget discussion. Supervisors agreed and made copies.
6. John Gormont: asked the Supervisors to introduce themselves, in which Mr. Waybright introduced everyone at the table.

## **Announcements:**

Ms. Constable announced the following:

- Fireworks at The Links At Gettysburg on December 31, 2008.
- Partnership for Land Use Education fall seminar – December 2, 2008 - Open Spaces and How to Preserve Them, at the Agricultural & Natural Resources Center, at 7:00 p.m.
- Re-open Conditional Use Hearing for Horizon Group on December 15, 2008 at 7:00 p.m.
- Public Hearing on December 18, 2008 at 7:15 p.m. for addition to the ASA from Ethan & Kimberly Dingle.
- Vacancy on the ASA Committee, meet as needed, no term limits.

## **Treasurer's Report:**

Mr. Scott moved to accept the Treasurer's Report as presented. Mr. Rhodes stated he was going to abstain until he had questions answered. Mr. Dayhoff seconded the motion. Discussion: Mr. Rhodes stated he was abstaining because he had questions on the budget that he did not think were fully answered. Mr. Waybright clarified that this is the Treasurer's Report, not the budget. Mr. Rhodes mis-spoke and stated he had questions, they were answered, but he doesn't understand them and wants them further explained to him. He stated he would rather not get into it now and wants to get together with the Finance Committee and the Treasurer and get further explanation. He stated his questions were related to the agricultural area and the recreation area. With no further discussion, the motion carried with Mr. Rhodes abstaining.

Mr. Scott moved, seconded by Mr. Waybright, to approve the bills to be paid as presented. Motion carried with Mr. Dayhoff abstaining.

Pam Roman requested a detailed copy of the Treasurer's Report and bills to be paid.

## **Subdivision/Land Development Plans:**

1. Twin Pond Estates - David Stair, Owner: proposed 27-lot subdivision at 979 Harney Road, zoned RR. Extension through January 5, 2009. Remains on the table. Mr. Waybright noted that the Township Engineer was present at the Planning Commission meeting to address this plan and the developer did not appear. Suggested an invoice be sent to Mr. Stair for the engineer's time. Discussion: any expense that goes over and above the review fee originally paid by the developer is billed to the developer.
2. Meyer, Steven & Eleanor: Sewage Facilities Planning Module for 606 Bowers Road. SEO has approved and Planning Commission recommends approval. Mr. Scott moved, seconded by Mr. Dayhoff, to approve the Sewage Facilities Planning Module and submit to DEP for approval. Motion carried unanimously.

## **Road Report:**

Mr. Scott moved, seconded by Mr. Rhodes, to approve the Road Report as presented. Motion carried unanimously.

Mr. Dayhoff explained that during the bi-annual bridge inspection performed by the County bridge engineer, the bridge over Alloway Creek between Mount Joy and Germany Townships on Roberts Road was required to have guide rail installed. This expense would be paid from Liquid Fuels and the cost would be shared with Germany Township. Some engineering fees would also be included. Three quotes were

received for the guide rail. A quote for \$6,072 from Morgan Rail, to be split with Germany Township, would cost each township \$3,036.

With recommendation from Sam Dayhoff, Road Superintendent, Mr. Scott moved, seconded by Mr. Rhodes, to approve the installation of the guide rail by Morgan Rail with a total cost not to exceed \$4,500. Motion carried unanimously.

Mr. Dayhoff announced there has been a lot of graffiti on signs over the past week or so. At least seven STOP signs and several other signs were vandalized with gold metallic paint. So far, the cost to replace the signs are approximately \$600 to \$700. He asked the citizens to report any type of vandalism if they witness it because it is costing the township money. These incidents are reported to the State Police as well. It was noted that approximately 90% of signs replaced each year are due to vandalism. Mr. Dayhoff stated that beginning in 2009, per PennDOT regulations, all signs must be replaced with high reflective materials and that is why the cost for signs has increased in the 2009 budget.

### **Zoning Officer's Report:**

Mr. Rhodes moved, seconded by Mr. Scott, to approve the Zoning Officer's Report. Motion carried unanimously.

Mr. Waybright announced that The Outlet Shoppes At Gettysburg was given approval to erect a 2,400 sq. ft. tent in the same area as where the Farmers' Market was located. This will be temporary and used for three weekends prior to Christmas for crafts and other Christmas items.

### **Correspondence:**

Ms. Constable noted receiving the following correspondence:

- Hanover YMCA request for donations
- Letter from Debi Rogers, citizen, requesting \$1.00 per capita to SPCA
- DEP approval of Permit transfer from Wilson Clapsaddle to Gettysburg Granite, LLC
- Thank you letter from Farm City Day Committee for donation

### **Committee Reports:**

Personal: Nothing to report.

Finance: Will discuss later.

Planning, Land Use & Zoning: Mr. Rhodes spoke about the proposed Rock Creek Corridor Project. He explained this is on the Baltimore Pike in the area from Route 15 to Rock Creek, zoned PC (Planned Commercial). In trying to plan ahead, the Supervisors would like to have some type of theme to direct or control what type of development goes there, with back road entrances so there are no multiple driveways entering onto the Baltimore Pike. Both sides of the road are zoned PC, however, heading north on the right side of the road there is VH (Village Historic) and MDR (Mixed Dwelling Residential) zoning behind the PC area. This gives the possibility of both residential and light commercial in the area. The Committee is suggesting having a professional engineer do a study of this area and give an architectural drawing of what this area could possibly look like. This would then be incorporated into the Township's ordinances and Code Book so any future development in this area would be controlled. In addition, Pennsylvania has opened a program called Smart Transportation Project and it offers funding to support planning for future commercial and residential

growth. The Township will be applying for this funding for the cost of the study and to incorporate the appropriate ordinances in to the Township Code Book.

Discussion: Phil Cole asked how the Township could afford to do this. Mr. Rhodes explained that the Supervisors felt this was important enough for future development of the Township and has included it in the budget. However, if the Township receives this funding, it would not have to come out of the Township's funds and would not affect the millage rate. Mr. Waybright explained that the planning needs to be done before the growth starts; be proactive rather than reactive. Then the ordinances and requirements are in place when development starts up again. Mr. Dayhoff also noted that with this area now being the main gateway to the new Gettysburg National Military Park, it is the prime area for commercial development. It is basically the new Steinwehr Avenue and the Supervisors do not want to see it become a Steinwehr Avenue. Planning now will make it a nicer area, safer, and more functional. Mr. Scott stated that he is becoming more convinced that the Township's zoning control in that area is weak and that's what the Supervisors are looking into; what could be put there, what the citizens would like to see there, what the majority really wants there, and then make the zoning ordinances conform to that. It needs to be done now so regulations are in place before development.

Building & Grounds: Nothing to report.

Roads: Discussed under Planning, Land Use & Zoning.

Public Safety: Nothing to report.

Strategic Planning Initiative Committee: Elsie Morey, Committee member, gave a report on the results of the scenario presentations. It was noted that the majority who attended the presentations felt the scenarios were very informative and thought provoking. Many positive comments were submitted to the Committee and six people stated they would be interested in participating on a committee or in some way to assist the Township in the future. Many commented on the forward thinking of the scenarios and appreciated the ideas of what could happen or be accomplished in the future of the Township. Most participants liked the "Gateway" and "A Better Place" scenarios, as well as the history of the Township that was presented. It was suggested that the Township enhance its beautiful area and use these ideas as a basis for planning. Several positive spin-offs occurred from this Initiative. Citizens are now more aware of the financial burdens that local fire companies and emergency services face. Better communication with The Lake Heritage and Links communities opened up and they would like the Township to hold one or two meetings in their community each year. With all the history in the Township, it was suggested that the Supervisors consider forming an historic committee for Mount Joy Township. The committee will meet again in January with the intent to meet quarterly and continue discussing ways where others from the Township could participate in further developing the scenarios; possibly using this information toward the update of the Comprehensive Plan.

Mr. Chantelau noted the consideration of forming an historic committee could be addressed at the Supervisors' Reorganization meeting in January. Mr. Scott added that he would like to have information as to what the Mount Joy Township historic group would do that any other historic committee, such as Littlestown or Adams County, are doing or not already doing. Mr. Waybright thanked the Committee for a job well done and all their time put into this effort.

## **Agricultural Land Preservation:**

Mr. Dayhoff moved, seconded by Mr. Scott, to approve the Ag Land monthly report. Discussion: Mr. Rhodes asked if the Township does not get the County Green Space grant money to support a waiver where does the money come from. Mr. Chantelau explained that the waiver is for time, not money. Mr. Chantelau stated the money would come out of the Township's program and it would then be reimbursed. Mr. Rhodes asked if there was enough money in the Township's Ag Land Preservation Program to cover this. Mr. Chantelau responded yes. He further explained that what the grant application does is what the Township has done in the past. The Township applies to the County for grant money and if it gets the grant, the program is extended because we get "X" thousands of dollars in addition to the money we already have. For example, if the Township puts up \$100,000 and the County gives \$100,000 then the Township has \$100,000 to spend again. If the Township doesn't get the \$100,000 from the County then the Township just spends \$200,000 and can't do the next easement purchase. Mr. Rhodes indicated he was satisfied with this explanation. With no further discussion, motion carried unanimously.

Ag Land Preservation Board noted that Round V, Farm #2 was previously approved by the Supervisors for an appraisal. However, the landowner had not yet responded to the certified letter or telephone calls to agree to this. The Ag Board requests approval to move forward and do an appraisal on Farm 3 of Round V. Mr. Dayhoff moved, seconded by Mr. Chantelau, to approve an appraisal for Farm 3 of Round V. Discussion: Mr. Chantelau asked if the Ag Board will send a certified letter to Farm 2 notifying them that the Township has dropped them and moved on to Farm 3. Mr. Dayhoff recognized Dave Updyke, Ag Board member, and asked him what the comment of the Ag Board was, whether to address or contact Farm #2 again. Mr. Updyke stated that he did not believe the Board discussed contacting them again. Mrs. Crushong, Ag Land Coordinator, stated the Program allows an applicant 30 days to respond. After that 30-day period, the Township is not obligated to contact them again. Supervisors asked how long it had been since the applicant was sent a letter. Mrs. Crushong stated it was the end of October, so they still have to the end of November to respond. Mr. Davis asked if the 30-day period was from the time of the first letter or the last letter sent. Mrs. Crushong was not sure and had to research the answer. Question was called on the motion. Motion carried unanimously. With reference to the 30-day period, Mrs. Crushong noted that the Program does not spell out whether the time period starts from the first or last letter. Mr. Dayhoff moved, seconded by Mr. Chantelau, to send a letter at the appropriate time, i.e. at end of November if no response is received, to applicant Farm #2 of Round V, stating that the Township will be moving forward to Farm 3. Motion carried unanimously.

With recommendation from the Ag Land Preservation Board, Mr. Scott moved, seconded by Mr. Chantelau, to approve a Waiver Request required by the County Green Space Grant Program in the event the Township goes to settlement on the Yingling farm before the County issues its award of grant monies from the Green Space Program. Motion carried unanimously.

## **Recreation Board:**

Mr. Scott moved, seconded by Mr. Chantelau, to approve the monthly report as presented. Motion carried unanimously.

Mr. Waybright noted the following:

- Vacancy will exist on the Rec Board, effective January 1, 2009. 5-year term.
- Study Committee meets on December 4, 2008 at 7:00 p.m. Meeting is open to the public.
- Public Meeting on February 13, 2009 relative to the recreation study and survey results.
- December 9, 2008 monthly meeting has been cancelled.

## **Other Business:**

Surety Reduction Request: With recommendation from KPI, Engineer, Mr. Scott moved, seconded by Mr. Chantelau, to approve a Public Improvements Surety Reduction Request No. 4 in the amount of \$70,392 for Fairview Farms development, Barton Breighner, Owner. Motion carried unanimously.

## **New Business:**

WRRMA Board Appointment: With recommendation from WRRMA, Mr. Chantelau moved, seconded by Mr. Rhodes, to re-appoint Donald Hubbard Jr. to the WRRMA Board for a five-year term, effective the first Monday in January 2009 through the first Monday in January 2014. Motion carried unanimously.

SPCA Agreement: SPCA requests the Township to sign a 2009 Animal Services Agreement with funding at \$.50 per capita. Discussion: It was noted that this request has been revised from a previous request of \$1.00 per capita. Also noted this is currently included in the proposed 2009 budget at approximately \$1.00 per capita. Supervisors asked the Solicitor if he reviewed the agreement and what his recommendation was. Mr. Davis commented the agreement is suitable. He added that per the Agreement if the Township does not give \$.50 per capita, the Township would not receive any service from the SPCA. It was noted that the Township has given over the \$.50 per capita amount in previous years. The Supervisors decided not to act on this at this time until after the proposed 2009 budget is discussed.

Adams County Assoc. of Township Officials: Mr. Scott moved, seconded by Mr. Waybright, to authorize the Adams County Association of Township Officials to use the Mount Joy Township Municipal Building for their Spring Conference on April 29, 2009. Motion carried unanimously.

Mr. Chantelau noted that the Association, in conjunction with the Boroughs' Association and school boards, is investigating the establishment of a Council of Governments (COG). There is a meeting in Cumberland Township about this in December during the day and the Association requested to have a similar meeting at Mount Joy Township in January in the evening for those who could not attend the day meeting. Mr. Waybright moved, seconded by Mr. Scott, to approve the use of the Mount Joy Township Municipal Building. Motion carried unanimously.

## **Meeting Recessed:**

Mr. Waybright recessed the meeting at 8:30 p.m. this date to set up for the 2009 budget presentation.

Mr. Chantelau prefaced the budget presentation by stating that relative to anyone who received copies of the proposed budget that was tentatively adopted at the October 16 meeting, and the articles that were in the newspapers, were all based upon the fact that the Supervisors had tentatively adopted what is known as "Plan C". Subsequently to that adoption the Supervisors had a meeting on October 29 at the Yingling Auction Gallery, the budget was revisited by the Finance Committee, and the budget to be presented at this meeting differs from the budget that anyone had previously, and any analysis that anyone did will be different from what will be presented tonight. The Board of Supervisors are seeing these new figures for the first time tonight as well. Mr. Chantelau gave an overview of the process for the presentation. Copies of the revised proposed budget were handed out to the audience prior to the presentation.

## **Meeting Reconvened:**

Board Chairman Waybright reconvened the meeting at 8:35 p.m. this date.

## **Proposed 2009 Budget Presentation:**

Mr. Chantelau and Mr. Scott, Finance Committee, gave opening remarks for the revised 2009 budget proposal. Noting, after two budget workshops, the Supervisors' meeting in October, and a special meeting at Yinglings, the Finance Committee took the public's comments and suggestions under consideration and made changes to the proposed budget that was tentatively adopted in October. Under Revenues, the fire tax was previously proposed at 1 mill. The revised proposal now reflects .8 mills, which is a dedicated tax that will come into the Township and will be paid out to the fire companies; it cannot be used for anything else. This amount is deducted out of the proposed budget; the presentation is only the general revenues for the governance of the Township. The other significant change is the indebtedness tax previously proposed, now eliminated in the revised proposal. Highlights of this new proposal are as follows:

- Increased the EIT (Earned Income Tax)
- Decreased personnel costs
- Total assessed value (from County Tax Assessment) changed from \$106,429,112. As of November 10, the total amount is now \$106,246,421; a difference of \$182,000. This decreases the tax amount by \$274 for general fund; and fire tax by \$145.

Summary of new proposal is as follows:

Plan "X Ver. 2.1": Requires \$100,000 income from Real Estate Transfer Tax, increases EIT, supports opening the \$2 Million LOC, reduces support for Rock Creek Corridor Project, no salary increases, reduces hours of zoning officer, office open only three days/week, no overtime for staff except road crew, eliminates one newsletter per year, ending with a deficit of \$274.

Suggests a 1.58 mil (.00158) property tax increase for the General Fund	Generating \$167,870
Suggests enacting a .8 mil (.0008) fire tax	Generating \$ 84,997

Estimated impact on property assessed at \$62,569 is: \$149/year (or \$12.50/month)  
New Millage rate would equal 2.38 mills (.00238)

Finance Committee answered questions that were presented at the October 29, 2008 special meeting at Yinglings regarding comparisons from 2006 through 2008. An overview of the ag land preservation funds/program were also presented.

Mr. Chantelau moved on behalf of the Finance Committee, seconded by Mr. Scott, to withdraw Plan C as tentatively adopted last month. Discussion: Mr. Chantelau noted the Committee looked at what was said at the budget sessions and the public meeting comments and looked at the plan again to come up with what is now being proposed. With no further discussion, the motion carried unanimously.

Mr. Chantelau moved, seconded by Mr. Scott, to tentatively adopt Plan X, Version 2.1, to be known as the tentatively adopted budget for 2009, with intent to formally adopt on December 18, 2008. Discussion: Mr. Waybright opened the floor to the public for discussion.

1. Dave Updyke: asked why the tax collector's salary increased. Mrs. Crushong: tax collector receives a 5% commission on what she collects. Because the taxes will increase, her salary will too. Mr. Davis explained the commission rate is set by the Township at the beginning of the elected term and cannot be changed during that term.
2. John Gormont: asked when all the changes were made; most of his questions were answered relative to the tentative adopted budget Plan C. He thanked the supervisors for that. He wondered why the new proposal was not made available until tonight. Mr. Scott: Finance Committee has worked on the new proposal since the last meeting and the Supervisors are seeing it for the first time tonight as well. It was just made available to everyone tonight. Mr. Gormont: suggested checking out Embarq expenses; thinks there are better deals available for businesses. He also asked about the salary line item for Secretary/Treasurer and increases in previous proposal. It was noted that line item includes three staff members but the proposal on the table now does not include any salary increases.
3. Lori Hottenstein: questioned how many hours per year for the solicitor are represented by the total dollar amount listed in the proposed budget. Mr. Davis: divide the number listed by \$120 and that gives the number of hours. Ms. Hottenstein: Where/what is the \$500,000 under recreation, for land acquisition? Mr. Chantelau: was used to purchase 16+ acres behind and around Mud College Schoolhouse on Route 97. Ms. Hottenstein: Fuel – general use Mobile; who is that for if the road crew fuel is separate under its own line item? Mr. Dayhoff: for gasoline township owned vehicles. Road crew is diesel fuel for equipment. Ms. Hottenstein: salary for secretary/treasurer; represents how many people and how many hours for each? Ms. Constable: three total, one at 40 hours and two at 30 hours per week. Ms. Hottenstein: Letter at beginning of meeting regarding SPCA asking for \$1.00 per capita. Ms. Constable clarified letter was from a citizen suggesting \$1.00 per capita be given to SPCA. Mr. Scott explained process of SPCA soliciting \$1.00 but recently revised that to \$.50 per capita. Last year's budget was approximately \$.75 per capita. 2009 proposed budget includes approximately \$1.00 but it could be less when it comes time to cut the check.
4. John Gormont: why not just pay \$.50 per capita to SPCA now and if can afford later, then pay later. Supervisors explained that could happen but the total has to be budgeted now. Noted that the SPCA does a service that the Township doesn't want to get into.
5. Phil Cole: questions ag land preservation; it's a big part of the budget. Mr. Waybright explained it comes down to planning and what is important for the future. It is an investment and important for protecting the township. With land protected in perpetuity, there will be no need for services such as police, etc. Must be planned now so regulations are in place before development breaks loose. Discussion on soils in Mount Joy Township and the County program versus the Township program, and the \$2 Million line of credit.
6. Pam Roman: asked about Liquid Fuel monies. Understands it is money from the state and must be used on what? Mr. Dayhoff: road maintenance, or one fourth that comes in each year can be used for equipment purchases. Mrs. Roman: must it all be used or does it have to be given back if not used? Mr. Dayhoff: no, it is not given back and it does not have to be used in the same year. Mrs. Roman: asked why it is not shown in the income. Mr. Dayhoff: it is a completely separate fund; it is not part of the general fund. It is not part of the taxing. Mr. Scott: it does not show up in the general funds. It is in the budget as a separate item; money comes in and goes out and is carefully monitored per state regulations. Mrs. Roman: requested a copy of the Liquid Fuels account report.
7. Mr. O.D. Hottenstein: asked if the power point presentation would be available on the web site or as a handout. Interested in the ag land program and trying to figure where \$300,000+ in revenues went. Presentation shows \$300,000 deficit in ag program. Mr. Chantelau: that is the money the township borrowed from the \$1 Million. Mr. Hottenstein: comparing from 2006 to 2008 and then 2009 proposed, discussed revenues on real estate tax. Mr. Dayhoff noted that last year the real

estate tax total revenue was approximately \$15,000. Mr. Hottenstein: how did the township operate on that amount of \$15,000? Mr. Dayhoff: the transfer real estate tax was higher, didn't have the payments for the ag preservation loan. We are paying now for the future. Mr. Hottenstein: where is all the money going that was in the bank in previous years? What is happening to the interest? Mrs. Crushong: most was from The Links and not getting the transfer tax now. Mr. Scott gave an overview of discussions during 2008 budget process to raise taxes 2 mills but decided not to do it at that time, rather use from reserves. The Supervisors do not want to do that any longer and do not want the reserves to go under \$500,000. He also explained the process of what the County tax reassessment will do to the townships' future budgets. Mr. Hottenstein: asked why solicitor fees in 2008 were higher than what was budgeted. Mr. Davis: the reason that went up so much was due to one citizen who constantly filed ridiculous frivolous lawsuits against the Township. Mr. Hottenstein: questioned principal only payments; payment on the loan? Mr. Chantelau: yes. Mr. Hottenstein: asked if the Township has \$3 Million Dollars in potential loans, or one loan for \$1 Million dollars and an option for two more? Mr. Chantelau: yes. Mr. Hottenstein: recommended the Township not touch the additional two options at this time with the current status of economy. With reference to the road, does the Township anticipate \$10,000 maintenance to the road, and what is needed? Mr. Dayhoff: increased price in black top, stone, and salt. Fuel is in a separate line item but that increased as well. Mr. Hottenstein: in summary, would like access to the slide presentation via web site or however. Somehow a \$300,000 deficit, the expense of doing business has gone up and doesn't understand how this happened overnight. Mr. Scott: explained Supervisors have been aware of this over the past year and Finance Committee has been monitoring it throughout the year. Mr. Hottenstein: understands but residents were not made aware of this until now and are not sure what increases are ahead for 2010, etc. Need to be more informed citizens when preserving ag land or recreation. Services to the citizens from the office staff should not be cut back as opposed to \$50,000 here or there. Services to the citizens are important. Possibly too big in the land acquisition process.

8. Tom Dunchack: commented that the Supervisors meet once a month and running the Township is a continuing and ongoing thing. A person can't come in and make statements that they want to be informed but then never show up at township meetings.
9. Eileen Holmes: 2008 budget included \$50,000 in general building; 2009 budget does not include this. Was the \$50,000 spent? Mr. Chantelau: about half was spent for paving the parking lot. Mrs. Holmes: under Furniture and Office Equipment, 2008 included \$13,550; 2009 is \$3,200. Why such a difference? Mr. Scott: spending the least amount as possible. Mr. Waybright: 2008 replaced the copier and some computers.
10. Phil Cole: everyone in the County will be reassessed on the real estate tax. Asked if Supervisors agree that everyone's property value will go up. Mr. Scott: No. Discussion on how the County reassessment works and what it may do to values of homes; when assessment goes up millage rates are adjusted down, generally, 1/3 values increase, 1/3 go down, and 1/3 stay the same; what the percentage of increase is allowed by law to assess after a reassessment, i.e. township can only receive up to 5% more in real estate taxes than what was collected in the previous year.
11. Bernie Hueskin: asked to clarify the EIT (Earned Income Tax); assuming it was raised to level everything at the same, not raising individual income tax for each taxpayer? Supervisors: No. The basis is an estimate of what is being collected this year. Mr. Hueskin: understands just raising the total estimate. Supervisors: yes.
12. Jerry Althoff: thanked the Supervisors for listening to public comment and taking the budget back to the Finance Committee for review. New proposal cuts Plan C millage rate by almost 50%. One problem is with the \$300,000 deficit from 2006 – 2008, for land preservation. Encouraged Supervisors not to open the \$2 Million LOC and work only with the \$1 Million and get that paid off right now. Mr. Waybright: Supervisors are aware of this and have not opened the \$2 Million LOC. They have been in the process over the last few months of asking for an extension on this.

13. O.D. Hottenstein: asked how many per capita is in Mount Joy Township. Supervisors: 2000 Census is 3,232. Mr. Hottenstein: what is the interest rate on the \$1 Million ag land bond? Mrs. Crushong: 4.75% Mr. Hottenstein: asked if the 5% increase in taxes after the county reassessment is applied to the current millage rate. Mr. Davis: it is a 5% increase on the revenue from the ad valorem taxes (real estate tax against the value of ones real estate). For example: if the Township collects \$100,000 in 2010, the Township cannot collect more than \$105,000 in 2011.
14. Pam Roman: if property was valued at \$400,000, taxes paid on this would be on assessed value of \$200,000, what would the tax be with the new proposal? Mr. Chantelau: approximately \$470. Mr. Chantelau: referring back to Mr. Hottenstein regarding land acquisition. Township paid \$34,000 from general fund to purchase property. Opportunity costs of \$100,000 from real estate transfer tax from sale of The Outlets (received \$200,000 of which \$100,000 went to ag land and \$100,000 went to the recreation); this money could have gone elsewhere which is why it is called an opportunity cost. Technically, the Township spent \$134,000 for 16 acres of land. The total for that land was \$500,000. The rest of the money came from grants from County and State. Further discussion on how preservation program works, how grants work, and what preservation of land will do for future generations.  
Pam Roman: \$10,000 development density fee under ag land preservation, understands that comes from The Links. How much total has The Links paid the Township for density development? Mr. Scott: Township knows this info but not available right this minute; will get that answer to her later. Explained the reason the \$10,000 is in the budget is that it is paid when a property sells at The Links. Has nothing to do with transfer taxes, it is only related to density. Mrs. Roman: this all goes towards ag land preservation? Supervisors: Yes.
15. Steve Kelley: regarding preserving land, asked if anyone saw the Harrisburg Newspaper today. 400,000 acres in Pennsylvania the state is proposing to buy. Let the State buy the land instead of municipalities. Mr. Waybright: this has nothing to do with discussion of ag land preservation. The Township is not buying properties, it is buying the development rights or the easements. Mr. Kelley: State is asking municipalities to put money towards the purchase of these properties. Supervisors: doesn't mean Mount Joy Township will do this. Further discussion on planning for the future with preserving land, creating state parks, etc.,
16. Kathy Birkhead: looking at the budget, taxes will need to be raised again next year because there is an automatic deficit, mainly due to not receiving transfer tax as anticipated. Mr. Scott: that is a difference of opinions on the Board and the Board has agreed to let it stand with the hope that the transfer tax will come in; it is an estimate of what is coming in. Mr. Chantelau: in the previous budget plan, there was an indebtedness tax included to pay the debt so the transfer tax would not have to be relied on. This was eliminated in the revised plan and it is hopeful that the transfer tax comes in as anticipated. Township cannot do deficit spending; must be a balanced budget.
17. John Gormont: understood the paving for the parking lot was paid from Liquid Fuels. Mr. Dayhoff: no, not at all; it can't. Mr. Gormont: thanked the Finance Committee for going back and making cuts to the previous budget proposal. Still thinks more cuts could be done.
18. O.D. Hottenstein: also thanked the Finance Committee for making cuts to the original proposal and thanked the Supervisors for entertaining public comment. Addressing Mr. Dunchack's comment about attending meetings, Mr. Hottenstein stated that some folks can't always be at meetings because of their jobs, etc. Further discussion was held on millage rates for other municipalities and boroughs. Supervisors: can't compare with other municipalities with police forces, etc. However, Mount Joy Township has the investment of ag land preservation program. Once this is paid off it's done; unlike police force which continues to cost the municipality money as long as the force is in place.

Mr. Waybright: regarding people coming out and commenting. These budget workshops and meetings happen every year and very rarely do many folks attend. It's great that folks attended

this year and participated. What's interesting is that Mr. Chantelau was handing out info during Election Day and not one person approached him about raising taxes.

Mr. Scott: regarding receiving state, federal and county grants. He will look at a petition and will vote for reducing this kind of stuff coming back; lower my taxes at the federal and state level and I will vote for that, but as long as it is already in effect, and my money is going up there, I want my supervisors and county commissioners to get as much of it as they can to get it to come back down here, because it's coming from here, you get it to come back.

Mr. Chantelau: next month Gettysburg School District will be voting for a new stadium so the school taxes will be increasing next year.

Mr. Waybright asked for any other comments. With no further comments, the Supervisors asked the Secretary to read the motion that is currently on the table. Ms. Constable stated the motion as follows: Mr. Chantelau moved, seconded by Mr. Scott, to tentatively adopt Plan X Version 2.1, to be known as the tentatively adopted budget for 2009, with intent to formally adopt on December 18, 2008.

Discussion: Mr. Dayhoff thanked everyone for coming out and giving comments. The first budget workshop had only three people show up. He was not comfortable with the first tentatively adopted budget and thinks once it hit the newspaper it brought the citizens out. This is what he wanted to happen; the public to give feedback and is glad they showed up. Unfortunately, each of the Supervisors needs to adjust to what they think it should be, but thinks there is a budget on the table now that will work. The people of Mount Joy Township may not realize it but they get a lot of services for the dollar they spend; during the last 12 years that their tax was only \$9.00 on a \$100,000 value. Now it will go up to an average of \$149. Comparing that with other townships and boroughs for what the citizens get, is a good bit. The Township runs Mud College School, takes care of the roads, has an ag land preservation program, supports our fire companies, and thank goodness there is no police force to support yet. If or when police is needed, it is hopeful to do something regionally or on a limited basis. If the township would happen to be developed and the township would be looking at 10,000 or 20,000 residences as opposed to 3,232, then the township would be looking at its own police force with taxes of over 8 to 10 mills. Through ag land preservation, it is an investment. Sooner or later the bonds will be paid off. With a police force, that expense never goes down.

Mr. Scott echoed Sam's comments. Working through this, he is very concerned with the next six months and onward. Has thought about this and thought maybe go deeper into the reserves, but no. If it stays down a year or six years, no one knows where this economy is going. This is the Township's best efforts for the future. Thanked everyone for coming.

Mr. Rhodes agreed with both George and Sam. All along he has had some pretty strong reservations about some things in the budget but thinks it has been covered well and he accepts what the Finance Committee has done tonight and thinks they have done a pretty good job. There are a few things that he would like to reconsider, but this is the wrong time to do it and thinks they are covered well in the budget.

Mr. Chantelau echoed what his fellow supervisors have already said; the people have come out and hopes they would come back again. The dialogue is always good and it's always good to know what people are thinking. Can always send the Township and email or phone call and it will respond. Thanked everyone for coming.

Mr. Waybright echoed as well. Appreciates everyone who came out. Finance Committee, Treasurer, and Supervisors have a lot of time invested in this process. As the people's elected officials, the Supervisors try to make decisions that are best for the overall Township, not someone individually. After the budget is adopted, the Supervisors will still meet monthly and welcomed everyone to come out.

Mr. Dayhoff noted there are a few boards with vacancies and welcomed anyone to submit their name.

Supervisors thanked Robin Crushong, Treasurer, for all her work and the great job she has done on this budget.

With no further discussion from the Board, the motion carried unanimously.

Supervisors instructed the Secretary to advertise the tentatively adopted 2009 budget for public inspection and instructed the Solicitor to prepare a tax resolution as required.

**Adjournment:**

With no further business to come before the Board, Mr. Waybright adjourned the Supervisors' Meeting at 10:30 p.m. this date.

Respectfully submitted,

Brenda J. Constable  
Secretary