

**THE TOWNSHIP OF GREENWICH
BOARD OF SUPERVISORS
MINUTES OF THE MONTHLY MEETING
Monday, November 3, 2014**

CALL MEETING TO ORDER / PLEDGE OF THE FLAG:

Members of the Greenwich Township Board of Supervisors met for the regular monthly meeting on Monday, November 3, 2014, in the Township Building. Chairman Victor Berger called the meeting to order at 7:30p.m. with members Jacqueline Hollenbach and Harry Hoppes present. Also in attendance were Engineer Dennis Smaglinski, Solicitor Daniel Becker, Zoning Officer John Stine, Roadmaster Bobby Follweiler and Secretary Joni McPike.

ANNOUNCEMENTS:

Chairman Berger informed the audience that this meeting is being recorded principally to aid in the preparation of the minutes and for such other purposes as the Board sees fit. For that reason, each person wanting to give any comments during this meeting, please state his or her name and address for the record, and address your comments to the Board of Supervisors.

Chairman Berger informed the audience that Election Day is tomorrow; Tuesday, November 4, 2014. The polls will open at 7:00a.m. and close at 8:00p.m.

APPROVAL OF MEETING MINUTES:

Reading of the Minutes of the October 14, 2014, Regular Meeting was waived since copies of the Minutes were distributed before the meeting. On **motion** by Supervisor Hoppes, seconded by Supervisor Hollenbach, and approved by all members present, the minutes are accepted as presented and the tape recording ordered to be erased.

PLANS TO REVIEW:

Folino Estate Winery – Preliminary/Final Land Development Plan – Plan approval deadline: 12/1/2014: Solicitor Becker informed the Board that all agreements and financial securities have been submitted and reviewed, however the letter of credit has some errors that have to be corrected, then will be resubmitted for review. The Board may sign the plans tonight; however, they are not to be released until all documents are deemed complete by the Solicitor. Solicitor Becker will notify Secretary McPike when the plans may be released.

Solicitor Becker also informed the Board that the Developer for this project is looking to transfer a liquor license for the restaurant from another Municipality; however there is a process that we have to go through under the PLCB laws which state we must have a public hearing with a stenographer to allow the license to transfer into our Municipality. Solicitor Becker stated he has talked with the Developer and will issue the proper applications, instructions and will inform the Developer of the required fees that are to be submitted to the Township to start this process. In addition a list of all current liquor licenses within the Municipality will be supplied to the Solicitor as part of the process. Solicitor Becker will keep the Board informed as this matter progresses. The Developer was not represented at the meeting.

Interstate Collision Center (Bruno) Lenhartsville Property2 LDP3 – Plan approval deadline November 23, 2014: Solicitor Becker informed the Board that the agreements and financial security documents have been submitted for review; however, there were language changes that had to be made to reflect that a bond is being issued instead of a letter of credit. Solicitor Becker has been in contact with Mr. Jody Klinger, the Developer's bonding agent; and discussed these changes, and was assured that all the documents will be complete and be resubmitted for review shortly. Discussion was held regarding the status of the building plans for this project, and it was stated that all building permit requirements must be met prior to a building permit being issued; however, site work may be started. Engineer Smaglinski reminded the Board that this land development project action deadline is tonight. Discussion was held regarding the immediate submission of either the bond or a letter granting an extension (30 days) prior to November 23rd, 2014, so the plan is not rejected based upon failure to provide financial security within the current review time frame. On **motion** by Supervisor Hollenbach, seconded by Supervisor Hoppes, and approved by all members present, to reject this plan unless the financial security is in place or alternatively a letter granting an extension is submitted and received by the Township prior to November 23, 2014.

Dean & Dena Bruno – Wessner Property2 – SDV1 – Revised Sketch Plan – action to execute the municipal Land use document: Engineer Smaglinski informed the Board that this form is a requirement of the NPDES permit process for disturbance of more than one (1) acre on the Wessner Road property for the two (2) lots. On **motion** by Supervisor Hollenbach, seconded by Supervisor Hoppes, and approved by all members present, to authorize Secretary McPike to complete and execute the Land use document. Engineer Smaglinski, in relation to this subdivision project, has received a request to review the Williams driveway access plans knowing that conditions of these plans are similar to this project, and is asking for confirmation that this record review request is permissible. Solicitor Becker confirmed that the William's driveway plans are subject to open records and they may be reviewed by submitting an open records request form to the Township Office requesting to review those records.

Monthly Subdivision & Land Development Plan Status Report: Report was reviewed, and all dates are satisfied. Monthly monitoring of this report will continue. No action was taken.

HEARING VISITORS & PUBLIC COMMENT:

Susan Ensinger, 253 Long Road asked about additional information regarding **Zettlemoyer Bridge**; Solicitor Becker gave comments as to the conversations he has had with County Commissioner Barnhardt and Ryan Hunter, the County's maintenance facilities director. Mainly the discussions were regarding the funding aspect of this project. The County is looking into several different grants that might be available to fund this project. The County is hoping to follow up with the Township later this month and Solicitor Becker should have more information for the Board by their next Board of Supervisors meeting.

OLD BUSINESS:

Campground zoning regulations: Engineer Smaglinski discussed the possibility of holding a workshop together with the Planning Commission members and campground managers, to discuss and reach the best wording to meet the Board's objectives for this matter. The Board of Supervisors recommended this topic be brought up for discussion at the next Planning Commission meeting.

School Flashing Signal Maintenance agreement: Solicitor Becker discussed conversations he had back and forth with PennDot representatives and the School District's Solicitor, and informed the Board that he has received the proposed maintenance indemnification agreement. However, upon further review he noticed that also included in the agreement was the traffic signal, not just the flashing light as was expected. Solicitor Becker stated he had made changes to the agreement to reflect terms and conditions only to the flashing signal. Discussions continued regarding the agreement to have both types of signals included, along with the Board's questions and concerns about where the proposed traffic signal will be located, the timing of the traffic signal and maintenance responsibilities for both types of signals as stated in the agreement. The Board directed Solicitor Becker to go back to PennDot and let them know that the Township is fine with the agreement for the flashing light, and is willing to enter into a similar agreement for the traffic signal but more information is needed.

NEW BUSINESS:

None at this time

REPORTS:

Roadmaster: Bobby Follweiler presented three proposals received from the following engineering firms for the Old Route 22 Pre and Post Detour Roadway Condition Assessment project: Keystone Consulting Engineers, Inc., Barry Isett & Associates Inc., and Great Valley Consultants. Discussion was held regarding the terms and conditions of each proposal. The Board recommended accepting Great Valley Consultants' proposal, and instructed Bobby to forward this recommendation on to Weisenburg Township and also contact Jerry Peters of Lenhartsville Borough to let him know what is going on and to get his recommendation as well. In other business the Road crew is getting ready for snow.

Zoning Officer: John Stine presented the Zoning Officer's report for October 2014. On **motion** by Supervisor Hoppes, seconded by Supervisor Hollenbach, and approved by all members, the Zoning Officer's report was accepted as presented. The Board authorized John to contact Berks County Conservation District to look at the manure storage matter for property located at 179 Knittle Road.

Solicitor: Daniel Becker - nothing further to report.

Engineer: Dennis Smaglinski discussed ordinance 2001-2; Driveway Ordinance for new driveways and improvements to existing driveways. A short explanation and discussion was held regarding the requirements of this ordinance. Any new lot from a subdivision created as of 2001 and going forward must have a plan and profile for its own separate driveway included on the plan.

FINANCIAL MATTERS:

Approval of Escrow Release request: none at this time

Approval of bills & transfers; On **motion** by Supervisor Hollenbach seconded by Supervisor Hoppes, approved by all members, the bills and transfers totaling \$35,667.68, and were ordered to be paid as presented for the period of 10/15/2014 to 11/03/2014

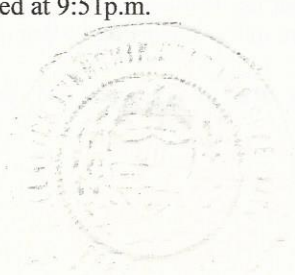
Treasurer Report for Month Ending October 2014: On **motion** by Supervisor Hoppes, seconded by Supervisor Hollenbach, and approved by all members, the Treasurer's Report is accepted as presented, subject to audit.

EXECUTIVE SESSION:

The Board of Supervisors went into executive session from 8:53p.m. until 9:50p.m. to discuss personnel matters.

ADJOURNMENT:

On **motion** by Supervisor Hoppes, seconded by Supervisor Hollenbach, and approved by all members present, the meeting was adjourned at 9:51p.m.



Respectfully submitted,

Joni D. McPike
Secretary/Treasurer

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