

**Mt. Joy Township
Supervisors' Regular Meeting
September 20, 2018**

Meeting Minutes

Present: John Gormont, Chairman; David Updyke, Vice-Chairman; Dennis Bowman; Susan Smith, Solicitor; Sheri Moyer, Secretary

Absent: Jeffrey Patterson and Terry Scholle

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, Pennsylvania.

Call to Order: John Gormont, presiding.

Starting Time: 7:00 p.m.

Pledge of Allegiance

- **Public Comment:** Hurshel Shank, Gettysburg Fire Company Chief regarding the fireworks ordinance and a letter received from PA Municipal Code Alliance to offer services for fireworks site inspections and/or provide training for the inspectors.

Erik Hubbard, Barlow Fire Company. Requesting information regarding the 7-Eleven. Mr. Gormont said it appears to be closed. The pumps are gone, and the entrance has been taped off. All the signs are gone and there is paper over the windows and door. Ms. Smith said that if the tanks are removed there should be a notice from DEP to the Township.

He also questioned the fire reports that are received. Mr. Gormont said there was a discussion, after the last meeting, clarifying the information on the report. And talked about the sequencing of the report.

Approval of Minutes:

- Supervisors' Regular Meeting Minutes, August 16, 2018. Mr. Bowman moved, seconded by Mr. Updyke to accept Minutes as presented. Motion carried unanimously.
- Supervisors' Workshop Meeting Minutes, September 6, 2018: No meeting.

Chairman's Comments: None.

Solicitor's Report: Mr. Updyke moved, seconded by Mr. Bowman, to accept the Solicitor's report as presented. Motion carried unanimously.

Persons Requesting Time on Agenda: None.

Announcements: None.

Treasurer's Reports:

- Approval of Monthly Finance Report. Mr. Bowman moved, seconded by Mr. Updyke, to accept the report as presented. Motion carried unanimously.
- Approval of Bills Paid Report. Mr. Bowman moved, seconded by Mr. Updyke, to accept the report as presented. Motion carried unanimously.

Road Report: Mr. Updyke moved, seconded by Mr. Bowman, to accept the report as presented. Motion carried unanimously.

Subdivision and Land Dev.:

- Final Subdivision Plan for Lyman D. Schwartz – Lot Addition: Mr. Vranich explained that the plan before them is a simple moving of the property line. The Board already signed off on the non-building waiver. The only real outstanding comments deals with zoning and the use of the building. On the plan they stated that the existing use is commercial and the proposed use for Lot 2 is commercial – same as existing. The question is, has the commercial business been abandoned. Ms. Smith said several requests have gone out to the owner requesting them to provide information to prove of the use, but they have not done so. She said all the information here at the Township suggests the use has been abandoned. Mr. Vranich said they have time until next month's meeting to table the plan. Mr. Bowman moved, seconded by Mr. Updyke to table the plan until next month so they can remove the comments from the plan. Motion carried unanimously.
- Final Land Development Plan for Gregory W. McGrew – Proposed Agricultural Accessory Building: Mr. Bowman moved, seconded by Mr. Updyke, to conditionally approve the plan based on the satisfaction resolution of the comments of Wm. F. Hill and Associates letter dated August 23, 2018, and the Zoning Officer and Code Enforcement Officer's letter dated August 21, 2018, and payment of administrative fees. Motion carried unanimously.

Engineering Report: Mr. Updyke moved, seconded by Mr. Bowman, to accept the report as presented. Motion carried unanimously.

Zoning Officer/Code Enforcement Officer's Report: Mr. Updyke moved, seconded by Mr. Bowman, to accept the report as presented. Motion carried unanimously.

Land and Sea Service Inspection Report: Mr. Updyke moved, seconded by Mr. Bowman, to accept the report as presented. Motion carried unanimously.

Planning Commission Report:

- Planning Commission Report: Mr. Bowman moved, seconded by Mr. Updyke, to accept the Planning Commission report as presented. Motion carried unanimously.

Open Records Officer Report:

- Richard A. Klein requesting copies of all records concerning conditional use request & subsequent approval of conditional use submitted by the Intersection Church and or affecting the property at 1980 Baltimore Pike, Gettysburg, PA for the calendar years of 2017 & 2018 including any requests for time extensions with which to file documentation. - Partial denial due to insufficient request and denied in part because no records exist.
- Sharon Kuntzman requesting copies of The Courtyards at The Links at Gettysburg – 2017 Revisions Plan; Sheets 1 & 12; The Courtyards at The Links at Gettysburg, Phase IB Final Subdivision Plan; Sheets 1 & 3; The Courtyards at The Links at Gettysburg, Phase IB & IC Final

Land Development Plan; Sheets T1-1, PL-2, ST-2, GR-1, GR-2, ES-1, ES-2, ES-DT01, ES-DT02, UT-2 PR-WAT-2. - Granted

Fire Company Reports:

	MJT Calls per month	YTD Calls in MJT
1. Alpha Fire Company	4	17
2. Barlow Fire Company	7	31
3. Gettysburg Fire Co.	4	20
4. United Hook & Ladder No. 33-3	1	4

Mr. Bowman moved, seconded by Mr. Updyke, to accept the report as presented. Motion carried unanimously.

- Second quarter financial reports from Alpha and United Hook & Ladder Fire Companies. Mr. Bowman moved, seconded by Mr. Updyke, to accept the financial reports from both Alpha and United Hook & Ladder Fire Companies. Motion carried unanimously.

Mr. Bowman moved, seconded by Mr. Updyke, to release the second quarter disbursement to Alpha and United Hook & Ladder Fire Companies. Motion carried unanimously.

Correspondence:

- Letter dated August 20, 2018 from Pennoni regarding Alloway Creek bridge weight
- Letter dated August 22, 2018 from PA Municipal Code Alliance to offer services for fireworks site inspections and training
- Letter dated September 12, 2018 from Adams County SPCA regarding new trap-neuter-release program for cats
- Letter dated September 10, 2018 from COG regarding cleaning up the Chesapeake Bay (WIP III meeting)
- Letter from COG regarding repairs to bridges
- Letter dated September 2018 from COG regarding membership. Mr. Updyke moved, seconded by Mr. Bowman, to join the COG and pay the \$100.00 per year annual fee. Motion carried unanimously.

Committee Reports:

- Personnel: (Patterson and Updyke) Mr. Updyke said they have been working on updating the Personnel Employee Manual
- Finance: (Gormont and Updyke) Mr. Gormont said they are working on the budget and hope to have something ready for the next meeting.
- Road Report: (Gormont) Mr. Gormont said they are doing shoulder cutting along the Township roads.
- Public Safety: (Bowman) No report.

Business

- Software Update Discussion: Jeff Baum from Total Tech Solutions presented to the Board two options to upgrade the Server Software. Option 1 was to continue to have an in-house server and purchase Microsoft 365 for an approximate cost of \$3,290.00 with an estimated yearly maintenance cost of \$780.00. Option 2 is a hosted solution of Office 365 off-site for an

estimated yearly cost of \$1,050.00. Mr. Updyke moved, seconded by Mr. Bowman, to proceed with Option 2 of the quoted upgrade. Motion carried unanimously.

- Reaffirm poll to open CD and Resolution for CD: Mr. Bowman moved, seconded by Mr. Updyke, to reaffirm the opening of a CD and Corporate Authority Resolution No. 13 of 2018. Motion carried unanimously.
- Reaffirm poll for the Township to intervene and for Solicitor to represent Township in the Tripwire Land Use Appeal: Mr. Updyke moved, seconded by Mr. Bowman, to reaffirm Ms. Smith to represent the Township in the Tripwire Land Use Appeal. Motion carried unanimously.
- Refund Overpayment of Project Funds – Ashley N. & Nicholas G. Seitler: Mr. Bowman moved, seconded by Mr. Updyke to refund Mr. and Mrs. Seitler \$694.05. Motion carried unanimously.
- Refund Overpayment of Project Funds – Edward & Jessica Ladzinski: Mr. Bowman moved, seconded by Mr. Updyke to refund Mr. and Mrs. Ladzinski \$150.00. Motion carried unanimously.
- Special Events – Permit Fee: Mr. Bowman moved, seconded by Mr. Updyke, to reduce the Special Events Permit fee to \$50.00. Motion carried unanimously.
- ACATO Annual Convention, November 14, 2018 – Reservations: Mr. Gormont, Mr. Hartman and Ms. Moyer will be attending the November 14, 2018 convention. If anyone else is interested, please let Ms. Moyer know as the registration needs to be submitted by October 12, 2018
- Proposed Ordinance establishing attorney fees (municipal liens): The Board set October 4, 2018 immediately following the Conditional Use Hearing to conduct a public hearing for the proposed ordinance to establish attorney fees for municipal liens.
- Links – Financial Security Agreement: Ms. Smith said the Links is in breach of agreement because the agreement provided that certain of the projects reach a threshold of sales to homeowners that certain improvements were required to be completed. The agreement identified both the different projects and the improvements required and stated the improvements needed to be completed on or before meeting that threshold. Garrison Phase IIA has reached that 70% threshold as of August 2017 and there are uncompleted improvements on the improvement schedule. Ms. Moyer said they also need to provide copies of the receipts and deeds as required by the agreement. She said the last receipt we received was January 12, 2016. The Board agreed to have Ms. Smith send a letter stating they should provide an action plan on what they are going to do and propose deadlines. They also agreed that they need to provide the receipts within 10 days.

Other Business (not on agenda):

- Fairview Farms: Ms. Smith said she received a call from Attorney Yates who said he retired and currently is holding the performance security for this project in an escrow account. He indicated he has Mr. Hostettler as a client and is going to transfer this client to Barley Snyder. He indicated he is also going to move the escrow account to Barley Snyder. Ms. Smith said they need to provide correspondence to the Township stating that he has those monies, what they are for, and what he intends to do. She then said we need to receive a letter from Barley Snyder stating that they have received those funds and what they are to be used for. Ms. Smith would like the Board to authorize Mr. Vranich to verify, under today's prices, if the amount being held is sufficient to complete the improvements. Mr. Updyke move, Mr. Bowman seconded, to have Mr. Vranich to do an assessment for the updated security amount and authorize Ms. Smith send a confirming letters acknowledging receipt of the letters. Motion carried unanimously.

Executive Session: None.

Adjournment: With no further business to be discussed by the Board, Mr. Updyke moved, seconded by Mr. Bowman, to adjourn the meeting. Motion carried unanimously. Meeting adjourned 8:28 p.m.

Submitted by,

Sheri L. Moyer
Secretary