

TOWNSHIP OF SOUTHAMPTON MINUTES
FOR THE REGULAR MEETING OF THE BOARD OF SUPERVISORS
SOUTHAMPTON TOWNSHIP MUNICIPAL BUILDING

5:00 p.m.

April 24th, 2018

MEMBERS PRESENT

Paul Witter – Chairman
Greg Richardson – Vice Chairman
Samuel Cressler – Secretary/Treasurer

OTHERS PRESENT

Sean Shultz – Township Solicitor
Doug Shields – Code Enforcement
Maria Misner – Planning/Recording Secretary
Kathy Durf – Administrative Assistant

VISITORS PRESENT

Tyler Fairchild – SCPRA
Mel Wadlinger – Resident
Eric Diffenbaugh – Cumberland Garage Doors
Bill Klusman – Shippensburg EMS
Gerilee Davis – SCPRA
Mitchell Burrows – Shippensburg Revitalization Group
Joe Burget – Burget & Assoc.

PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

**APPROVAL OF THE BOARD OF SUPERVISORS MINUTES FOR THE
REGULAR MEETING OF APRIL 10TH, 2018.**

The minutes for the regular meeting of April 10th were approved as presented.

VISITOR REMARKS

Mel Wadlinger referred to the minutes of March 27th and took issue with Supervisor Cressler's statement, "that the rate of inflation/cost of living over the next few years is going to exceed what we can earn on our cash." Mr. Wadlinger stated that according to the Second-Class Township Code which Mr. Wadlinger read from, taxpayer investments are guaranteed not to lose money. Mr. Wadlinger stated the land Supervisor Cressler is proposing to purchase is illegal.

Southampton Township Solicitor, Sean Shultz, replied that it is absolutely legal. The Second-Class Township Code allows Township to purchase real estate for the purposes of recreation. The Township is in the process of applying for a grant under a state program for parks and recreation.

Shippensburg EMS - Bill Klusman was present to present a packet of materials on behalf of Shippensburg EMS and requested the Township post the 2017 Annual Review and a CPR training poster to the Township website.

OLD BUSINESS

Purchase Escrow Deposit for New Enterprise Stone and Lime -

Supervisor Cressler stated that the opportunity to purchase a piece of land next to Michaux State Forest became available. As Treasurer it was an opportunity to diversify the Township portfolio and as Supervisor it is a second chance to provide recreation and open space for citizens.

He approached the land owner and DCNR and came up with a plan to apply for a 50% Match for Land Acquisition Grant with DCNR. The Supervisors voted at the March 27th meeting to complete a letter of intent and submit an application for the grant.

A neighbor of the proposed property caught wind of the negotiations and went to New Enterprise headquarters directly and offered a couple of thousand dollars more to purchase the property immediately.

The land owner asked Supervisor Cressler for a good-faith, non-refundable deposit to hold the property.

The land has appraised above the agreed upon purchase price. Supervisor Cressler felt the Township should move forward with the land purchase even if they don't receive the grant. The Township has the ability to purchase it and could subdivide enough off to be in at least as good of shape as using the grant match with no strings attached.

Tyler Fairchild - SCPRA Director gave a presentation of the economic, health, environmental and social importance the proposed land could have on Southampton residents and the Shippensburg community. He added that according to the National Recreation and Park Association recommendations, a township with the population of Southampton should have 81 acres of park and recreation area. The current recreation area is 2 acres that are being used and a 17-acre parcel that is undeveloped. SCPRA supports the purchase of this property. It would satisfy the recreational needs for years to come.

Mitch Burrows – Shippensburg Borough Council, Shippensburg Revitalization Group – Mr. Burrows stated with the revitalization group they have compared what our town has with neighbors and what we should concentrate on, and recreation is a theme. He is not a resident, but we are all in this together, and in the long run he does not want Southampton Township to look at this years down the road as a missed opportunity. He supports the purchase wholeheartedly.

Gerilee Davis – SCPRA Chairperson and Resident – She asked if the Supervisors supported Parks and Recreation because the Township is behind in supplying land for parks and recreation for its residents. She highly recommends purchase of the land. She feels the residents deserve more focus in the area of parks and recreation. Roads and bridges are important but so is park and recreation and it needs equal attention.

Supervisor Richardson – Stated that the township is 50% with the Borough to fund the Parks and Rec Authority. Is it reasonable for the Supervisors to purchase it and hand it over for 50% with the Borough?

Mrs. Davis replied it is not a contest, the Borough, for its size and number of residents, percentage-wise offers a whole lot more in the way of recreation opportunities than what the Township offers its residents.

Supervisor Richardson asked if it would make more sense for SCPRA to own the land themselves.

Supervisor Cressler stated SCPRA cannot own land. It is in the Authority papers as they were drawn up.

Tyler Fairchild stated that he sees SCPRA as a management firm for the Township and Borough. If the Township purchases the land, it ties in nicely state plans and county plans. One of the big things they are funding now is trails. SCPRA can get the money for trails.

Gerilee added that this ties into the Appalachian Trail which is something good for the community.

Supervisor Richardson stated that he is still not convinced and not satisfied that what is being done right now is being taken care of and being polished. He stated he has pictures of things he has seen around town that he is not satisfied with.

Tyler replied that this is a different subject.

Supervisor Richardson stated that last year a volleyball net was missing. There was a horseshoe pin missing. There was debris all over the tennis courts. Right now, there are sticks and leaves all over the place. Once that is taken care of everything else will fall into place.

Gerilee replied that she does not believe Supervisor Richardson believes parks and rec are important. To point out things like a volleyball net and leaves and sticks and say you are not going to do something for the good of the township because of that? She asked that it be put into public record.

Supervisor Richardson stated he does believe in parks and rec, very much so.

Tyler explained that he only has a part-time college student to help with maintenance and has only had two nice days a week in April. He cannot be programming, maintenance and administrative. He does not have enough time during the week.

Samuel Cressler asked who manages the park is down the road. A trailhead would require about 500 feet of trail to get to Furnace Hollow Road which goes straight to the Appalachian Trail. That trailhead would make day-hiking possible for Shippensburg area people to go Caledonia or Pine Grove.

Supervisor Richardson said his concern is if we go forward and purchase this land that it is biting off more than SCPRA can chew because he is not convinced that what they have already is being kept up the way it should be. This is not personal, it is black and white.

Tyler replied that those things are on the agenda for Ship Shape days this Saturday. They are not a priority compared to programming. He asked that Supervisor Richardson would tell him when he sees him that something needs addressed and not wait until a public meeting to bring it up.

Supervisor Witter stated that he was okay with it with a 50% grant, but he is not okay with giving them 15% down and hoping on the grant and possibly losing it.

Maria Misner added that if the Township knows there is another buyer, there is nothing to lose if they do purchase it. They can resale all or a portion.

MOTION: Supervisor Cressler moved to put a 15% deposit down on this land. The motion died for a lack of a second.

Supervisor Cressler said he would notify New Enterprise they are sticking with the original plan.

NEW BUSINESS

Prepare Bidding Documents

Aggregate

Fuel, on site

CRS and CRS-2PM

Road Surfacing Equipment Rental

Street Work

Samuel Cressler stated they could advertise for all bids on the 4th and 11th and they would be able to be opened on May 22nd.

MOTION: Supervisor Cressler moved to advertise for Aggregate, Fuel, CRS, CRS – 2PM, and Road Surfacing Equipment as per the Public Work Department's requirements. Supervisor Witter seconded the motion which passed unanimously.

Supervisor Cressler said he was given a list of roads that needed street work by the Public Works Department. He went out to inspect the roads with a PennDOT representative who suggested some actual pavement and some patchwork.

MOTION: Supervisor Witter moved to advertise for paving bids for portions of Old Mill Road, Piper Road, Means Hollow Road and Tower Road. The details to be included in the actual bidding document. Supervisor Richardson seconded the motion which passed unanimously.

MOTION: Supervisor Richardson moved to advertise for bids to patch portions of Lindsay Lot Road, Two Turn Road and Forest Ridge Road. The details to be included in the actual bidding document. Supervisor Witter seconded the motion which passed unanimously.

Purchase of Oil Buggy

Supervisor Richardson said it is a trailer with a tank on it that heats up oil and fills cracks in the road to prevent further cracking. He is still waiting on the third bid.

MOTION: Supervisor Richardson moved to purchase the oil buggy from Nealco Equipment LLC, in Shippensburg pending receipt of the third bid and so long as Nealco remains the lowest bid. Supervisor Witter seconded the motion which passed. Supervisor Cressler opposed the motion because he was told summer is not the right time of year to seal cracks, therefore it is not needed at this time.

Discussion of Surplus Equipment

Tyler Fairchild asked if the Township would be interested in leasing the 2008 pickup truck to SCPRA because he is using his personal vehicle. The truck would be owned by the Township, but SCPRA would take care of all maintenance and insurance.

The Supervisors would be ok with just giving it to Park and Rec if they are allowed to own a vehicle according to their bylaws.

Tyler will check with the solicitor and get back to the Township after their next board meeting.

MOTION: Supervisor Witter moved to advertise to sell the 2002 dump truck through sealed bids to open at the next evening meeting on May 22nd. Supervisor Cressler seconded the motion which passed unanimously.

SUBDIVISIONS

SD 2018-003 Cumberland Garage Doors

The plan was seen by the Planning Commission meeting in January and was tabled. It was seen again in April with recommended approval.

Eric Diffenbaugh was present to explain the plan. He stated that all of the outside agency approvals have been received. All stormwater issues have been resolved. There are only two small revisions. There are a few small revisions to the lighting plan to install non-glare lighting.

MOTION: Supervisor Richardson moved to approve the waiver of First Floor Elevation 907.4. Supervisor Witter seconded the motion which passed unanimously.

MOTION: Supervisor Witter moved to approve the Waiver of 909.2B1 for the width of screening to be from 20' to 10'. The actual planting will be the same. Supervisor Richardson seconded the motion which passed unanimously.

MOTION: Supervisor Richardson moved to approve the final land development plan for SD2018-003 Cumberland Garage Doors provided all of Tim Cormany's and Ryan Clark's comments have been addressed.

SD 2018-006 Jeff and John Franklin

Joe Burget was present representing the Franklin Family and explained the plan.

MOTION: Based upon approval by Vince Elbel, SEO, Supervisor Richardson moved to approve the non-building waiver. Supervisor Witter seconded the motion which passed unanimously.

MOTION: Supervisor Witter moved to approve the final land subdivision for SD 2018-006 Jeff and John Franklin. Supervisor Richardson seconded the motion which passed unanimously.

SD2018-007 James M. Weaver

Maria Misner stated this is a subdivision in which the owner owns both parcels and wishes to do away with the lot lines so he can build a pole barn on the existing line.

MOTION: Supervisor Witter moved to approve the Non-building Waiver. Supervisor Richardson seconded the motion which passed unanimously.

MOTION: Supervisor Witter moved to approve the final Land Subdivision plan for SD2018-007 James Weaver. Supervisor Richardson seconded the motion which passed unanimously.

REPORTS OF TOWNSHIP OFFICIALS AND AGENCIES

There were no reports from Township Officials and Agencies.

GENERAL FUND

MOTION: Supervisor Witter moved to pay the general fund in the amount of \$38,791.80. Supervisor Richardson seconded the motion which passed unanimously.

The meeting was adjourned by Supervisor Witter at 6:08 p.m.

Respectfully Submitted

Maria Misner
Recording Secretary