

Amity Township Board of Supervisors
Meeting Minutes

August 16, 2017

Call to Order/Pledge to the Flag

Chairperson Kim McGrath called the August 16, 2017 meeting of the Amity Township Board of Supervisors, held at the Township Municipal Building, 2004 Weavertown Road, Douglassville, Berks County, Pennsylvania, to order at 7:00PM. The following were in attendance:

SUPERVISORS

Kim McGrath, Chairperson
Dave Hackett, Vice Chair
Paul Weller
Terry Jones
Kevin Keifrider

STAFF

Troy Bingaman, Township Manager
Brian Boland, Kozloff/Stoudt Attorneys
Andrew Kensey, Chief of Police
Steve Loomis, Building Code Official
Tracy Nonamaker, Treasurer
Pamela Kisch, Township Secretary

ANNOUNCEMENTS

None

PUBLIC COMMENT (AGENDA ITEMS ONLY)

None

MINUTES

Mr. Jones moved, seconded by Mr. Hackett to approve the minutes of August 2, 2017. Motion passed 5-0.

FINANCE

Mr. Hackett moved, seconded by Mr. Keifrider to approve the disbursements as follows:

\$ 103,905.66 General Fund
\$ 6,182.20 Fire Fund
\$ 35,476.48 Sewer Fund
\$ 1,680.00 EDU Fund
\$ 147,244.34 Total

Motion passed 5-0.

The Board reviewed the Overtime by Department, Budget-to-Actual and Treasurer's Reports.

REPORTS

Fire Companies – Amity Fire Chief Mike Zomolsky reported Monarch Fire Company was preparing for the Gibraltar parade and unable to attend the meeting. Amity Fire Company will hold a fire truck housing on September 16th. Chief Zomolsky stated invitations would be sent to the Township.

Planning Commission – Mr. Weber reported the Island Pizza Preliminary/Final annexation and parking lot expansion plan was accepted by the Planning Commission at the August 9th meeting. A potential subdivision plan may be submitted for Riga Lane by KER Custom Molders. The Planning Commission report was for information only, and no action was requested.

UNFINISHED BUSINESS

Jamie Schlesinger of PFM presented the Board with options for ***refinancing the Township debt***. Mr. Schlesinger offered options of refinancing the existing debt, or refinancing existing debt and borrowing additional funds to provide financing for future sewer improvement projects, as previously identified at the August 2nd meeting. Mr. Bingaman stated the projection of borrowing would provide funding for two centrifuges, the 2015 loan, and proposed sewer projects through 2020.

Mr. Bingaman distributed a handout of the proposed sewer projects, explaining those projects through 2020 are the larger scale projects and recommended the Board consider increasing quarterly sewer billing by \$5.00 in 2018, 2019 and 2020 and reallocate existing debt principal. The current allocation of funds is split equally into thirds between the General, Parks and Sewer Funds. This should be realigned to show how funds were actually used, which is just under 24% for General Fund, 49% Parks Fund, and 27% Sewer Fund. The sewer bill increase will ensure there is money set aside for future project funding. Mr. Jones asked if any developers could be assessed fees to help fund the projects. Mr. Bingaman confirmed with former Manager Charles Lyon that there had been some preliminary discussions with developers of the Leaf Creek Farm and Arbour Green, but was leery of relying on those contributions because they may not build. Mr. Boland stated a sewer district could be established in a general area to allow for a new fee to be added to those serviced by the Leaf Creek Interceptor. Mr. Boland stated he would work with the Engineer to see what was necessary.

Mr. Bingaman asked if the sewer district needed to be established before final plan approval. Mr. Boland stated that may be the case and would need to review the process further. Mr. Schlesinger stated the market is strong right now. Once rating is completed, he could work with Mr. Boland for the necessary Parameters Ordinance to move toward closing in October. Mr. Boland explained DCED must provide approval, approximately 35 days after adoption of the Parameters Ordinance. Mr. Bingaman agreed he was comfortable with proceeding as Mr. Schlesinger is recommending. Mrs. McGrath asked if the loan could be paid before the maturity date of 2025. Mr. Schlesinger stated there is a 5-year call provision and could be refinanced in the future. Mr. Jones moved, seconded by Mr. Weller to authorize PFM and the Solicitor to work with Mr. Bingaman to proceed with refinancing of existing debt and new borrowing of funds to cover future sewer projects. Motion passed 5-0.

SOLICITOR'S REPORT

Mr. Boland stated the ***Dixons filed the Matters Complained*** for the County hearing. The County Judge must file his Opinion to the Commonwealth Court. Commonwealth Court must log the Opinion and will issue a briefing schedule to file and argue. Mrs. McGrath stated this case has been ongoing for over nine years and asked if there is a timeline for resolution. Mr. Boland stated at the Commonwealth Court they will receive a timeline.

ENGINEER'S REPORT

Mr. Weber stated Forino was provided the dedication punchlist for *Woods Edge 3C*. Work was not done thus far. Forino notified Mr. Weber they will begin working on that within the next week or so. TH Properties has contacted Mr. Weber for a punchlist of items for dedication and close out of *Highmeadows Phase 3 Section I*. The pavilion was installed and sidewalks have been completed at *Lake Drive Park*. Mr. Loomis stated milling will be done Friday and paving will be completed on Tuesday.

NEW BUSINESS

ZHB Recommendation – The hearing for Filipina Gaydos, 299 Kingston Drive, will be held Monday, August 21st. Ms. Gaydos is proposing to operate a State Inspection service as a no-impact home business. Mr. Loomis explained that Ms. Gaydos initially applied for a home-based business for Safety and Emissions testing but couldn't meet Section 903(c) because of client traffic being greater than residential use. Ms. Gaydos stated she would be inspecting one vehicle at a time by appointment; performing inspection only. Pass or fail, she would not be performing any repairs. After discussion, the Board agreed there would be an impact to neighbors. Mr. Jones moved, seconded by Mr. Keifrider to have a letter recommending denial of the variances requested. Ms. Gaydos stated she won't attend the August 21st hearing if this is a waste of time. Mrs. McGrath stated the Planning Commission and BOS are advisory boards to the ZHB. The decision is made at the ZHB hearing and Ms. Gaydos must be prepared to prove the hardship for which she is requesting to operate the business out of her home. Mrs. McGrath called for the vote. Motion passed 4-1-0. Mr. Weller was opposed to sending a letter to the ZHB. Mr. Boland stated the advertisement by the ZHB Solicitor inadvertently cited Section 902, and should have cited 903. Mrs. McGrath asked Ms. Gaydos to notify the Township if she chooses not to pursue the variances. Mr. Loomis stated he would make the the ZHB aware, but the Board will still meet on that date for the Fisher continuance.

EDU Transfer – I&G of Douglassville submitted a letter requesting the Township allow one EDU to be transferred to Dollar General. I&G would have seven EDU's remaining. Mr. Jones moved, seconded by Mr. Weller to authorize transfer of one EDU from I&G of Douglassville to Dollar General. Motion passed 5-0.

Appointment to License Committee – Two Township representatives need to be appointed to the License Committee for Amity Community Park, as the two formerly appointed were former Supervisor Richard Gokey and former Roadmaster Alistair Howell-Clarke. Mr. Bingaman recommended appointment of the Manager and Public Works Maintenance Superintendent to the License Committee. After discussion, the Board was in consensus of the appointment. Mr. Bingaman will notify the Supervisors when the License Committee meets in case they would like to attend.

Recycling – Mr. Bingaman stated it's been five years since recycling contracts were bid. Upon review of the specs, he recommended the Township remain single-stream and advertise for collection and transportation as well as marketing. Mr. Bingaman stated a small ad would be placed in the Reading Eagle which would direct bidders to the website or Township for additional information. Mrs. McGrath moved, seconded by Mr. Hackett to authorize advertisement for recycling bids. Motion passed 5-0. Mr. Jones asked that notice be sent out to Allied and AJ Blosenski that the Township is soliciting bids. Mrs. McGrath stated she would like to tour Total Recycle in Birdsboro. Mr. Bingaman stated he had received an invitation and would coordinate the tour.

Park Hours – The Parks and Recreation Board recommended changing park hours for all Township parks to "from dawn to dusk and where lights are provided parks close at 10:00pm". Mr. Jones

moved, seconded by Mr. Weller to authorize advertisement of an Ordinance to amend park hours as recommended. Motion passed 5-0.

EMPLOYEE/OFFICIAL REPORTS

MANAGER'S REPORT:

Leaf Creek Interceptor – Mr. Bingaman reported Fred Ebert spoke with Erick Ammon from the PADEP. The final permit will be submitted and should be the last permit to be issued. Mr. Ammon indicated to Mr. Ebert that he did not believe the addition of the parallel pipe was necessary.

Fuel Options – The initial analysis of fuel pump automation and Wex fleet cards was missing the federal gas tax. Considering that, the analysis appears to be very similar in costs. The County Coop fuel contract doesn't provide pricing for 87 Octane; they only provide 89 Octane. Piggybacking on the County Coop fuel contract for heating oil and fuel would allow the Township to realize a small savings overall, as compared to prices paid to the current vendors. Mr. Bingaman recommended piggybacking on the County's fuel contract through September 2018. Mr. Jones moved, seconded by Mr. Weller to piggyback on the County Coop fuel contract. Motion passed 5-0.

New Hire – Michael Zomolsky was hired as Equipment Operator/Laborer effective August 15, 2017, at a probationary rate of \$18.97/hour.

Spotted Lanternfly (SLF) Update – Representatives from the US Department of Agriculture and PA Department of Agriculture are actively inspecting public and residential properties to determine areas of highest SLF infestation,

Playground Program – The Parks and Recreation Board discussed the potential for a Playground Program and agreed to conduct a survey to determine interest within the Township. The newsletter will contain a small mention asking residents to participate in a voluntary survey.

CHIEF OF POLICE:

Chief Kensey distributed a draft of Directive 10, a policy which proposes to recognize officers for going above and beyond the call of duty. Award would be given bi-annually at a Board of Supervisors meeting. Once the Solicitor reviews and provides comments regarding the policy, the Chief will request adoption of the same.

SUPERVISORS

None

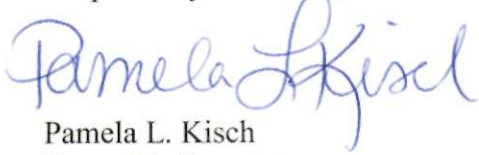
PUBLIC COMMENT

Richard Cooper, Limekiln Road, asked if the Daniel Boone Homestead may still want to connect to public sewer. Mrs. McGrath stated they expressed interest previously, but connecting wasn't feasible logistically and they have since updated their on-lot system. Barry Shirey, Boyertown Pike, stated he will be planting trees on his property. Mr. Weber stated the trees are required to be planted prior to occupancy of the turkey houses. Mrs. McGrath stated the trees were required on the plan for buffering. Mr. Shirey stated he would be planting the trees after the harvest of the corn crop.

ADJOURNMENT & EXECUTIVE SESSION

At 8:11PM, with no further business, Mr. Weller moved, seconded by Mr. Hackett to adjourn. Motion passed 5-0. Meeting adjourned at 8:11PM.

Respectfully submitted,



Pamela L. Kisch
Township Secretary