

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 Alan Zepp; Office Manager Robin Crushong; Solicitor Steve Coccores; and Township Engineer William Hill.

Others in attendance were: Caleb Shreve; Madalyn & Pat Hawkins; Lawrence & Sandy Martin; Gerald Black; Bob Sharrah; Skip Strayer; Dale Graves; Dianna Moy; and John Spangler, *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 Monday, October 2, 2023; Planning Commission meeting on Wednesday, September 27, 2023; Recreation Board meeting on Monday, September 18, 2023. There were no other meetings.

Public Comment:

None.

Minutes:

Mr. Kammerer moved, seconded by Mr. Zepp, to approve the August 7, 2023 meeting minutes as presented. Motion carried unanimously.

Approve Bills:

Mr. Zepp moved, seconded by Mr. Kammerer, to approve the August 11, 2023 and August 31, 2023 bills for payment subject to audit. Motion carried unanimously.

Reports:

None.

Correspondence:

Ms. Crushong announced the following:

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- Letter from PA Department of Environmental Protection indicating that the site of Steve Smith Farm is suitable for land application of Biosolids
- Letter from Comcast informing the township that they will be submitting an application to PA COVID-19 ARPA Capital Projects Fund Broadband Infrastructure Program to extend broadband service to unserved locations in Straban Township
- Minutes of the Gettysburg Municipal Authority meeting on July 17, 2023
- Minutes of the White Run Regional Municipal Authority meeting on July 19, 2023. Ms. Crushong pointed out that the Minutes referenced a letter from WRRMA to Mr. Gladfelter concerning public hook-up to 1508 Hanover Road would not take place until current violations with the township were cleared and a letter was submitted from the township to WRRMA.
- Heidlersburg Fire Police and Fire calls for August 2023
- Biglerville Fire Hose & Truck Company report for August, 2023 with 1 call

Appearance:

None.

Old/New Business:

- 1. Financial Security Release – Gettysburg Montessori Charter School –** Final field inspections were performed by Wm. F. Hill & Assoc. to verify that the bonded items for the Gettysburg Montessori Charter School Land Development project were built according to the approved Land Development Plans and subsequently approved Field Changes. Wm. F. Hill & Assoc. office recommended full release of the remaining financial security held by the Township. **Mr. Kammerer moved, seconded by Mr. Zepp to approve the full release of the remaining Gettysburg Montessori Charter School Financial Security in the amount of \$15,400.00. Motion carried unanimously.**
- 2. Financial Security Reduction – CCD Rock Creek, LLC – Amblebrook Development, Amenity Area –** Final field inspections were performed by Wm. F. Hill & Assoc. to verify that the bonded items for the Amblebrook Preliminary/Final Land Development Plan for the Amenity Area, as Revised per Field Changes, were built according to the approved Land Development Plans and Field Changes. Wm. F. Hill & Assoc. office recommended a reduction in the financial security held by the Township in the amount of \$971,888.34. **Mr. Zepp moved, seconded by Mr. Kammerer to approve the reduction in the amount of \$971,888.34 for the Amblebrook Preliminary/Final Land Development Plan for the Amenity Area project. The current bond reduction total (\$971,888.34) adjusts the originally required financial security for this project from \$1,669,667.02 to \$697,778.68. Motion carried unanimously.**

3. **Minimum Municipal Obligation (MMO) for 2024 for the Township Non-Uniform Pension Plan – Mr. Sanders moved, seconded by Mr. Zepp to approve the Minimum Municipal Obligation (MMO) for 2024 for the Township Non-Uniform Pension Plan as presented. Motion carried unanimously.**

Land Use Reviews:

MCD 4 LLC* – Final Subdivision and Land Development Plan (1115 York Road) – **Must act by 09/15/23*

Mr. Zepp moved, seconded by Mr. Kammerer to accept the request for time extension on the MCD 4, LLC Final Subdivision and Land Development Plan to December 14, 2023 in accordance with the letter from MCD 4, LLC dated August 22, 2023. Motion carried unanimously.

Granite Hill Solar Land Holdings, LLC* – Minor Subdivision Plan (25 Pond Bank Road) - **Must act by 09/07/2023*

Mr. Zepp moved, seconded by Mr. Kammerer to accept the request for time extension on the Granite Hill Solar Land Holdings, LLC Minor Subdivision Plan to December 15, 2023 in accordance with the letter from Sharrah Design Group, Inc. dated August 21, 2023. Motion carried unanimously.

Granite Hill Solar, LLC* – Preliminary/Final Subdivision Plan (various locations) - **Must act by 09/07/2023*

Mr. Zepp moved, seconded by Mr. Kammerer to accept the request for time extension on the Granite Hill Solar, LLC Preliminary/Final Subdivision Plan to December 15, 2023 in accordance with the letter from Sharrah Design Group, Inc. dated August 21, 2023. Motion carried unanimously.

Public Comment:

None.

Questions from the Press:

Mr. Spangler did not have any questions.

Adjournment:

With no further business to come before the Board, Mr. Kammerer moved, seconded by Mr. Zepp to adjourn the meeting at 7:05 p.m. this date.

Respectfully submitted,

Robin K. Crushong
Office Manager / Secretary-Treasurer

The next regularly scheduled meeting for the Board of Supervisors of Straban Township will be held on Monday, October 2, 2023 at 7:00 p.m.