

MINUTES OF MEETING OF TOWNSHIP OF PINE BOARD OF SUPERVISORS

Monday, August 17, 2015

Pine Community Center

PLEDGE OF ALLEGIANCE

ROLL CALL

Mr. Michael J. Dennehy, Chair, called this meeting of the Township of Pine Board of Supervisors to order at 6:30 p.m.

Members in attendance were: Michael J. Dennehy, Chair; Phil Henry, Vice-Chair; Edward J. Holdcroft, and Frank J. Spagnolo. Also in attendance were: Gary Gushard, Tucker Arensberg, P.C., Solicitor; Scott Anderson, Township Manager; Amy Pampiks, Administrative Operations & Human Resources Manager; Joni Patsko, Director of Parks and Recreation; Larry Kurpakus, Director of Land Development and Code Enforcement; Tony Barbarino, Director of Public Works; Tim Flaherty, Fire Marshal; Jan Kowalski, Financial Administrator & Business Tax Collector; Robert Firek, Lennon Smith Souleret Engineering; and Chief T. Robert Amann, Northern Regional Police Department. The following Board member arrived after roll call: Pat Avolio.

There were 3 visitors present.

CORRESPONDENCE

Mr. Anderson reported there is no additional correspondence.

PUBLIC COMMENT

There were no requests to address the Board of Supervisors at this time.

COMMITTEES

Parks and Recreation Commission

Ms. Patsko stated that there is nothing to report at this time.

Friends of Pine Community Parks

Ms. Patsko stated that the Golf Outing is this Thursday, August 20, 2015 at Olde Stonewall Gold Course.

INTERGOVERNMENTAL AGENCIES

Northern Tier Regional Library

Mr. Anderson stated that Ms. Illis could not make the meeting; therefore, no report was submitted.

North Hills COG

Mr. Spagnolo had no report on the North Hills Council of Governments.

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Pine-Richland School District

Mr. Henry stated that the Pine-Richland School District have been holding Strategic Planning meetings to help plan a direction for the future. Mr. Henry also reported that the temporary bus storage issue has been resolved. Buses will be stored in Middlesex Township along with the permanent storage facilities in Richland Township. He concluded by reporting that Pine-Richland's first home football game is Friday, September 4, 2015 in Richland Township.

Chief Amann added that the Northern Regional Police Department will provide traffic assistance for 1 hour during the morning and afternoon in Richland Township with on duty or overtime officers as required.

PUBLIC SAFETY

Joint Police Board

In addition to his written report, Chief Amann stated that Pine-Richland's first day of school is August 26, 2015. He noted that traffic may be an issue for the first couple of weeks until everyone gets back into a routine.

Fire Marshal

Mr. Flaherty had nothing to add to his written report.

Wexford Volunteer Fire Company

Mr. Voll highlighted the written report for the Wexford Volunteer Fire Company and gave fire call statistics for July 2015.

REPORT OF THE SOLICITOR

Mr. Gushard stated that he had been working on two matters. First, he had attended a meeting that included Superintendent Miller and members of Pine's Board of Supervisors to discuss permitting temporary bus storage in Pine. Mr. Gushard noted that based on Mr. Henry's report regarding the Pine-Richland School District, the issue of temporary bus storage may be resolved.

Second, Mr. Gushard reported that there will be a Zoning Hearing Board meeting on August 27, 2015 regarding two issues: a sign variance for Massage Envy and a variance for setback requirements for a garage on Babcock Boulevard. Mr. Gushard stated that his recommendation is that the Board remains neutral on both items. The Board was in agreement.

COMMUNITY DEVELOPMENT UPDATE

Developments before the Planning Commission

120 Wexford Bayne Road Land Development

Mr. Kurpakus reported that Beechtree Realty is proposing the renovation of 120 Wexford Bayne Road and 171 Church Road for the purpose of a new commercial land development. The developer is proposing to renovate the former Wexford Post Office Deli property and 171 Church Road for mixed commercial use. The plan includes shared parking, landscaping and stormwater management.

Mr. Fitting gave overview stating that they are trying to stay consistent with the appearance of the Wexford Village area.

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Motion was made by Mr. Spagnolo and seconded by Mr. Holdcroft to grant preliminary and final approval of 120 Wexford Bayne Road & 171 Church Road development plan drawings Cover, C101, 1of1, C102, C301, C601, C602, L101, Color Elevation and Material Samples dated 7/22/15 and prepared by Trant Corporation with the following conditions:

1. Compliance with the LSSE review letter dated July 2, 2015.
2. Building materials to be reviewed by Township staff for Code compliance.
3. Modification of Section 84-125 O to allow the installation of 12" diameter stormwater pipe to connect to the existing 12 inch stormwater piping on site.
4. Preparation of a standard Township Developer's Agreement

The aye vote on the motion was unanimous. Motion carried.

Salem Development Company Consolidation No. 2

Mr. Kurpakus reported that the purpose of the application is to consolidate two lots (616 and 617) in the Heights of North Park Phase 6 Plan to create one large lot. No additional modifications are proposed for the Heights of North Park Phase 6 Plan.

Motion was made by Mr. Spagnolo and seconded by Mr. Holdcroft to grant preliminary and final approval of Salem Development Company Consolidation No. 2 Subdivision plan drawing LN1 dated 7/13/15 and prepared by PVE Sheffler, LLC with the following condition:

1. Compliance with the LSSE review letter dated July 28, 2015.

The aye vote on the motion was unanimous. Motion carried.

Village at Pine Lot 431

Mr. Kurpakus reported that the purpose of the application is to modify the individual lots lines for building 431 (5 units) within the Village at Pine. The proposed modification will align the lot lines with the constructed foundation walls of the townhomes. No additional lots or modifications are proposed for the Village at Pine.

Motion was made by Mr. Spagnolo and seconded by Mr. Holdcroft to grant preliminary and final approval of Village at Pine Lot 431 Revised Plan drawing 1of 1 dated 7/3/15 and prepared Sperdute Land Surveying. The aye vote on the motion was unanimous. Motion carried.

ENGINEER'S REPORT

In addition to his written report, Mr. Firek stated that roadwork associated with the 2015 paving contract is approximately 45% complete at this time.

PUBLIC WORKS REPORT

Mr. Barbarino had nothing to add to his written report.

ADMINISTRATIVE MATTERS

MINUTES

Motion was made by Mr. Holdcroft and seconded by Mr. Spagnolo to approve the Board of Supervisors minutes of July 20, 2015. The aye vote on the motion was. Motion carried.

FINANCIAL STATEMENTS

Motion was made by Mr. Spagnolo and seconded by Mr. Holdcroft to approve the Financial Statements and the payment of bills thereon. The aye vote on the motion was unanimous. Motion carried.

RESOLUTION 925

Mr. Anderson gave a summary of Resolution 925.

Motion was made by Mr. Spagnolo and seconded by Mr. Henry to enact Resolution 925 accepting the abandonment of a portion of right-of-way from the former location of North Chapel Drive (State Route 4073) from PennDot. The aye vote on the motion was unanimous. Motion carried.

2014 TOWNSHIP OF PINE AUDIT REPORT

Motion was made by Mr. Avolio and seconded by Mr. Holdcroft to accept the 2014 Township of Pine Audit Report. The aye vote on the motion was unanimous. Motion carried.

2015 PA BUSINESS PRIVILEGE & MERCANTILE TAX ASSOCIATION ANNUAL CONFERENCE

Motion was made by Mr. Holdcroft and seconded by Mr. Spagnolo to authorize Jan Kowalski, Financial Administrator and Business Tax Collector, to attend the 2015 Pennsylvania Business Privilege and Mercantile Tax Collectors Conference in Lancaster, PA, September 30 - October 2, 2015. The aye vote on the motion was unanimous. Motion carried.

NORTH HILLS COG 2015 ANNUAL DINNER

Motion was made by Mr. Spagnolo and seconded by Mr. Avolio to authorize the Board of Supervisors to attend the North Hills Council of Governments Annual Dinner September 17, 2015 at Rico's Banquet Facility. The aye vote on the motion was unanimous. Motion carried.

SEPTEMBER 8, 2015 BOARD OF SUPERVISORS MEETING

Motion was made by Mr. Spagnolo and seconded by Mr. Holdcroft to cancel the September 8, 2015 Board of Supervisors meeting due to lack of agenda items. The aye vote on the motion was unanimous. Motion carried.

ADJOURNMENT

Motion was made by Mr. Spagnolo and seconded by Mr. Avolio to adjourn. The aye vote on the motion was unanimous. Motion carried.

The meeting adjourned at 6:50 p.m.



Recording Secretary



Township Manager