

# GREENWICH TOWNSHIP BOARD OF SUPERVISORS MEETING Monday, May 1, 2017

## MINUTES

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**CALL TO ORDER & PLEDGE OF ALLEGIANCE:** Chairman Victor Berger called the meeting to order at 7:30PM. Members present: Harry Hoppes and Alice Flyte. Professionals present: Solicitor, Dan Becker; Solicitor Alex Elliker; Engineer/Zoning Officer, Chris Noll; Roadmaster, Bobby Follweiler and Secretary/Treasurer, Tara Jones. Kelly Klein, candidate for Berks County Judge was present.

**ANNOUNCEMENTS:**

1. Chairman Victor Berger informed the audience to state their name and address if addressing the Board.
2. Chairman Victor Berger informed the audience that there was a public meeting with PennDOT on Wednesday, April 12, 2017 at 1:00pm at the Greenwich Township Municipal Building.

**APPROVAL OF THE MINUTES:**

1. Motion was made by HH and seconded by AF to approve the Minutes of the April 3, 2017 Board of Supervisors Meeting. Motion passed (3-0).
2. Motion was made by HH and seconded by AF to approve the Minutes of the April 12, 2017 Public Meeting with PennDOT. Motion passed (3-0).

**HEARING OF THE VISITORS:**

1. Kelly Klein from Exeter Township introduced herself to the Board. Ms. Klein mentioned she is one of four judicial candidates running for Office and her presence was based on informational reasons.
2. Donna Wasser of 146 Long Lane Road mentioned that counts are being done.
3. Joyce Dietrich of 153 Dotterer Road mentioned that a couple of years ago two or three tractor trailer trucks were too much to handle with Dean Bruno's body shop so why are more trucks okay now with the Crossroads X proposed warehouse project. Chairman Victor Berger responded that the truck traffic was only a small issue with the project of Dean Bruno's body shop which is located on Wessner Road and Long Lane Road. The main reason that this project did not move forward was because the property was zoned Rural not Commercial and the Township felt there was no need to rezone this property for a Commercial use. Ms. Dietrich also asked whether the horse and buggy traffic on 737 has been discussed with PennDOT. Chairman Victor Berger responded that it was discussed with PennDOT at the public meeting held on April 12, 2017. Resident Dodie Sable confirmed that it was discussed.

Chairman Victor Berger mentioned that there are a lot of rumors being circulated regarding the proposed Crossroads X warehouse project. Chairman Berger recommended that instead of spreading rumors to attend a Board of Supervisors meeting to obtain the facts and ask the Board any questions. Supervisor Alice Flyte mentioned that we as a Board are Township residents too and we as a Board have to follow the rules.

Chairman Victor Berger asked the audience if there was any additional public comment. No response was received by the public. No action was taken by the Board of Supervisors.

**PLANS TO REVIEW:**

1. Krick Subdivision –

- a. Chris Noll, Zoning Officer/Engineer, informed the Board that the Plans are finalized and that he is waiting for a response for the number of mylars to be produced and the required signatures.
2. Monthly Subdivision and Land Development Status Report –
  - a. The Board reviewed the Report.
  - b. Chris Noll, Zoning Officer/Engineer informed the Board that a letter of extension, dated April 19, 2017, was received by the Township regarding the Crossroads X proposed warehouse project. The letter requested a time extension until July 31, 2017.
  - c. Solicitor Dan Becker reviewed the Board's options regarding granting or denying the letter of extension.
  - d. Motion was made by HH and seconded by AF to grant Crossroads X the time extension until July 31, 2017.

#### OLD BUSINESS:

1. Kutztown, Hamburg, Cetronia and Northeastern Berks Representatives – Greenwich Township Ambulance coverage
  - a. Doug Demcheck, with Northeastern Berks EMS, explained the run cards to the Board. Mr. Demcheck mentioned that there was a meeting with Hamburg, Cetronia and Northeastern Berks Ambulances and a response order was decided upon. Mr. Demcheck gave a brief synopsis of the meeting and its findings. Mr. Demcheck mentioned Kutztown Ambulance was not present at that meeting.
  - b. Rod Freeman, with Kutztown Ambulance, presented information to the Board from the Kutztown Area Transport Service regarding run card time studies/notes. Mr. Freeman noted that the Kutztown Ambulance Service is not on board with the findings of the ambulance meeting of which Kutztown Ambulance was not present for.
  - c. Solicitor Dan Becker mentioned that at last month's Board of Supervisors Meeting, the Board asked that all four ambulance services come to an agreement based on what is in the best interest of the Greenwich Township residents and if an agreement cannot be reached among all four ambulance services then a third party agency will be hired to conduct a time study. Solicitor Becker mentioned to the Board that he will obtain pricing of third party agencies and consult with Brian Godschall.
  - d. Matt Brett, resident of Greenwich Township, mentioned that it's unfortunate that the four ambulance services cannot come to an agreement and that it is a waste of taxpayer money to have the Board hire a third party agency to find a solution.
  - e. Joyce Dietrich of 153 Dotterer Road mentioned that years ago Rod Freeman with Kutztown Ambulance Service tried to construct an ambulance station on her property within the community but there were road blocks put in front of him. Chairman Victor Berger explained that the Township was not opposed to the construction of an ambulance station within the Township; however, the Township would not provide nor guarantee the financing of the project as requested by the ambulance company. The project did not proceed. Mr. Freeman agreed with Chairman Berger's recollection of the facts.
2. Greenwich Township Residents – Representative Dodie Sable regarding proposed Crossroads X warehouse project
  - a. Dodie Sable of 593 Old Route 22/737 is concerned with the increased tractor trailer traffic that will occur from the proposed Crossroads X warehouse project resulting in damage to homes and noise pollution. Chairman Victor Berger responded by saying the Township is still waiting on PennDOT. Ms. Sable also mentioned that seventeen homes in the Krumsville area were damaged due to the dump trucks working on the Krumsville exit. Ms. Sable asked the Board who will be responsible for the damages to the homes that could occur with the proposed warehouse project and how will Greenwich Township help the residents if damages occur. Chairman Victor Berger responded by saying that the Township cannot force PennDOT to do any studies and he reiterated that at this point in time nothing is happening and the process is at a standstill regarding the proposed Crossroads X warehouse project.
  - b. Dodie Sable asked whether there will be a Planning Commission meeting on May 15, 2017. Solicitor Dan Becker responded by saying there will be a Planning Commission on May 15,

2017; however, Crossroads X will not be on the Agenda due to the extension letter received by the Township.

- c. Dodie Sable mentioned that the Township website is out of date and she would like to see all of the Minutes, both Board of Supervisors Minutes and Planning Commission Minutes posted to the website.
- d. Dodie Sable mentioned to the Board that the numbers PennDOT gave at the public meeting held on April 12, 2017 do not match the numbers she came up with regarding the tractor trailer traffic. Solicitor Dan Becker responded by saying that these studies should be presented to the Planning Commission at a Planning Commission meeting.
- e. Dodie Sable asked the Board who currently is responsible for Old Route 22. Chairman Victor Berger responded that Greenwich Township is currently responsible for Old Route 22. Ms. Sable asked if any roads will be swapped with PennDOT. Chairman Victor Berger responded that Long Lane Road, Kohler's Hill Road and Donat Road will eventually become Township roads and Old Route 22 will become a State road.

#### NEW BUSINESS:

1. Open Aggregate Bids –
  - a. Motion was made by HH and seconded by AF to accept the two Aggregate bids from Hei-Way LLC and New Enterprise Stone & Lime Company. Motion passed (3-0).
  - b. Motion was made by AF and seconded by HH to award to New Enterprise Stone & Lime Company all of the materials listed in the bid except cold patch subject to Roadmaster Bobby Follweiler confirming cold patch from Hei-Way LLC is PennDOT approved. If PennDOT approved then cold patch bid is awarded to Hei-Way LLC depending on location. If Hei-Way is not PennDOT approved, then the bid will be awarded to New Enterprise Stone & Lime Company. All bids awarded are subject to Township Engineer Chris Noll's, Roadmaster Bobby Follweiler's and Solicitor Dan Becker's review. Motion passed (3-0).
2. Virginville, Kempton & Kutztown Fire Company Reports –
  - a. The Board reviewed the three financial reports.
  - b. The Board gave the Kutztown Fire Company available funds financial report to Fire Chief Eric Diehl, who was in attendance. The Board gave the Kempton Fire Company available funds financial report to Fire Chief Matt Brett, who was in attendance. The Board requested that Secretary/Treasurer Tara Jones send the Virginville Fire Company available funds financial report to Fire Chief Matt DeLong.
3. Driveway Escrow Release – Matthew & Katie Hollenbach
  - a. Motion was made by AF and seconded by HH to approve the release of the driveway escrow to Matthew & Katie Hollenbach. Motion passed (3-0).
4. Greenwich Township website –
  - a. The Board reviewed the three website proposals.
  - b. Township resident Dodie Sable mentioned that her son, Sean Campbell, would be willing to review the three proposals and provide feedback/recommendations based on the proposals.
  - c. The Board asked Secretary/Treasurer Tara Jones to forward the three proposals to Mr. Campbell for his review/insight.
  - d. The Board tabled the discussion until next month's Board of Supervisors Meeting.
5. Maxatawny Township Proposed Update Traffic Impact Fee Land Use Assumption Report –
  - a. The Board reviewed the report.
  - b. Motion was made by HH and seconded by AF to authorize Zoning Officer/Engineer Chris Noll to review the information and write a written response before the thirty deadline. Motion passed (3-0).
6. Keystone Acquisition Services Corporation –
  - a. The Board reviewed the information provided by the Keystone Acquisition Services Corporation and no action by the Board was taken.

**REPORTS:**

1. EMC – Cheri Keim
  - a. Cheri Keim had nothing to report.
2. Roadmaster - Bobby Follweiler
  - a. Bobby Follweiler mentioned to the Board that the Road Department is busy doing base repair on roads and replacing pipes. He also mentioned that the Road Department is getting ready to do oil and chipping as well as mowing on the roads.
3. Zoning Officer/Engineer – Chris Noll
  - a. Chris Noll presented his Zoning Report to the Board. Chris Noll reiterated that the Township received an extension letter from Crossroads X dated April 19, 2017. He also mentioned that Crossroads X did not submit any revised plans regarding the proposed warehouse project.
  - b. Chris Noll presented his Engineer Report to the Board. He mentioned, from the report, the current Act 167 requirements regarding security of proposed improvements. Chris Noll suggested to the Board that each proposed security improvement be looked at separately as they are submitted to the Township. He also suggested that the Township secure improvements for stormwater but not for private improvements.
  - c. Motion was made by VB and seconded by AF to adopt Keystone Consulting Engineers new fee schedule. Motion passed (3-0).
  - d. Motion was made by AF and seconded by HH to accept Chris Noll's monthly Zoning Officer and Engineer Report. Motion passed (3-0).
4. LTL Consultants Monthly UCC Building Permit Report
  - a. The Board reviewed the report.
  - b. Motion was made by HH and seconded by AF to accept LTL Consultants Monthly UCC Building Report. Motion passed (3-0).
5. Technicon Enterprises, Inc. II Monthly Building/Zoning Report
  - a. The Board reviewed the report.
  - b. Motion was made by HH and seconded by AF to accept Technicon's report. Motion passed (3-0).
6. Solicitor – Dan Becker
  - a. Solicitor Becker mentioned to the Board that the complaint against Randall L. Reimert et al regarding the property at 1104 Dunkels Church Road was dismissed.
  - b. Solicitor Becker reiterated that there will be a Planning Commission meeting on May 15, 2017 to review the proposed Ordinance amending the Zoning Ordinance only.
  - c. Motion was made by HH and seconded by AF to authorize execution of the resolution for Keystone Consulting Engineers revised fee schedule. Motion passed (3-0).

**FINANCIAL MATTERS:**

1. Motion was made by HH and seconded by AF to approve the bills as presented. Motion passed (3-0).
2. Motion was made by HH and seconded by AF to approve the Treasurer's Report as presented. Motion passed (3-0).

**ADJOURNMENT:** Motion was made by AF and seconded by HH to adjourn the meeting at 9:46 p.m. Motion passed (3-0).

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Respectfully Submitted,

Tara Jones  
Secretary/Treasurer  
Greenwich Township