

HALIFAX TOWNSHIP
102 Fisher Street
BOARD OF SUPERVISORS
MONTHLY BUSINESS MEETING MINUTES
February 13, 2017 – 7:00 p.m.

CALL TO ORDER - Chairman Bechtel called the meeting to order at 7:10pm followed with the Pledge of Allegiance.

ROLL CALL - Supervisors Bechtel, Bruner, Paul, Schreffler, McBurney are present along with Engineer Frank Lentz, Solicitor Bruce Warshawsky, Roadmaster Corey Stazewski, and Secretary Wendy M. Wentzel.

RECORDING MEETING – In addition to the Recording Secretary, Chad Lebo was recording the meeting.

EXECUTIVE SESSION – An executive session was held on January 30th, 2017 from 7:00 pm until 8:30pm and again this evening prior to the monthly business meeting from 6:20pm until 7:00pm to discuss land acquisition and litigation.

PUBLIC COMMENT PERIOD – Flo Mallonee commented about the current event occurring in Quail Commons. Ed Sutliff, owner of the Red Rose Motel, is currently trying to obtain an occupancy permit for a section of the structure to set up an office in order to sell used vehicles which was previously used to sell ice cream. He shared that he was having a difficult time reaching Light-Heigel. Mr. Sutliff wants his used car sales business to begin in early March. The Board asked the Secretary to forward the correspondence that was presented to the Board to Light-Heigel to see if they can help Mr. Sutliff.

SECRETARY/TREASURER REPORT

Paid Interim Bills – Motion was made by Supervisor Paul and second by Supervisor Schreffler to approve the paid interim bills thru February 13, 2017. Vote called. Motion carries 5-0. **Current Unpaid Bills – Motion** was made by Supervisor Schreffler and second by Supervisor Paul to pay the unpaid bills as of February 13, 2017. Vote called. Motion carries 5-0. **Minutes – Motion** was made by Supervisor McBurney and second by Supervisor Bruner to approve the meeting minutes of January 9, 2017. Vote called. Motion carries 5-0. **Financial Report** – Placed on file for audit at a later period.

EMC REPORT – Tim Neiter, one of the Chiefs at the Halifax Fire Department, and EMC for the Township, was absent but on his behalf, Supervisor Bruner relayed EMC Neiter's request for a donation from the Township to purchase a drone with a cost of \$1,000. This drone would be used at the scene of fires and other incidents that the Fire Department is dispatched to. After discussion took place, a **Motion** was made by Supervisor Schreffler and second by Supervisor McBurney to donate \$500 toward the purchase of a drone for use by the Fire Department. Vote called. Motion carries 5-0.

Another matter raised was the air card provided for the EMC. The air card was outdated, returned to the Township office, and it was cancelled on the township's phone bill. Discussion ensued as to how to reimburse the EMC for data when he works on the Township issues relating to emergency management. **Motion** was made by Supervisor McBurney and second by Supervisor Paul to reimburse EMC Neiter for use of data on his personal air card. Documentation must be submitted to the Township for reimbursement. Vote called. Motion carries 5-0.

PLANNING COMMISSION RECOMMENDATION – Chairperson Flo Mallonee read and submitted for the record her report for the Planning Commission for the month of February 2017. There were no new items for the agenda submitted for review. The meeting conducted was used to discuss subdivision and private road written clarifications for the SALDO. Supervisor McBurney discussed the meeting conducted with LTL Consultants, the new alternate UCC firm. He provided detailed paper information on their idea for UCC issues within the Township. LTL was expected to be present at tonight's Board meeting.

ENGINEER REPORT – Engineer Lentz provided an overview of his report dated January 27, 2017 with the Board of Supervisors for services during the month January. The report has been placed on record.

SOLICITOR REPORT – Solicitor Warshawsky presented his report dated February 7, 2017 for services during the month of January. **Ziegler Nuisance - Motion** was made by Supervisor Schreffler and second by Supervisor Paul to have Solicitor Warshawsky withdraw the complaint filed by the Township with District Justice Johnson against the Zieglers'. Vote called. Motion carries 5-0. **Brother Nuisance** – One third payment has been made at this point that was awarded to the Township. Corey will be talking to Mr. Brother before the 30th day this will be treated as a nuisance. **DONCO Construction/Lenker v. Halifax Township – Sweigard Intervention** – Received a copy of the court order affirming Judge Lewis' decision. Sweigard has 30 days to ask for the entire Commonwealth Court to reconsider its decision or file an appeal to the Supreme Court.

ROADMASTER REPORT – Roadmaster Stazewski submitted his report for January. The Township has received a few complaints regarding trash located at 110 Locust Street. Pictures were shared with the Supervisors including the Dauphin County aerial view of the parcels. **Motion** was made by Supervisor Bruner and second by Supervisor McBurney to send a pre-nuisance letter to both parcel owners as it was unclear whose trash it was. Vote called. Motion carries 5-0.

The Roadmaster discussed with the Supervisors the purchase of a new mower. The price of a new mower was provided. More research is needed.

The Roadmaster also brought to the Board the protocol for reporting and responding to down trees. The Board instructed the Roadmaster to talk to the Fire Department to clarify the protocol for down trees.

Chairman Bechtel asked Corey to share information that he gathered on a truck at Federal Surplus.

SEO REPORT – Report dated February 10, 2017 for January's activities was received and placed on record.

ADMINISTRATIVE – Secretary/Treasurer Wentzel asked when the Board wanted the money distributed that was allocated for donations in 2017. The Board stated that it was fine to distribute the monies at any time.

OLD BUSINESS

Matamoras Road – Chris Woloszyn of USG was present to explain the different repair options for the failing culvert on Matamoras Road which currently has a metal plate over it and needs repaired. Option #1 was concrete coating on the interior of the pipe. It would take approximately one week to repair. Option #2

was using a slip lining or what is known as a pipe within a pipe. It would take 4-5 days to repair. No action was taken by the Board. Pricing which includes permitting, was provided to the Board. The road would only be closed for a short period of time. No action taken at this time.

Employee Handbook – Solicitor Warshawsky had suggested some changes in the handbook to reflect the changes to the Assistant Roadmaster/Full Time Roadcrew position and his responsibilities. **Motion** was made by Supervisor Bruner and second by Supervisor McBurney to approve the revised job description as presented with the additional key functions as set forth in Supervisor McBurney's email dated December 16, 2016. Vote called. Motion carries 5-0.

Hoover/Brown Issue – Extensive conversation was held between counsel for both parties and the Township SEO. **Motion** was made by Supervisor McBurney and second by Supervisor Schreffler to have Counsel for the Browns talk to them to determine whether they want a dye test done or to just cap it and close cesspool and notify the Township by the close of business on Wednesday, February 15, 2017, which route they choose to take. Vote called. Motion carries 5-0.

Snody Complaint – Board members had been invited to visit Mr. Snody's property on January 21st to look at his concerns. There are some stormwater issues involving the Township Road. The Township has decided that it will address those issues that may or may not be a problem where road construction took place on Middle Road in the last year. Another concern by Mr. Snody was about water coming out of the driveway of the property on the south side of Mr. Snody's and he claims that water coming out of that driveway is going back into his driveway creating a problem. The Township has agreed in theory to address that situation by putting in some sort of a catch basin to potentially catch the water coming out of there and putting it via pipe into a drain that Township already has on the other side of Mr. Snody's driveway. The other issue complained about by Mr. Snody are the two ladders and some decking that are close to the property line of Mr. Snody's property. When asked by the Board what the ladders and the deck was used for, Mr. Lebo stated that the ladders were used for photography and the deck was used as a turkey blind for hunting. The Supervisors agreed that the stormwater that comes through Mr. Lebo's property and onto Mr. Snody's property is a private issue and not a Township issue per advice of counsel. The catch basin just below Mr. Lebo's driveway should have a rock runoff similar what the Township has along the road. The Township could put it in its right-of-way but if it goes beyond that, the township could work with Mr. Lebo. The Roadmaster will meet with Mr. Lebo to work something out on the water coming off the Township road.

NEW BUSINESS

Set Tax Collector's rate for 2018 and beyond – After discussion was held, a **Motion** was made by Supervisor McBurney and second by Supervisor Bruner to keep the Tax Collector Rate as is currently set at the rate of 4%. Vote called. Motion carries 5-0.

Spring Clean-up dates – **Motion** was made by Supervisor Schreffler and second by Supervisor Bruner to set the cleanup days for Halifax Township residents as May 12th and May 13th. Vote called. Motion carries 5-0.

LTL Consultants Withdrawal – LTL Consultants had sent an email asking that the Township withdraw them as the alternate UCC. They felt that their rates would not benefit the residents of the Township. After discussion, **Motion** was made by Supervisor Bruner and second by Supervisor McBurney to accept LTL

Consultants' request to be withdrawn as the Township's alternate UCC. Vote called. Motion carries 5-0. Supervisor McBurney will reach out to LTL to see how the Township can move forward and work with LTL in restructuring the fee schedule.

Snow and Ice Resolution – Motion was made by Supervisor Bruner and second by Supervisor Paul to dispense with the reading of the Resolution. Vote called. Motion carries 5-0. **Motion** was made by Supervisor Bruner and second by Supervisor Paul to accept the changes made to the Snow and Ice Resolution. Vote called. Motion carries 5-0.

Recent Quail Commons Incidents – Residents of the development spoke of their concern for the safety or their families in reference to the shooting that took place in the development. Solicitor Warshawsky stated that unfortunately the preemption of the Fair Housing Act constrains both the municipality and state governments from treading into this area. If the Township had a dedicated police force and presence, there could opportunities to increase patrols to avoid situations such as the recent incidents. In terms with dealing with residents, the only thing that the Township can do is insist upon the owner's adherence to all HUD regulations including the persons who are breaking the law be vacated from the premises. The landlord has right to do it. The District Attorney is insistent upon removal of persons who are breaking the law in housing like this. It would not be inappropriate for the Township to be in communication with Mr. Yoder and express our desire to ensure that the individual(s) are removed. We can request, although not require, that he maintain some form of private security force. We can insist that the District Attorney's office join us in our request to ensure removal of such individuals. **Motion** was made by Supervisor Schreffler and second by Supervisor McBurney to have Solicitor Warshawsky, after receiving additional information from the residents, prepare and send a letter to the various authorities and local government addressing the concerns regarding Quail Commons. Vote called. Motion carries 5-0.

Halifax Village (formerly Strohecker's Park) – After some discussion, it was decided to table this agenda item until next month.

Liquid Fuels – Fisher Street and Grandview Place – Roadmaster Stazewski brought to the Board's attention that the Township is maintaining and plowing Grandview Drive and Fisher Street and the Township is not receiving any liquid fuels monies. Grandview Drive is not a Township road but the Township has been maintaining Grandview Place from Route 147 up to the railroad tracks. Solicitor Warshawsky will communicate with PUC regarding Grandview Place and research the process for getting liquid fuels for Fisher Street and the alley.

A to Z Construction Complaint – A complaint was received by the Township regarding the number of unlicensed vehicles on the A to Z Construction property on South River Road. According to the owner, these vehicles are used for business. **Motion** was made by Supervisor Bruner and second by Supervisor Paul to send a letter to Mr. Auman letting him know that A to Z Construction is not in violation to the Township's nuisance ordinance and that their vehicles are used for their business and also send a letter to A to Z Construction that the Township received a complaint regarding the unlicensed vehicles and that the Township encourages them to keep their property in an orderly fashion. Vote called. Motion carries 5-0.

Economic Development – Supervisors McBurney and Schreffler attended the Economic Development meeting with the Superintendent and a couple School Board Members. The school is exploring the idea of

building a new elementary school and is seeking property for the project. Supervisor McBurney shared that he would be in favor as a Township Supervisor for the Board to bequeath the East side of Route 147 to the School versus the school taking another property and losing that tax base. **Motion** was made by Supervisor McBurney and second by Supervisor Schreffler to the following: The Board of Halifax Township does not believe that it is a fiscally responsible decision to build a new school. However, the Board also recognizes that it has no power of the School Board's decision to do so. However, to make it at least partially fiscally responsible, Halifax Township would consider transferring the land that it has on the east side of Route 147 at no cost to the School District for the purpose of potentially exploring the development of a new elementary school. Vote called. Motion carries 5-0.

AGENDA ITEMS FOR NEXT MEETING

Halifax Village
Keiffer Road
Hoover/Brown Issue

ANNOUNCEMENTS

Special Meeting – Board of Supervisors – February 23, 2017 at 7:00pm
Planning Commission meeting – Monday, March 6, 2017 at 7:00pm
Township Board of Supervisors Monthly Business Meeting – Monday, March 13, 2017 at 7:00pm

ADJOURNMENT

Motion was made by Supervisor Bruner and second by Supervisor Paul to adjourn at 11:36pm. Vote called. Motion carries 5-0.

Respectfully Submitted,

Wendy M. Wentzel
Secretary