

UNION TOWNSHIP BOARD OF SUPERVISORS MEETING MINUTES

The Union Township Board of Supervisors met in regular session on Wednesday, December 11, 2024. The meeting was held at the Municipal Building, 3111 State Route 72, Jonestown, PA.

Kerry McCrary called the meeting to order at 6:45 p.m.

Present:

Kerry McCrary, Chairman

Gary Longenecker, Vice Chairman

Dennis Firestone, Secretary

Brent McFeaters, Township Manager

Bryan Michael, Road Crew Supervisor

Paul Bametzreider, Township Solicitor

Steve Sherk, Township Engineer

SGT Matt Rager, Cleona Police Department

SGT Robert Maher, Pennsylvania State Police

Fifteen (15) Attendees

Public Comments – Jeffrey Dieffenbach – discussed the possibility of an R/W on the land that the Township owns, east side of Old Forge Road and south of Freightliner. The property is presently being used as a stormwater basin and is approximately one acre in size. The Supervisors requested Steve Sherk, provide an appraisal of the property to get a fair market price for the land to possibly be sold. The motion was made by Kerry McCrary and seconded by Dennis Firestone. All Approved.

BOS Minutes - Approve the BOS Meeting Minutes for November 13, 2024, the motion was made by Kerry McCrary and seconded by Gary Longenecker. All Approved.

Financial Report - Approve the Financial Report for November 13, 2024, the motion was made by Gary Longenecker and seconded by Kerry McCrary. All Approved.

Cleona Borough Police Services – Sergeant Ragar reported that there were 48 incidents in the previous month, PA State 72 bridge is to open tomorrow and Cleona Borough now has online payment for parking citations.

Pennsylvania State Police – Sergeant Robert Maher – new position for SGT Maher, who introduced himself to the Township and gave an annual incident report.

Northern Lebanon Fire and Emergency Services – Rob Taylor, handouts (Only when provided by the NLFES)

Life Lion Ambulance Services – Joel Hocking, handouts (Only when provided by Life Lion)

Planning Commission – Steve Sherk

1. Lebanon Newswanger – Preliminary/Final Land Development Plan – Andrew Kane from Penonni is requesting the following waivers for the property located at 107 Awol Road. SALDO Sections: Section 143.5.11.C.10.b. (Street Improvements), Section 143.5.13.A. (Curbs), Section 143.5.13.B. (Sidewalks), Section 143.5.02.G. (Permanent Easements) –

Blanket easements provided). A motion was made to approve these SALDO Sections, by Kerry McCrary and seconded by Gary Longenecker. All Approved.

Stormwater Sections: Section 144.14.m. and Section 144.15.d. (Drainage Easements – Blanket easements provided). A motion was made to approve these Stormwater Sections, by Kerry McCrary and seconded by Dennis Firestone. All Approved.

2. Jono/Ace Hardware Expansion - Preliminary/Final Land Development Plan – Bryan Rohland from Earth and Sky Design presented the plan for 10781 Allentown Blvd. Bryan requested the following waivers: SALDO Sections: Section 304.B. (Preliminary/Final Plan Submission), Section 504.C.1. (Plant Screening) – Do not need a fence or trees along the east and west sides of the property. The owner must provide trees along the rear of the property, but does not require a fence, Section 5.11.C.17.h. (Street Trees), Section 513.B. (Sidewalks), Section 5.20.A.1. (Parking Setback). A motion was made to approve these SALDO Sections, by Kerry McCrary and seconded by Gary Longenecker. All Approved.
Stormwater Sections: Section 13.e. (Basin Discharge Pipe Diameter to be Less Than 15 Inches) and Section 14.m. (Stormwater Easements). A motion was made to approve these SALDO Sections, by Kerry McCrary and seconded by Dennis Firestone. All Approved.
3. BL Companies (Warehouse Development) – A sketch plan was reviewed for a warehouse development plan that would be located at 2855, 2861 and 2867 State Route 72. Steve Sherk and Jeff Steckbeck advised the Supervisors that the commercial property may not be used for parking or any of the buildings and were concerned about two accesses to support the proposed warehouse. Steve Sherk is going to relay the information back to the project engineer.

Zoning Officer's Report – Steve Sherk

Steve Sherk stated that Sheri had modified the report and supplied the permit numbers for the previous month. Steve Sherk stated that he had not received a stormwater plan from Mohammad Kenz on 11 Wolfe Lane. The Supervisors advise Paul Bametzreider to send an enforcement notice to Mr. Kenz for not submitting a stormwater plan. The motion was made by Kerry McCrary and seconded by Dennis Firestone. All Approved. Paul Bametzreider is working with Mr. Shuey's attorney on Violet Lane 1 and 2.

Road Foreman's Report – Bryan Michael stated that they changed the oil in the equipment and prepared the trucks for the winter weather.

Engineer's Report – Steve Sherk commented on the following topics:

1. Local Share Account (LSA) Grant for Old Forge Road, I-81 NB Ramp, Fisher Avenue Intersection Improvements. This project is complete. According to Brent, the Township received full reimbursement for LSA grant in the amount of \$73,001 since the last Board of Supervisors' meeting. Therefore, we will consider this project officially closed.
2. Culvert Replacements at 10/15 Campmeeting Road and 112/129 Campmeeting Road. The Township has completed replacement of Culvert #1 at 112/129 Campmeeting Road. In October, the Township received notice of a Local Share Account (LSA) grant award in the amount of

\$69,514 for installation of Culvert #2 at 10/15 Campmeeting Road. As of the date of this report, the Township has not received an executed grant contract from DCED. However, according to Chad Deitrich, Economic Development Analyst with DCED, the Township may start reimbursable work, including preparation of bid documents. There are wetlands located at the Culvert #2 (10/15 Campmeeting Road) which are potential bog turtle habitat. Therefore, the culvert replacement and associated work must occur between November 1st and March 31st in accordance with USFWS regulations. It is our understanding that the Township will procure the materials for Culvert #2 from Lane Enterprises via Co-Stars. However, construction of this culvert will need to be advertised for competitive bids. We request permission to advertise the project for bid proposals in January with the bid opening tentatively scheduled for Tuesday, February 11, 2025 (on PennBid) in advance of the February 12, 2025, Supervisors' meeting. The motion was made by Kerry McCrary to allow Steve Sherk to move forward with a bid packet for this project, seconded by Gary Longenecker. All Approved.

Solicitor's Report – Paul Bametzreider – nothing to report this month.

Resolutions –

1. Resolution #7 – 2024, Adopt the 2025 Budget (the budget was posted at the Township building). The motion was made by Kerry McCrary and seconded by Gary Longenecker. All Approved.
2. Resolution #8 – 2024, Tax Levy – Fire Hydrant Tax for 2025. The motion was made by Kerry McCrary and seconded by Gary Longenecker. All Approved.
3. Resolution #9 – 2024, Tax Levy – General Purposes and Street Light Tax for 2025. The motion was made by Kerry McCrary and seconded by Gary Longenecker. All Approved.
4. Resolution #10 – 2024, DEP EFA registration, permission form to file permits online to DEP. The motion was made by Kerry McCrary and seconded by Dennis Firestone. All Approved.

New Business –

1. Approve the 2025 C.M. High Preventive Maintenance Agreement, the contract amount is \$1,725.00 (same as 2024). The motion was made by Kerry McCrary and seconded by Dennis Firestone. All Approved.
2. Approve the Quote from Lane Enterprises, LLC, for 40 LF of 24" SLCPP @ \$23.00 a LF, 160 LF of 18" @ \$16.00 a LF and delivery fee of \$350.00. The quote total is \$3,830.00. The motion was made by Kerry McCrary and seconded by Dennis Firestone. All Approved.
3. Approve the Meeting Schedule for 2025, (Organization, Supervisors, Planning Commission, and Lickdale Sewer Plant Meetings). The motion was made by Kerry McCrary and seconded by Gary Longenecker. All Approved.

Old Business – none

Bills Payable - General, Recycling, Liquid Fuels, Street Light, and Payroll - \$383,969.60, a motion was made by Kerry McCrary and seconded by Gary Longenecker. All Approved.

Date of the next Planning Commission Meeting is Wednesday January 2, 2025, at 7:00 p.m.

Date of the Organization Meeting is Monday January 6, 2025, at 1:00 pm.

Date of the next Lickdale Sewer Treatment Plant Meeting is Wednesday January 8, 2025, at 6:30 p.m.

Date of the next Board of Supervisors Meeting is Wednesday January 8, 2025, beginning right after the Lickdale Sewer meeting.

The meeting was adjourned at 7:20 p.m.

Recording Secretary,

Brent McFeaters, Manager