

John J. Graybill
Chairman
534-2812

Jay M. Brandt
367-3667

John D. Rochat
Vice-Chairman
533-3831

**CONEWAGO TOWNSHIP
BOARD OF SUPERVISORS**

3279 Old Hershey Road
Elizabethtown, PA 17022
Tel. No. (717) 534-8556
Fax (717) 533-6643

Shirley Bretz
Township Secretary

Dolores Kuntz
Assistant Secretary/
Treasurer

August 14, 2002

BOARD OF SUPERVISORS MINUTES

The Conewago Township Board of Supervisors held their regular monthly meeting, Wednesday, August 14, 2002. Those present were:

John Graybill	John Rochat	Jay Brandt
Dolores Kuntz	Shirley Bretz	Jon Yost
Max Shradley	Frank Chlebnikow	Kim Bloom, DTMA
Tom Rumpf, SUN	Peter Czuday	Ed Stahlnecker-HRG
Greg Hill-KC Homes	Paul Gross-Buchart & Horn	Martin Siegel
Sam Stoltzfoos	John J. Beiler	Christ S. Beiler
Lisa Gross-Hershey Med.	Kym Salness-Hershey Med.	Steve Meador- HMC
Sue Shebosky-Hershey Med.	Galen Shelly	

The meeting was called to order by Chairman, John Graybill at 7:30 P.M.

MINUTES – July 10, 2002 - A motion by Rochat, second by Graybill to approve the July 10, 2002 minutes as submitted. Motion carried

TREASURER’S REPORT - July 31, 2002 - A motion by Rochat, second by Brandt to approve the Treasurer’s Report dated July 31, 2002 subject to audit. Motion carried.

EXPENDITURE REPORT - August 14, 2002 - A motion by Graybill, second by Rochat to approve the expenditure report dated August 14, 2002 in the amount of \$30,400.64. Motion carried.

SUBDIVISION/ENGINEERING FEES & PLAN STATUS REPORTS - Previous bill are all up-to-date. Submitted bills for subdivision/engineering fees to Richard Leininger, and James Dowhower.

PLANNING COMMISSION MINUTES - July 29, 2002 - For review only.

PUBLIC COMMENTS: Representatives from Milton S. Hershey Medical EMS Services: Representatives from Milton S. Hershey Medical EMS were here to obtain community support from local citizens with regard to emergency medical services (EMS). About six years, they entered into an informal agreement with local municipalities along with some neighboring service areas to assume the provision of EMS services in our community. As a result, University EMS was created and developed as a clinical program at PSHMC. They established the program with components of staff and vehicles from

PUBLIC COMMENTS. Continued: some of these municipalities: Hummelstown Borough, Derry Township, Conewago, Palmyra Borough and South Londonderry Township for provision of BLS (Basic Life Support) and ALS (Advanced Life Support). It has become increasingly difficult to maintain a break-even service. Reimbursements continue to decline while salaries and benefits need to keep pace with inflation. Replacement vehicles and insurance costs have prevented them from breaking even. As a result we have been running a deficit for the past few years. You and others who participated in the original discussions will recall that this request was part of the original agreement with Derry Twp. The time has come to ask the surrounding municipalities to show equivalent support of this vital community service during the next budget year. No action taken

Darlene Della-Logia of 328 Bachmanville Road - New resident has concerns about her children's safety. Posted Speed Limit 40 MPH - Says they're traveling 70 MPH. She didn't show up for meeting, possibly called State Police herself for faster action.

Julie Cooper. Attorney for Manley Layman Subdivision Plan - Plan was recorded on April 11, 1972 and it was revised on March 27, 1974 with change to Parcel Area. They are saying there is an error on one of the property lines. Solicitor will look at plan and review it.

PROPERTY MAINTENANCE CODE - The solicitor provided the Board with a sample copy of Property Maintenance Code, and a Dangerous Structures Ordinance for Conewago Township. We started with the International Maintenance Code because we were concerned primarily with properties that couldn't be rehabilitated. Also a Dangerous Structures Ordinance was talked about. Rochat ask if this ordinance includes structures other than houses. The solicitor said we can broaden the definition "dangerous" to include accessory buildings. The solicitor will do a revised draft of the ordinance for next meeting. It was also noted that the Redcay property was sold to a neighbor and they are in the process of cleaning the property up.

ACT 537 - STATUS REPORT - Kim Bloom reported everything is progressing well. They talked with residents about right-of-way and don't see a problem with that. Also, the solicitor and Ralph Watters met about agreement. Paul Gross, Engineer with Buchart-Horn is here to updated us on status of design. He brought final set of plans for review. The right-of-ways and most of the permits are in and Dauphin County, DEP and DPIN requirements for stream crossing approval through Messick property and power line. He contacted PP&L and they gave a verbal OK. The next step is to schedule right-of-way signs and advertise late September and late winters bids 2003 to start whole project. He suggested to the Twp. Engineer regarding paving requirements and that many sewage's in the sub-division would probably have to do a full street restoration. Water company may

ACT 537 - STATUS REPORT.CONTINUED: be coming in at some point. The Twp. Engineer said with new sub-division coming in the next 2 years, that a decision for full restoration of streets should coincide with what water company plans to do. Ralph Watters would like to schedule a Workshop Meeting with the Board of Supervisors on September 4, 2002 at 7:30PM at DTMA's office.

NEWSLETTER - Newsletter was delivered August 8, 2002. The newsletter will be mailed week of August 12, 2002.

OLDS MANAGEMENT PROGRAM - AREA 2 - There are 12 parcels for 2001 Olds Management, responses but no paperwork yet, and there are 7 parcels with no responses from notices the solicitor sent. The solicitor proposed the second page of reminder letter to make it legal when owner signs that property has no indoor plumbing facilities or an on lot sewage disposal system. When reminder letters for Area 3, 2002 are sent, a list will be included of pumpers/inspectors that are certified. The Twp. Engineer will supply me with a spreadsheet for Areas 3 residents who need to do inspection/pumping.

LOWER DAUPHIN REGIONAL PLANNING COMMITTEE: Nothing to Report.

CHRIS BEILER - LAND DEVELOPMENT WAIVER: 4356 Colebrook Rd., Hershey, PA. Mr. Beiler is requesting a Land Development Plan Waiver to build a dairy barn to existing barn. He is requesting an addition to barn for a milkhouse and other accessory buildings associated with milkhouse which is over 800 sq. ft. This has been reviewed by Planning Commission to recommend a waiver contingent upon the Twp. Engineers comments concerning Stormwater Mgmt. A motion by Rochat to grant the waiver subject to Twp. Engineers comments on Stormwater Management and also subject to Zoning Officers comments on issuing the Building Permit. Second by Brandt. Motion carried.

DOWHOWER PROPERTY - Preliminary Sub-Division Plans - Residential Suburban Roundtop and Steinruck Roads. The property is a total of 61.6 acres which is located in both Conewago and Londonderry Township. Edward Stahlnecker, HRG is representing Keystone Custom Homes and proposing a subdivision of 83 residential single family dwellings plus 1 lot reserved for sewage pump station with DTMA and proposing public water from PA American Water Co. The water main extension goes down Sandhill Rd, Roundtop Rd and basically moves around in development. At this point, there is no proposed stormwater, they are still in the design process.

As a result of the discussions regarding waiver requests at the June 24, 2002 and July 29, 2002 Planning Commission meetings the waivers have been modified from the original requests (correspondence dated June 10, 2002) as follows:

1. Section 504.2 - Blocks - This section of the ordinance requires that blocks shall not be less than six hundred (600) feet in length. A waiver of this section is being requested for Street "D" only. Section 504.3 of the ordinance defines block depth requirement to be "sufficient to accommodate two (2) tiers of lots". All blocks meet ordinance requirements for length and depth except Street "D" (length 500"). This is an internal street with 7 driveways with speed limit 25 MPH. The Board would like to see alternative plan that would meet the ordinance.

2. Section 510.1 - Recreation and Open Space - This section of the ordinance requires that all residential subdivisions or land development plans shall provide suitable and adequate recreation space. A waiver of this requirement is being requested to provide a fee-in-lieu of land dedication. The Board ask the developer to present them with three proposals for recreation park.

3. Section 606 - Curbs - This section of the ordinance requires that curbs and/or gutters shall be installed within all subdivisions or land developments. A waiver of this section of the ordinance is being requested for curbing along Roundtop Road.

4. Section 607 - Sidewalks - This section of the ordinance requires the installation of sidewalks within all subdivisions or land developments. A waiver of this section of the ordinance is being requested for sidewalks along Roundtop Rd only.

The Board requested a Homeowners Documents regarding curbs and sidewalks, that they would maintain them.

5. Section 613. Existing Road Improvements - This waiver is being withdrawn. Roadway widening for Roundup Road is shown on the revised plans.

6. Section 605.1.b - Storm Sewers - This waiver request has not changed; SLPP/HDPE is proposed instead of CGMP.

Dauphin County Planning Commission Comments:

1. The DEP Planning Module shall be submitted to DTMA prior to recording the Preliminary Plan and shall be acted upon (approved) by DEP prior to Final Plan Approval.
2. As per the discussion at July 29, 2002 Planning Commission meeting HRG will coordinate the investigation of the presence or absence of Roundtop Thicket with the Dauphin County Planning Commission representatives prior to Final Plan approval. It should be noted that the vast majority of the tract has been farmed for a number of years. Any natural vegetation would probably occur in the wetlands area which is not being disturbed.

DOWHOWER PROPERTY. CONTINUED - Motion by Graybill to table the Dowhower Preliminary Subdivision. Second by Rochat. Motion carried. The September 11, 2002 meeting must make a decision on waivers or ask for an extension. September 21, 2002, 90 days expires.

OFFICE EQUIPMENT - A motion by Rochat to purchase 1370 Copier for \$1,296.00 from Engle Business System. Second by Graybill. Motion carried..

BUILDING MAINTENANCE & EQUIPMENT -Motion by Rochat to award contract to Total Restoration to repaint building and redo roof for \$9,815.09, subject to condition of third bid in office before bid is awarded. Second by Graybill. Motion carried.

Jay Brandt received three bids for truck spreader, ranging from \$5400., \$5600. and \$5900. Brandt preferred Annville Highway because price includes installation. Motion by Rochat to give Brandt authority to pick spreader he is most comfortable purchasing, but not to exceed \$5900. Second by Graybill. Motion carried.

LAND DEVELOPMENT WAIVER 800 SQ. FT. - The Zoning Officer wanted to clarify who needs a Land Development Waiver of 800 square feet.. The following policy will be implemented immediately by the Township:

1. All residential building improvements, regardless if it is an accessory building/addition. or an addition to a principal structure, if 800 square feet or more of impervious coverage is required to go though the land development waiver review process.
2. All non-residential improvements will he required to obtain land development approval.
3. All new development will be subject to review by the Township Engineer for stormwater compliance.

SNOW REMOVAL CONTRACT FOR STATE ROADS - We have a 5 years contract with state to plow the state road within the township, but each year the reimbursement gets less. Last year we were reimbursed \$15,954.12. Brandt will contact PENNDOT and tell them we want more reimbursement every year or we are not going to plow the roads next year. Motion by Graybill. Second by Rochat. Motion carried.

STORMWATER REGULATION - The township engineer said draft letter from state regarding Municipal Separate Storm Sewer System (MS4's) Phase II National Pollution Discharge Elimination System (NPDES Storm Water Regulations and comments are completed. His only concern is to the state is, if someone dumps toxic waste in your storm water system the municipality is responsible. The state is trying to impose liability onto the municipalities. The only section in this township is the northwest corner.

MT. JOY TOWNSHIP - BRIDGE PROPOSAL FOR KOSER ROAD - Brandt said contractor checked on concrete beams for Koser Road Bridge and we should go with 50 ft. span to have a bigger flower under bridge. The proposals are anywhere from \$30,000-\$50,000 for engineers. Brandt will check with Mr. Joy Township, to see what they want to do and they should share in half of the expenses.

Rochat ask Zoning Officer to do a follow-up on Book Store Ordinance for next meeting. Also, he stated that 18 months ago a survey was done in our township and also in our newsletter that 86% of people were interested in Land Use in the township. Rochat suggested that our Comprehensive Plan is 25 years and a new one should be done and this would control our growth. He said we should authorize Planning Commission to obtain bids. The Zoning Officer said we should wait to see what LD Regional Plan for the township is and if plan is suitable to the Board if, we could use and adopt that plan.

Motion by Graybill to adjourn meeting at 10:50 P.M., second by Rochat. Motion carried.

Submitted by

Shirley Bretz
Township Secretary

Notes: *Conewago Online* is not affiliated with the township government.
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Revised: 01/26/2006 11:00 am.