

John J. Graybill
Chairman
534-2812

Jay M. Brandt
367-3667

John D. Rochat
Vice-Chairman
533-3831

**CONEWAGO TOWNSHIP
BOARD OF SUPERVISORS**

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Shirley Bretz
Township Secretary

Dolores Kuntz
Assistant Secretary/
Treasurer

February 12, 2003

BOARD OF SUPERVISORS MINUTES

The Conewago Township Board of Supervisors held their regular meeting Wednesday, February 12, 2003. Those present were:

John Graybill	John Rochat	Jay Brandt
Dolores Kuntz	Shirley Bretz	Jon Yost
Frank Chlebnikow	Max Shradley	Scoop, The Sun
Joel Buckley	Ralph Watters, DTMA	Kim Bloom, DTMA
Jeff Foreman, Atty. DTMA	Todd Kreiser	Gerry Boltz
Jane Lawrence, Boy Scouts	Patrick Lawrence, BS	Kent Bachmann
Cathy Scott	Rosalie Sarfert	Michael Salvo PAWR
Greg Hill, KCHomes	Ed Stahlnecker, JRG	Cindy & Steve Foulke
Cheryl Heath, State Police	Gary Burk	Russell McIntosh

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

MINUTES OF January 6 2003 — Motion by Rochat second by Graybill to approve the January 6, 2003 minutes as submitted. Motion carried.

TREASURER'S REPORT — January 31, 2003 — A motion by Rochat second by Graybill to approve the Treasurer's Report dated January 31, 2003, subject to audit. Motion carried.

EXPENDITURES REPORT — February 12, 2003 — Motion by Rochat second by Graybill to approve the expenditure report dated February 13, 2003 in the amount of \$36,821.43. Motion carried.

SUBDIVISION/ENGINEERING FEES & STATUS REPORTS - Billing all up-to-date. Nothing to report.

PLANNING COMMISSION MINUTES - January 27, 2003 - For review only.

PUBLIC COMMENTS — The Planning Commission questioned what Jay Zeigler's Building Permit is for. The zoning officer said his permit clearly says it is an addition to the house for one bedroom and bath, which SEO acknowledged. The permit was in before the policy regarding additions, residential, etc., 800 Sq. Ft. or more, which requires approval by Planning Commission and Board of Supervisors. There is no indication that he using it other than a single home at this time. Until he creates a violation such as changing the use by advertising in the newspaper, or by a sign, or some type of flyer for a new business, then we can approach him about the use of his property..

Joel Buckley said several months ago the Board was reviewing an ordinance for Sexually Oriented Business' and why isn't The Zoning Ordinance 1985 Article 10, Part A, Section 26, sufficient, it already bans adult bookstores and sexually oriented business'. If the township were challenged, about sexually oriented business the ordinance we have now would not be sufficient. The Board, therefore, wants this ordinance reviewed to make it more restricted and to discourage this type of business.

Rosalie Sarfert - She brought up holding tank request from Hills of Waterford, doesn't the Planning Commission have to review that. A few months ago Joe Parmer wanted to have a Temporary Holding Tank to build his house, but he wanted to do it over a 2 year period and it needs to be completed in 6 months. The engineer said you can't issue temporary holding tank unless there is some kind of sewage system to connect too. Basically, a notice to proceed on contract to construct sewage would allow a temporary holding tank.

Cheryl Heath — State Police — Stopped at meeting to see if we needed anything, and also to tell us that there is a change in Captain and his name is Captain Colin McDonough. She said the PA Turnpike was in charge of hazardous tractor-trailer accident on Thursday and that there were no serious injuries. Troopers were in place in case area needed to be evacuated.

PROPERTY MAINTENANCE ORDINANCE - The solicitor said the property maintenance ordinance is on hold.

ACT 537 - STATUS REPORT, DTMA - Ralph Watters said they opened bids, and the first bid is low (DOLI Construction Corp.) and they asked for that bid to be withdrawn because of error. Second low bid (Mazzuca Enterprises, Inc.) for the total project is 5.2 million and Conewago's portion is 3.375 million. Graybill asked if they worked with any of these contractors and Mr. Watters said the second contractor was the same contractor who did their last project two years ago. Rochat made motion second by Graybill to table DTMA's Agreement and have a special workshop meeting, February 19, 2003 at Township Building at 7:30 PM, to be open to public.

OLDS MANAGEMENT PROGRAM - The Solicitor did not send letters for Area 2, 2001 to the District Justice yet. Rochat suggested the solicitor draft letters for 2001 by the March meeting. The township secretary has second reminder notices ready to mail February 15, 2003, for Area 3, 2002 for those residents who didn't comply with inspection and pumping by December 31, 2002. The township engineer suggested updating the records in the computer, before sending notices for residents due for 2003 pumping. Jerry Rydell, Computer Specialist from Rettew will come to the township building February 19, 2003 to do that update.

GASTON'S PROPERTY — (Zoning Officer) — It was brought to the attention of the zoning officer that they may not be in compliance because they were granted a variance for storage only and there is all types of things taking place on this property. The Schmidt's own the property below and they plan to remove a trailer, to build a new home. The Schmidt's main concern is the runoff from Gaston's property could ruin their new home. The zoning officer wants permission to do an inspection with Zoning Hearing Board and send a letter to Gaston's to contact the township to discuss the uses on the property and any non-compliant issues involved with activity on their property.

ACT 100 — Open Record Policy — This resolution was adopted in January 6, 2003 meeting, but the original resolution has 2002 year, the solicitor will send a correct copy to the township.

RED CROSS DONATION FOR 2003 - Motion by Rochat second by Graybill to donate \$500.00 with a request for money to be designated for Conewago Twp. or Dauphin County. Motion carried.

HEMPT BROS CONSTRUCTION - USAGE OF MILL ROAD - Hempt Bros. want to build ramp around Mill Road to reach Rt. 283 both sides. The township engineer said signs on Mill Road should be according to PENNDOT requirements for construction. Hempt Bros. will be responsible for any repairs. The solicitor suggested the Board may want to get a bond in case more damage is done at construction site. The township engineer will draft a letter and ask that they take care of what the township feels, should be repaired due to the construction. Motion by Rochat second by Graybill to enter into an agreement with Hempt Brothers which would be agreeable to Brandt and township engineer and to include some type of bond to meet their standards to allow them to cross Mill Rd. Motion carried.

STEPHEN & CINDY FOULKE - LAND DEVELOPMENT WAIVER - The Foulke's got a conditional use for animals on their property a year ago. They are here for a land development waiver because they want to construct a shelter for the animals; however, the shelter is over 800 Sq. Ft. The Planning Commission recommended approval of this waiver, subject to engineer's comments on storm water. Motion by

STEPHEN & CINDY FOULKE, Continued - Brandt second by Graybill to grant waiver subject to township engineer comments. Motion carried.

HILLS OF WATERFORD - FINAL LAND DEVELOPMENT PLAN

Pa. American Water Co. Mike Salvo — The water company has been approached by developers of Hills of Waterford to provide public water service, both fire and domestic service, to this development. PA-American Water Company (PAWC) is a regulated utility governed by the PUC. As part of their application to the PUC to extend their territory from Derry Twp., and parts of Londonderry Twp., we are requesting a letter from Conewago Twp. supporting their application. The water company would install main pipeline to property line for any existing properties and Hills of Waterford developers. The homeowner's pickup pipeline into the home. It is less expensive to come down Steinruck Rd to Roundtop. All faucets even if a well must go to meter. The water company needs permission for Certificate of Territory drafted by the township. Our solicitor ask if they have a form letter, and Mr. Salvo will fax a copy of letter from Londonderry Twp. to township office.

The Hills of Waterford Final Subdivision Plan was initially reviewed at the December 9, 2002 Planning Commission meeting. The plan has been reviewed under the Conewago Twp. Code of Ordinances, Ordinance No. 1997-1, dated January 6, 1997. The following comments reflect the items from the December 9, 2002 review that remain to be addressed. The original comment numbers have been retained for ease of reference. The following comments from Township Engineer — subdivision and land development — chapter 22

2. 407.1 .(4) The seal of the professional certifying the accuracy of the plan should be shown and signed. Will be signed prior to recording of plan.
3. 407.1 .A(5) and (6) — The certification of title and the dedication of rights-of ways must be signed and notarized. Will be signed prior to recording of plan.
4. 407.1 .A.(17) — Erosion and sedimentation plan approval from Dauphin County Conversation District should be received prior to final approval. The township didn't receive copy of letter, Mr. Stahlnecker will fax copy of letter.
9. 407.1 .A.(20) — A copy of the Department of Environmental Protection planning module approval must be submitted. Motion by Rochat second by Graybill to submit Planning Module to DEP. Motion carried.
12. 407.1 .A.(20)(j) — Other information as required by the Board of Supervisors should be submitted.

HILLS OF WATERFORD FINAL SUBDIVISION PLAN, Continued

- a. Submit copy of DTMA approval of the plan. The right-of-ways and developer's agreement remain to be completed. DTMA did approve plan.
 - b. Londonderry Twp. shall approve the final plan. HRG expects Londonderry to approve plan at their March 3, 2003 meeting.
 - c. Submit a copy of the homeowner's association bylaws. HRG ask for a letter from the solicitor addressing all comments to them, so they can answer them correctly.
16. The plan now indicates street names for the proposed streets. Has the Post Office accepted these names. Submit a letter of approval. David Schmidt, Elizabethtown Post Office accepted names, and will work with the township, and Keystone Custom Homes. KCH will check with county to make sure these are correct for 911 purposes.

New Comment

24. The financial security must be submitted to the Township and approved. The Board of Supervisors does have control over the plan before it's recorded.
1. The Board didn't negotiate a final contract with DTMA. The Board plans a special meeting February 19, 2003 to discuss agreement.
 2. The Board wants to research Temporary Holding Tank issue
 3. LIRG will submit letter to the Board granting them extension of the plan until March 20, 2003.

Motion by Graybill second by Brandt to table the plan. Motion carried.

NPDES PHASE II MS4 — The township engineer said we need to complete application for MS4 to DEP by March 10, 2003. A motion by Rochat second by Graybill to appoint Jay Brandt to sign the MS 4 Application. Motion carried.

LONDONDERRY TWP. REOUEST FOR MEETING WITH BOARD OF SUPERVISORS — The secretary will call Londonderry Twp and arrange meeting with them, for February 25, 2003 at 7:30 PM. At Conewago Twp. Building.

John Payne will be attending our meeting March 12, 2003 to introduce his new position as State Representative.

A motion by Rochat second by Graybill to adjourn meeting 9:15 PM and go into an executive session meeting.

Submitted by,

Shirley A. Bretz
Township Secretary