

**MT. PLEASANT TWP. BOARD OF SUPERVISORS' MEETING OF SEPTEMBER 23, 2015**

The meeting of September 23, 2015, was called to order at 7:00 p.m. by Chairman Farner with the Pledge of Allegiance to the Flag. Those present were: Gary Farner, Chairman (GF), Dencil Backus, Vice-Chairman (DB) was absent, Brian Temple, Supervisor (BT), Tom McDermott, Solicitor (TM), Larry Chome, Zoning Officer (LC) and Mary Ann Stevenson, Manager/Secretary (MS).

**Executive Session:** GF announced there was an executive session held on 9/23/15 before the monthly meeting regarding legal issues.

**Matters Concerning Business of the Township:** None.

**Public Comments Regarding the Agenda:** None.

**Action Items:**

- A. **Reports:** BT motioned to accept the reports as given. GF seconded the motion. The motion carried unanimously. The following reports, if any, were submitted for the Board's review and are on file at the Municipal Office:
- Zoning Officer's Report – September, 2015
  - Public Safety Report – 8/18/15 – 9/17/15
  - Public Works Report – September 2015
  - Planning Commission Minutes – 8/3/15
  - Parks & Recreation Minutes – 8/10/15
  - Municipal Authority Minutes – 8/5/15
  - Midway Sewage Minutes – 8/4/15
  - Cross Creek Valley Region Minutes – None
  - Washington County Sewage Council Report – None
  - MPT Volunteer Fire Dept. Reports – August 2015 & call log
  - Treasurer's Report – August, 2015
  - Correspondence for the period of – 8/21/15 – 9/17/15
- B. **Bills:** GF motioned to ratify the payment of the invoices for the period of 8/21/15 – 9/17/15 as presented. BT seconded the motion. The motion carried unanimously.
- C. **Minutes:** BT motioned to approve the minutes of the August 26, 2015 regular board meeting. GF seconded the motion. The motion carried unanimously.
- D. **Caleffe Road Sealcoat:** GF motioned to ratify the addition of Caleffe Road to be sealcoated and to be paid with Liquid Fuels funds. BT seconded the motion. BT stated there was left over oil and stone. The motion carried unanimously.
- E. **Pirih Subdivision:** BT motioned to approve the Pirih Subdivision, 19 Grandview Ave., Hickory, subdividing a 4.31 acre parcel for the purpose of creating a new building lot subject to DEP review and approval of a Sewage Planning Module. GF seconded the motion. The motion carried unanimously.
- F. **Uniquely Yours Tea Room Site Plan:** LC presented the site plan at 91 Main St., and stated K2 Engineers approved the commercial building plans for when the site plan is approved. TM stated a stormwater management plan was needed and the BOS cannot grant waivers to the requirements of the zoning ordinance, per the K2 letter, to address the deficiencies. LC added they can meet the ZO requirements if they choose to amend the plan. Don Palo from K2 Engineers agreed. BT questioned whether or not the parking lot needed paved and it was determined that it did not. TM stated there is a 90 day time limit for action by the BOS but since it just went to the planning commission on September 14<sup>th</sup>, there is time for the applicant to resubmit their plan to address the engineer's comments and provide a stormwater plan, so this item can be tabled. GF motioned to table the approval of the site plan for the Uniquely Yours Tea Room at 91 Main St. Hickory. BT seconded the motion. The motion carried unanimously. It was discussed to have the stormwater plan done and to the engineer 10 days prior to the next meeting which would be 10/18/15 for review, and the revised plan ready for the next BOS meeting on 10/28/15.
- G. **Dangerous Structure:** LC presented pictures and a K2 Engineer's report stating the portion of the house is a dangerous structure. TM added that the board can accept this and not require action. Mr. Wallace, owner of the property, stated his plans are to demolish that portion of the building but not until spring of 2016. TM

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continued by stating there are no timelines once this is declared and there is no liability on the Township if a declaration is made. There was discussion on either proceeding under this ordinance now or under the IPMC when that is adopted and TM stated the information presented can be used under either ordinance. There was additional discussion on the timeline once a declaration was made and TM stated the township can give any amount of time they deem appropriate in working with the owner, from 60 days to 1 year, so long as the owner responds with his intentions within 10 days and gets the necessary permits for corrective action. BT motioned to declare the structure owned by Richard Wallace, located at 52 Main St., as a dangerous structure per Chapter 65 of the Code of Ordinances and the K2 inspection report dated 8/19/15. GF seconded the motion. The motion carried unanimously.

- H. **Dangerous Structure:** BT motioned to declare the structure, more specifically the greenhouse, owned by Tom Kotyk, located at 16 Main St., as a dangerous structure per Chapter 65 of the Code of Ordinances and the K2 inspection report dated 8/19/15. GF seconded the motion. The motion carried unanimously.
- I. **Resolution 2015-M:** GF motioned to adopt Resolution 2015-M; a resolution adopting the Washington County 2015 Hazard Mitigation Plan. BT seconded the motion. The motion carried unanimously.
- J. **2016 Police MMO:** BT motioned to approve the 2016 Minimum Municipal Obligation for the MPT Police Defined Benefit Pension Plan as \$24,566. GF seconded the motion. The motion carried unanimously.
- K. **2016 Non-Uniformed MMO:** GF motioned to approve the 2016 Minimum Municipal Obligation for the non-uniformed MPT Money Purchase Plan as \$28,964. BT seconded the motion. The motion carried unanimously.
- L. **Property Insurance:** BT motioned to approve the renewal of the comprehensive property, vehicle and equipment insurance with MRM Trust for the period of 11/15/15 – 11/15/16 at a cost of \$30,318. GF seconded the motion. The motion carried unanimously.
- M. **Trunk-or-Treat:** GF motioned to approve the disbursement of \$400 to the Parks & Rec. Board for the Trunk-or-Treat scheduled for 10/31/15 from 3pm – 5pm, payable to Rebecca Farner, the treasurer. BT seconded the motion. The motion carried unanimously.

**Discussion Items:**

- 1. BT stated the Township received a letter from the DEP classifying the Township as a MS4 Community with respect to stormwater. He added that we might qualify for a waiver and would like to get a quote from an experienced engineering firm that handles a lot of these issues since K2 is in training to learn about MS4 at this time. GF stated we don't meet the requirements of a MS4 Community but we still have to go through the process to get a waiver. It was decided to get a quote from both engineering companies and talk with both of them.
- 2. BT stated he received a letter from Fort Cherry Youth Fast Pitch Association seeking support for a batting cage at the high school and they need \$10,000 matching funds to get a \$10,000 grant. GF stated concerns that it is not on Township owned property. TM stated it is okay to donate to something that is not on Township property but it has to have value to the Township and the Township needs to have contractual rights to use it. It was determined that additional questions need answered before it could be considered.
- 3. BT stated the Fire Chief is asking about the locations for fire hydrants on Primrose Road. MS stated the usual procedure is the Fire Chief meets directly with PA Water and maps the location for the hydrants and gives that information to the Township and a letter is written to PA Water officially requesting the installation of "X" number of hydrants. TM will discuss with PA Water.
- 4. MS stated the Township was approved for Phase I and II of the Dirt & Gravel Roads grant program and the Conservation District needs to know when Phase I will start. It was discussed and decided to bid the projects at the end of this season for a spring 2016 project start date.
- 5. GF stated he will be attending the next Parks & Rec. meeting to discuss DCNR Grant money for the parks playground equipment and then they can use the money donated for Southview as contributing funds.

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**Unfinished Business:**

1. Transparency TV – TM stated he has reached a Memorandum of Understanding with Rick Walsh and all issues the Township had have been addressed and there is an agreement of principal. ►GF motioned to authorize the Solicitor to prepare, and for the Chairman of the Board of Supervisors to execute on behalf of the Township, a final TTV Agreement, revised to reflect the inclusion of the terms outlined in the Memorandum of Understanding dated 9/23/15, to the satisfaction of the Township Solicitor. BT seconded the motion. Public comments: Paul Battista asked if there was any cost to the Township and GF stated there was not, other than electricity. There were no other public comments. The motion carried unanimously.
2. Yanosik Ball Field – TM is still working with the Yanosik Family Trust Attorney. He added he should have something for the October meeting.
3. No Parking Ordinance – The following discussions took place: It was discussed to have no parking on the left side of all of Wabash in Hickory; Church St. in Southview is to have no parking from the fire hall down on the right hand side; Grandview Ave. in Hickory should be no parking on the left side going out; Meriage St. in Primrose should be no parking on the right side coming in from Fort Cherry Rd. and no parking in the cul-de-sac when that is completed; no decision was made with respect to Washington Ave. in Hickory. BT stated he was uncomfortable making any decisions as it should come from the Chiefs and the public works department. GF stated that the Fire and Police Chiefs need to submit to TM the specifics as to which side of the road is no parking and which areas. ►BT motioned to authorize completion of the ordinance upon receipt of the list submitted by the Chiefs and proceed to advertise. GF seconded the motion. Public comments: Paul Battista asked if curbs were going to be painted and GF responded there will only be signage. There were no other public comments. The motion carried unanimously.

**Other New Business:**

1. GF motioned to advertise an Ordinance of the Township of Mount Pleasant adopting the 2015 edition of the International Property Maintenance Code. BT seconded the motion. Public comments: Don Reed asked why the Township needed this ordinance. TM stated it makes regulating these types of issues “more legal”. BT stated that the UCC left it up to the Townships if they wanted to adopt the IPMC and he added the IPMC addresses things like accessibility issues and for the fire department things like staircases. Mr. Reed asked about grass height and BT stated it does regulate grass height but does not cover fields and vacant land. Paul Battista questioned useable and un-useable farm equipment and GF stated that is left up to interpretation. GF added this ordinance would help LC with enforcement issues and makes it easier. TM added that it is mostly for residential and commercial, not farms. Mr. Reed reiterated he did not think this was necessary. LC stated there is no “grandfathering” of properties and TM agreed. MS asked if a property can be sold without first bringing it up to code. TM stated that if the property had been served with a notice of violation, it is illegal to transfer the property unless those items are addressed or the buyer has to agree in writing assuming responsibility for it. There were no other comments. The motion carried unanimously.
2. GF stated the Chief of Police is requesting to hire another part time Police Officer and he is recommending Maria Cuccaro. GF motioned to authorize Chief McQuillan to hire Maria Cuccaro as a part time police officer. BT seconded the motion. Public comments: Richard Wallace asked why the need to hire another officer and GF responded there is a need to have additional officers as someone maybe leaving. There were no other public comments. The motion carried unanimously.

**Public Comment on Matters of Concern:**

Don Reed, 25 Main St., made the following comments: the Township does not need the IPMC Ordinance; Penn DOT needs to do a better job of winter maintenance on Fort Cherry Road and make better repairs to state roads; he asked for an update on the public sewage meeting that was to take place in October. Paul Battista, Municipal Authority Chairman, stated the meeting will not be in October due to the amount of rights-of-access and right-of-ways needed and because of that they do not have accurate information to present yet and there is also the issue of a lack of money. He added there will be a meeting but he doesn't know when.

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Duane Scott, 67 Main St., was still concerned about Fort Cherry Ambulance being the first responder for the Township. GF responded that Fort Cherry Ambulance is still the first responder until January.

Paul Battista, 28 Johnston Rd., expressed concerns over donating to Fort Cherry Fast Pitch since the project is not on Township owned property and suggested putting it on the Yanosik ball field in Southview.

**Adjournment:** BT motioned to adjourn the meeting at 8:34 pm. GF seconded the motion. The motion carried unanimously.

Respectfully submitted,

Mary Ann Stevenson  
Township Secretary  
Mount Pleasant Township  
Board of Supervisors