

The Straban Township Board of Supervisors met this date, as publicly advertised, at 7:00 p.m. in the meeting room of the Straban Township Municipal Building, 1745 Granite Station Road, Gettysburg, PA 17325 with Board Chair Tony Sanders presiding. Others in attendance were: Vice-Chair Fred Kammerer; Supervisor Sharon Hamm; Office Manager/Treasurer Robin Crushong; Solicitor John S. Phillips; and Erik Vranich from Wm. F. Hill & Assoc., Township Engineer.

Others in attendance were: Lawrence and Sandra Martin; Dave Lazas, ATAPCO; Dan Thornton, TRG; Lance Crouse, Heidlersburg Fire Company; Donna Marion, Heidlersburg Fire Company; Tom Eyler, Heidlersburg Fire Company; Crissy Redding; Tom Adair, Chair of the Recreation Advisory Board; Peter Sontheimer, Secretary/Treasurer of the Recreation Advisory Board; and Ken Knox, *Gettysburg Times*.

Board Chair Tony Sanders led everyone with the Pledge to the Flag.

- Mr. Sanders informed the residents present of the next scheduled meetings: Board of Supervisors meeting on May 2, 2016; Planning Commission meeting on April 27, 2016; and Recreation Board meeting on May 16, 2016. There were no other meetings/workshops.

Public Comment:

None.

Minutes:

Ms. Hamm moved, seconded by Mr. Kammerer, to approve the March 7, 2016 meeting minutes as presented. Motion carried unanimously.

Approve Bills:

Mr. Kammerer moved, seconded by Ms. Hamm, to approve the March 3, 2016; March 17, 2016 and March 31, 2016 bills for payment. Motion carried unanimously.

Reports:

Recreation: Mr. Adair informed the Board of Supervisors that they consulted with the Solicitor and the Recreation Advisory Board is required to appoint a Secretary and Treasurer from the Members even though the duties are ultimately performed by the office personnel. The Recreation Advisory Board appointed Peter Sontheimer as the Secretary/Treasurer of the Straban Township Recreation Advisory Board. At this time, that is all that he had to report on.

Appearance: Mr. Dan Thornton, of TRG representing ATAPCO concerning the Lincoln Commons development presented a Concept Plan entitled "Shealer Rd (T-341)/Hull Dr. - Pr. Driveways Roadway Improvements", dated October 9, 2015 (revised 2/4/16 "Asymmetrical Widening" and revised 2/5/16 "Right-of-Way") to the Board of Supervisors. He pointed out that the improvements to Shealer Road will likely have an impact on the existing Hampton Inn driveway opposite the right-in/right-out site access driveway (Eckert Drive) so a signalized roadway at Hull Drive is being proposed. Mr. Thornton indicated that the developer will notify Hampton Inn of the situation, but requested that the Township work out the details with Hampton Inn. Mr. Lazas referenced the township's traffic engineer, Jodie Evans' letter dated March 9, 2016 indicating that "The maximum queues for the southbound left turn lane are anticipated to extend beyond the Hampton Inn driveway, which may impede sight distance to the right due to anticipated queuing during the peak hour. The Supervisors may want to consider requesting signing this driveway with a "No Left-Turn" restriction, or at a minimum request documentation of the Hampton Inn property owners' awareness/acceptance of the impact." Ms. Hamm indicated that this is not a relationship the township has but a relationship the developer needs to have with Hampton Inn. Mr. Sanders pointed out that Hull Drive is very busy now. How is this going to work with the hotel guests coming out onto Hull Drive when there is only room for one car before that exit point is blocked? Mr. Sanders also noted that the township is not interested in maintaining another traffic signal. The township will own the signal, but the maintenance of this traffic signal will be on the developer. The township will require a Developer's Agreement for this traffic signal. Mr. Sanders pointed out that the traffic signal on Route 30 does not currently have green arrows for left turn or right turn. Mr. Thornton will check on this. Township will do research on the right-in-right-out access at the Hampton Inn property directly onto Shealer Road as it relates to this project. The Board is looking for the developer to talk to Hampton Inn.

Mr. Lazas also wanted to talk to the Board of Supervisors, as he did at the Planning Commissions meeting on March 23, 2016, concerning landscaped divider strips between abutting rows of parking. Mr. Lazas showed the Board a concept sketch plan of Lincoln Commons, specifically that portion designated as Lot 4, which they are seeking a special exception from the Zoning Hearing Board for a shopping center. The developer will be requesting a formal modification of Section 117-60.D.(1)(e). Presently, 65% impervious and 35% landscape area is depicted on the sketch plan. Mr. Vranich indicated that the Planning Commission did not oppose the possible modification. Mr. Lazas was looking for a similar response from the Board of Supervisors. Each of the Board of Supervisors indicated that they did not oppose the possible modification.

Correspondence:

Ms. Crushong announced the following:

- Gettysburg Fire Department February 2016 Report
- Adams Regional EMS February 2016 Report

- Minutes of the Gettysburg Municipal Authority Board of Directors meeting held on February 15, 2016
- Minutes of the White Run Regional Municipal Authority meeting held on February 17, 2016
- Minutes of the Adams County Council of Government meeting held on February 25, 2016
- Minutes of the Adams County Conservation District Board of Directors regular meeting held on February 25, 2016
- White Run Regional Municipal Authority Chapter 94, Annual Report for 2015
- Adams County Conservation District 2015 Annual Report
- Request from PSATS (Pennsylvania State Association of Township Supervisors) to take action on opposing HB 340 which amends the State Sunshine Law and for municipalities to contact its legislators.
- Request from PSATS to take action on Supporting HBs 63, 1234 and 1639 which would amend the Prevailing Wage Act. These HB are in the committee and need to come out of committee, so municipalities are being asked to contact its legislators.

Ms. Hamm moved, seconded by Mr. Kammerer to oppose HB 340 and authorize Ms. Crushong to send a letter to the legislators. Motion carried unanimously. Ms. Hamm suggested that the letter indicate that a motion was made at a public meeting.

Ms. Hamm moved, seconded by Mr. Sanders to support HB 63, 1234 and 1639 and authorize Ms. Crushong to send a letter to the legislators. Motion carried unanimously. Ms. Hamm suggested that the letter indicate that a motion was made at a public meeting.

Old/New Business:

1. **Appointing Park and Recreation Advisory Board Member** – Mr. Adair stated that with the resignation of Joyce Wentz and Debbie Arnold not accepting another full term, the Advisory Board is in need of two (2) new members. At this time, Ms. Arnold has agreed to finish out Joyce Wentz' term to December 31, 2016. The Advisory Board received a letter of interest from John Colgan and the Advisory Board, at its meeting on March 21, 2016, unanimously voted to recommend to the Board of Supervisors Mr. Colgan for appointment. **Ms. Hamm moved, seconded by Mr. Kammerer to approve the appointment of John Colgan as a Member of the Straban Township Parks and Recreation Advisory Board for a five-year term to expire on December 31, 2020. Motion carried unanimously.**

2. **On-line survey of the Straban Township Parks and Recreation** – Mr. Sontheimer handed out a copy of the on-line survey and a press release to be given to the Gettysburg Times. This on-line survey will be embedded into the Straban Township website as a new

page. There will be information posted at the park to direct users of the park to the website for the survey. The Advisory Board would like to see the survey posted for a year so that it can be available for the entire season. At this point, the survey will be posted on the website and a press release for the Gettysburg Times. **Mr. Kammerer moved, seconded by Ms. Hamm to approve the press release to be given to the Gettysburg Times and the survey to be embedded on the township website. Motion carried unanimously.** The Board thanked Mr. Sontheimer for all his work on the survey and press release.

3. Appointment of a Planning Commission Member – Ms. Hamm moved, seconded by Mr. Kammerer to appoint John D. Boblits III as a Planning Commission Member to complete the term left vacant by Darrin Catts’ resignation which term expires December 31, 2016. Motion carried unanimously. Mr. Kammerer also noted that with this appointment of Mr. Boblits to the Planning Commission leaves a vacancy on the Zoning Hearing Board of an alternate. The Township is allowed to appoint two (2) alternates to the Zoning Hearing Board. If there is anyone interested in filling these vacancies, please contact the township office.

4. Granite Lake Cluster Development (S & A Homes) Extension Date – A request for confirmation of the extension date of a special exception for the Granite Lake Cluster Development to July 2, 2021 was received on March 8, 2016 from Richard D. Leatham, Land Manager of S & A Homes, Inc. The township zoning officer and solicitor determined that the extension date of July 2, 2021 is the correct date that the special exception would now be extended to in accordance with the Permit Extension Act. **Ms. Hamm moved, seconded by Mr. Kammerer to authorize a letter to be sent to S & A Homes confirming that the Granite Lake cluster development special exception is extended to July 2, 2021. Motion carried unanimously.**

5. Settlement Stipulations (3) for Wal-Mart Stores, Inc. - Ms. Hamm moved, seconded by Mr. Kammerer to authorize the township solicitor to execute the Settlement Stipulations (three parcels) on behalf of the township in the Wal-Mart Stores, Inc. appeal of assessed value. Mr. Phillips stated that anyone can appeal the assessed value of a property and Wal-Mart has done that. The County and Gettysburg School District have reached a settlement on the assessed values of the three (3) parcels of Wal-Mart. By statute, the township is a party to the litigation even though it has chosen not to participate in any manner. Wal-Mart is requesting that the township agree to the settlement by signing the stipulations. The County is comfortable with the settlement so the township should be too since the County and School District have more to lose than the township. Mr. Sanders indicated that the amount the township would need to refund to Wal-Mart would be a total of \$915.00. **Motion carried unanimously.**

- 6. Township Road Maintenance Agreement with Smiths' Disposal Facility LLC – Mr. Kammerer moved, seconded by Mr. Sanders to authorize the entering into of the Township Road Maintenance Agreement with Smiths' Disposal Facility LLC for an annual \$10,000.00 which can be accumulated to be used for Beaver Run Road. Motion carried unanimously.** Mr. Sanders thanked Mr. Phillips for his work on getting this Agreement completed.
- 7. Heidlersburg Fire Company Box Cards 25-3; 25-5; 25-6; 25-8 and 25-9 – Mr. Kammerer moved, seconded by Ms. Hamm to approve the Heidlersburg Fire Company Box Cards 25-5; 25-6; 25-8 and 25-9 for ALS service of Biglerville EMS as first responder and AREMS as second responder. Box Card 25-3 was unchanged. Motion carried unanimously.**
- 8. Resolution concerning Federal Government Grants for Disaster Assistance for January 2016 Snowstorm –** Adams County was part of the Federal government grants requests disaster assistance for the January 22-23, 2016 snowfall. President Barack Obama granted Gov. Tom Wolf's request for federal disaster assistance. Adams County qualifies for reimbursement of up to 75 percent of snow removal costs during the 48-hour timeframe. **Mr. Sanders moved, seconded by Mr. Kammerer to adopt the Resolution concerning Federal Government Grants for Disaster Assistance for January 2016 Snowstorm. Motion carried unanimously.**
- 9. Advertisement for Sale of the 444G Wheel Loader – Mr. Sanders moved, seconded by Mr. Kammerer to authorize the advertisement for the sale of the 444G Wheel Loader with bids to be opened at the May 2, 2016 Board of Supervisors meeting. Motion carried unanimously.**
- 10. Resolution No. 2016-04 – Plank's Field –** Mr. Vranich indicated that he had a meeting yesterday with the contractor and they are working on getting things done but there is plenty to do yet. Mr. Phillips indicated that there is a deadline of May 15, 2016 in documents between the township, Homeowners Association (HOA), bank and developer. The township is holding a financial security for the work to be done. The financial security will expire April 15, 2016. This Resolution will "authorize" certain persons of the township to present all documents necessary or convenient to call the Letter of Credit (LOC) in order to obtain the funds obligated in the LOC. Mr. Phillips indicated that he is confident that the bank will submit a renewal Letter of Credit but acting on the side of precaution. **Ms. Hamm moved, seconded by Mr. Kammerer to adopt Resolution No. 2016-04 authorizing the call of the Irrevocable Standby Letter of Credit. Motion carried unanimously.**

Land Use Reviews:

None.

Public Comment:

None.

Questions from the Press:

None.

Adjournment:

With no further business to come before the Board, Ms. Hamm moved, seconded by Mr. Sanders to adjourn the meeting at 7:52 p.m. this date.

Respectfully submitted,

Robin K. Crushong
Office Manager/Treasurer

The next regularly scheduled meeting for the Board of Supervisors of Straban Township will be held on May 2, 2016 at 7:00 p.m.