

HALIFAX TOWNSHIP
BOARD OF SUPERVISORS
MONTHLY BUSINESS MEETING
SEPTEMBER 8, 2008

CALL TO ORDER: Chairman Shearer called the meeting to order at 7:04 p.m. followed with the pledge to the flag.

ROLL CALL: Supervisors Shearer, Ruff, Eppley and Hoover are present. Supervisor Shultz is not present. Chad Brackeen is sitting in for Tom Wilson Engineer. Steve Dzurainin Solicitor is present.

EXECUTIVE SESSION: Executive session was held August 27 from 9:00 a.m. to 12:25 p.m. and tonight from 5:45 p.m. to 6:52 p.m. for personnel matters. The Board has discussed at this executive session to have everyone, supervisors and public alike, sign-in and sign-out during business hours and after hours at the township building. Motion – Supervisor Eppley made a motion to initiate the procedure for supervisors and the public to sign in and sign out during business hours and after hours at the township building, seconded by Supervisor Ruff, vote called, motion carried 4-0.

TAPING THE MEETING: In addition to the Secretary, Dan Shearer is taping the meeting.

PUBLIC COMMENT PERIOD: Melinda Warfel defers. Florence McGuire asked if the Board is going to address the issues she dropped off which is from a group of concerned residents. The Solicitor stated the form was not signed and it was not known who it was from. Also, the Board will not accept anything from the people without knowing who the people are and the Board has no obligation to address concerns from groups that may or may not exist. If there are issues from a group that has been organized and documentation can be provided of the organization of the group, then it will be addressed to the group. Loretta Prouse defers to later on the agenda. Flo Mallonee asked for clarification on the issue of the sign in procedure and does this include the Planning Commission. Chairman Shearer stated it does include the Planning Commission but does not include Dale, Ramie or Carolyn. Bill Burch defers to later.

SECRETARY/TREASURER REPORT: Bills – August 27 and September 8 – Supervisor Eppley made a motion to approve the payment of the bills totaling \$15,192.57, seconded by Supervisor Ruff, vote called, motion carried 4-0. Minutes of August 11, 2008 – Supervisor Eppley made a motion to accept the minutes as written, seconded by Supervisor Ruff, vote called, motion carried 4-0.

Financial Report for August – No comment.

PLANNING COMMISSION REPORT (see attached September 3, 2008 report): Jim Eppley read the report.

Danner Subdivision Plan - Jim gave the Engineer and Solicitor for review copies of the Deed of Dedication for the Danner Subdivision Plan. Motion for Waiver of Section 404 Minor Subdivision and Land Development requiring submission of a Preliminary Plan – Supervisor Ruff made a motion to waive Section 404, seconded by Supervisor Eppley, vote called, motion carried 4-0. Motion for Conditional Approval of the Linda C., Matthew C. and Emilianne L. Danner Final Subdivision Plan – Supervisor Ruff made a motion to approve the plan contingent upon the K&W Engineers memo of August 27, 2008 subject to items 2-6, seconded by Supervisor Eppley, vote called, motion carried 4-0.

Motion for Time Extension of the Halifax Plaza Final Land Development Plan – Supervisor Hoover made a motion to approve the time extension to March 10, 2009, seconded by Supervisor Ruff, vote called, motion carried 4-0. The Solicitor asked for a motion to approve the extension to March 9 just in case the applicant does not approve it for March 10. Motion – Supervisor Hoover made a motion that in the event the applicant does not agree to an extension to March 10, 2008, the extension will be approved to March 9, 2009, seconded by Supervisor Ruff, vote called, motion carried. 4-0.

B2 Partners Condominiums Final Land Development Plan – Motion - Supervisor Eppley made a motion to reject the plan due to B-2's failure to meet all the comments specified in K&W Engineers memorandum dated August 29, 2007, seconded by Supervisor Ruff, vote called, motion carried 4-0.

Buffalo Park Road – Jim gave status on the issues of this road and the procedures that will have to follow once a consultant is hired for the Master Site Plan to determine if this road is usable for an entrance to the park.

ENGINEER REPORT (see attached September 4, 2008 report): Chad Brackeen read the report of September 4, 2008 and September 8, 2008. Details of Construction Cost Lenker Development – Chairman Shearer stated DONCO Construction is currently using a construction cost on our building authorization form that is lower in June 2008 (\$60/sq. foot) than it was in December 2007 (based on \$70/sq. foot). Motion – Supervisor Ruff made a motion to authorize the Solicitor to send a letter of inquiry to Mr. Lenker asking him to provide an explanation as to why the construction cost is down, seconded by Supervisor Eppley, vote called, motion carried 4-0.

SOLICITOR REPORT (see attached September 5, 2008 report): Flight Source Land Development Plan – Solicitor recommends the Engineer look at the cost estimate to see if additional security should be required. Motion – Supervisor Eppley made a motion to authorize the engineer to review the cost estimate, seconded by Supervisor Ruff, vote called, motion carried 4-0.

Harn Nuisance – Supervisor Ruff made a motion to authorize the Solicitor to file a district justice action against Clifford and Katherine Harn, seconded by Supervisor Eppley, vote called, motion carried 4-0.

Patton Tire Company Nuisance – The Solicitor suggested the Board authorize him to initiate district justice action in four weeks if we have not received information that this has been abated. Supervisor Ruff spoke to Mr. Boyer at Patton Tire Company who told her that the complete pile will be gone in a couple of weeks. Supervisor Ruff will speak to Mr. Boyer and monitor the situation for the next three weeks and advise Solicitor of status. If the nuisance is not abated by then, the Solicitor will send a letter to Mr. Boyer regarding the Board's decision to proceed with District Justice action.

Casner Property Nuisance – The Solicitor does not recommend the Township cleanup the property because after taking into account the mortgage and other liens against the property, there is no equity left. Melinda Warfel talked to Jim Hoffman at Dauphin County Tax Claims who flagged the Casner account to obtain an address the next time someone comes in to pay the taxes. Mr. Hoffman suggested the Township contact the State Police who may be able to check Mr. Casner's driving license record for an address. Dale stated he contacted Harva (Solicitor's Secretary) who did a background check and came up with nothing. Solicitor stated he will stay on top of this and contact Tax Claims to seek an address.

Abandonment of Tobias Road Motion – The Solicitor stated in order to move forward, we would have to identify the road and recommended the Board retain a surveyor to survey exactly what portion is being abandoned. Motion – Supervisor Hoover made a motion to authorize K & W Engineers in getting an estimate on the survey cost and report back to the Board next month, seconded by Supervisor Eppley, vote called, motion carried 4-0.

ROADMASTER REPORT: Motion for Building Permit Application – Supervisor Eppley made a motion to approve the application for a storage shed for Charles Cichy, seconded by Supervisor Ruff, vote called, motion carried 4-0.

Road Salt – Dale stated he will be ordering road salt under the state contract at \$67.92/ton which will cost \$13,584.00 of liquid fuel money.

Used Refrigerator – Dale stated we are in need of a refrigerator in the shop and asked if anyone knows of one and to let him know.

Electric at Rental Property – Dale got an estimate from Art Lower for \$5,887.00 which is for the underground wiring from the pole at the river to the house and well. He will try to get two more estimates. Chairman Shearer stated the Solicitor advised that if the cost is between \$4,000 and \$10,000 two more estimates are needed. Dale explained Art's estimate is \$4,620 and the additional money is for PPL to run a line from the river up to the barn. Chairman Shearer asked for this to be a priority.

Alex Acres and Strohecker Mobile Home Parks – There has been complaints reported in these two parks and it has been reported to DEP. No report has been received from DEP. Dale will follow-up on this and report to the Board.

Supervisor Eppley's Comment – On the Solicitor's report under Kauffman Litigation there is an explanation as to why it was necessary to pursue action on this case.

SEO REPORT: Dale asked the Board to look at the report which indicates under August 8 the visit Mike Brown made to the brick farmhouse at the park property. It was noted there is kitchen sink water running into a floor drain in the basement and out onto the lawn below the house. This must be corrected to run into the septic system piping. Dale will contact a plumber to correct this problem.

OLD BUSINESS: Regional Comprehensive Plan Report – Chairman Shearer stated this is moving forward with commitments from Halifax Borough, Wayne Township, Jefferson Township, Rush Township and Halifax Township. Intergovernmental Cooperation Agreement for Multi-Municipal Planning – Motion – Supervisor Ruff made a motion to authorize a group advertisement if available of the ordinance to consider approval of the Intermunicipal Cooperation Agreement and to set a hearing date with public comment, seconded by Supervisor Eppley, vote called, motion carried 4-0.

UCC Joint Board of Appeals – Intermunicipal Agreement & Ordinance – Chairman Shearer stated there are 14 municipalities ready to sign this agreement. Motion to advertise the Ordinance and Agreement for Public Review – Supervisor Ruff made a motion to authorize the advertisement of the ordinance and agreement for public review and Board consideration at the October 13, 2008 monthly meeting, seconded by Supervisor Eppley, vote called, motion carried 4-0. The Secretary will advertise this.

COG – Chairman Shearer stated there has been a significant problem with tax distribution by Upper Dauphin Tax office the past two years. The problem was contributed to a new computer program which resulted in overpayment to school districts and municipalities. Upper Dauphin Tax office has made some recommendations on how this can be resolved to have overpayments corrected. Further discussion by COG on this issue will be taking place at their next meeting.

Loretta Prouse on Voting District #1 – Loretta thanked the Board for making a donation to Halifax Volunteer Home Care in which she is the Team Coordinator for this organization. She also spoke about her concern over how the change came about which resulted in the voting district #1 location being moved to the Middle School. She further explained the facts that took place since that change was announced and prior to the Dauphin County Commissioner's September 3, 2008 meeting which resulted in having the voting district location changed back to the township building. Supervisors Shearer and Ruff provided some clarification on the issue.

Sun Home Health Organization – Supervisor Ruff feels more comfortable giving donations to a local group which serves our local communities.

Barn Repair – Supervisor Ruff talked to a Jim Fascinelli from Restorations Unlimited who provided a bid on the barn repair back in May 19, 2008 and he suggests sealing the barn roof for now. The Solicitor suggests getting a scope of work from a contractor and to proceed with the bidding process. Dale will work on obtaining a scope of work for the barn repair.

NEW BUSINESS: None.

FOR THE GOOD OF THE ORDER: Budget Meeting – October 7th at 6 p.m., October 8th at 10 a.m. and October 15 at 5 p.m. Loretta Prouse would like to provide an article for the next newsletter and work with Carol Eppley on this before the November 4th election.

AGENDA ITEMS FOR THE NEXT MEETING: None mentioned.

ANNOUNCEMENTS

Planning Commission Meeting October 6 at 7:00 p.m.

Township Meeting October 13 at 7:00 p.m.

Chow Down Saturday, September 13th 4 to 7 p.m., benefits Ft. Halifax Park

Workshop on Stormwater Management October 29th 8 a.m. to 4 p.m. at Wildwood Conference Center Sue Helm is having a public hearing on the need for an emergency medical facility at the Northern end. This is scheduled for September 25th at 10:30 a.m. at Kevin's Place

ADJOURNMENT: Supervisor Ruff made a motion to adjourn at 8:45 p.m., seconded by Supervisor Eppley, vote called, motion carried 4-0.

Respectfully Submitted,

Carolyn Nye, Secretary