

**MIDDLESEX TOWNSHIP
SUPERVISORS MEETING**

August 7, 2024

7:00 p.m.

OFFICIALS PRESENT:	SUPERVISORS:	Chairman Donald S. Geistwhite, Jr. Vice-Chairman Steven Larson William H. Goodhart
	SOLICITOR:	Keith O. Brenneman
	PUBLIC SAFETY DIRECTOR:	Chief Steve D. Kingsborough
	FIRE / EMC:	Chief Edwin Beam
	ZONING OFFICER:	Mark D. Carpenter
	ASST. CODES ENFORCEMENT/ MS4 COORDINATOR:	Gerald Steigleman
	ENGINEER:	Bud Grove
	ROADMASTER:	Zachary L. Zook

OFFICIALS ABSENT: **MANAGER:** Eileen M. Gault

CALL TO ORDER AND PLEDGE TO THE FLAG: Chairman Donald S. Geistwhite, Jr. called the meeting to order at 7:00 p.m. in the Middlesex Township Municipal Building with Township Solicitor Mr. Brenneman leading the Pledge of Allegiance.

PUBLIC COMMENT: Mr. Chris Bado, 229 Wolfs Bridge Road, was present to discuss his concern about two rezoning applications recently submitted to the Township for properties located at 151 Wolfs Bridge Road and the vicinity of 106 Wolfs Bridge Road. See attached remarks provided by Mr. Bado.

MS4 / STORMWATER: Mr. Steigleman reported that the Township is waiting to hear if the grant application submission has been approved. Mr. Zook reported that there are no new projects next month for MS4.

APPROVAL OF MINUTES: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to approve the minutes of June 5, 2024.

On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to approve the minutes of June 28, 2024.

On the motion of Vice-Chairman Larson, seconded by Supervisor Goodhart, it was agreed to approve the minutes of July 26, 2024. Chairman Geistwhite abstained due to his absence at the July 26, 2024, meeting.

AUTHORIZE PAYMENT OF BILLS: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to authorize the payment of the August 2024 bills.

REPORTS:

Solicitor – No report.

Engineer – Absent. No report.

Director of Public Safety – Chief Kingsborough submitted the monthly Police Report. Report entered into record.

Fire/EMC – Chief Beam submitted the monthly Fire Chief Report. Report entered into record. Chief Beam then reminded the Supervisors that Wertzville Road will be closed from Peacock Drive to Deer Lane for approximately 2 (two) weeks for a PennDOT pipe replacement project.

Zoning – Mr. Carpenter submitted the monthly Zoning Report. Report entered into record.

Codes Enforcement – Mr. Steigleman submitted the monthly Codes Enforcement Report. Report entered into record.

Roadmaster – Mr. Zook submitted and briefly discussed the monthly Roadmaster Report. Report entered into record. Mr. Zook reported that the Highway Crew has been doing some paving projects.

He then reported that he had recently been in a meeting regarding the traffic study that was done for Deer Lane. This meeting included Chief Kingsborough, Chief Beam, Township Engineer Bud Grove, staff from PennDOT District 8, staff from Silver Spring Township and Todd Trautz from Michael Baker, Int'l. The findings presented that there have been thirty-six accidents within the last 5 years, one fatality and three critical, with all four left hand turn site distance failing the study. PennDOT is looking at a long-term solution. A short-term solution is geared to no left-hand turns. Additional options include an illuminated intersection with a streetlight, flashing light with intersection ahead signage and a temporary lane divider.

Mr. Zook then gave a brief update on the composting equipment situation. He recently met with N. Middleton, S. Middleton and Shippensburg Boro and proposed to the County to purchase the grinder. Hampden Township presented an option to the County to take over all the equipment and they would lease it to municipalities. In the meantime, Middlesex, N. Middleton, S. Middleton, and Shippensburg Boro will ban together to rent equipment from CV Tree Service for a better price.

Mr. Zook reported that Township Engineer Mr. Grove reached out to DEP about an emergency permit for Mill Road Bridge. This project qualifies for a maintenance permit, therefore, will take a little longer to complete. A permit from DEP is needed due to encroaching on the Conodoquinet Creek.

Recreation/Recycling Coordinator – Mrs. Jumper submitted the monthly Recreation Director Report. Report entered into record. There was some discussion of the recent misuse of the Letort Falls Park. Some pictures were provided showing the large number of vehicles double parking, bags of trash left behind with beer cans, charcoal left behind on the ground and a large group of people swimming and sitting around the area. The boat ramp is being blocked and EMS would not be able to get into the parking lot. The parking lot was closed due to the misuse and until staff could post park rules and regulation signage.

Municipal Authority – Chairman Geistwhite reported that work continues on the preparation of a pumping test plan, which will need to be approved by SRBC for the testing of Well #2. The plan will require well monitoring locations within the cone of influence around test Well #2. The test is tentatively scheduled for late fall or early winter.

Manager – Absent. The Manager submitted a CCTB Tax Comparison Report and Treasurer's Report for the month of July.

OLD BUSINESS:

Discussion and possible action on rezoning request of Sunday, Walter and Hempt property owners adjacent to Harrisburg Pike: Zoning Officer Mr. Carpenter reported that the Sunday, Walter and Hempt property owners have submitted written requests to the Planning Commission stating that in developing the new zoning ordinance, that the properties they own adjacent to Harrisburg Pike be rezoned to Industrial to allow warehousing. In the new zoning ordinance, if the properties were rezoned to Industrial, they would still have to go through conditional use approval. There are some specific criteria in the draft ordinance about conditional use approval for a warehouse distribution center in an Industrial District.

Representative for the property owners was Aaron Holland of Salzmänn Hughes, who was asking for the Supervisors to consider rezoning the properties for the best use possible, whether for warehousing or an Industrial District. They are asking for rezoning to Industrial because it offers other uses aside from warehousing that could present opportunities of land use that the Commercial District has not presented thus far. An Industrial district would give the best use of the land.

Mr. Kirk Weary, one of the property owners, stated that with PA Turnpike making the changes that they are, there could be access from the property to the turnpike directly.

Mr. Paul Ressler, one of the property owners, stated that there has been some interest in the frontage property along the Harrisburg Pike, but the property in the rear is best used for Industrial.

Sally Mentzer, one of the property owners, stated that the property has limited uses due to the odor from the sewer plant adjacent to the property.

After much discussion, the Board of Supervisors would like the Planning Commission to provide a recommendation on rezoning all properties to Commercial Highway, allowing warehousing by conditional use approval with limitations and specific criteria within a certain distance from a grade separated highway.

Discussion and possible action on extension of review time or denial of Preliminary/Final Land Development Plan for Saia Trailer Storage Lot: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to grant an extension of review time of the Preliminary/Final Land Develop Plan for Saia Trailer Storage Lot until November 7, 2024.

NEW BUSINESS:

No new business.

SUPERVISOR / STAFF COMMENTS: There was some discussion about the XPO Terminal and the Army Heritage Drive traffic due to the UGI Pipeline project. Supervisor Goodhart thanked Asst. Zoning Office Mr. Steigleman for getting the mowing done on Elizabeth Way.

EXECUTIVE SESSION: There being no further business, on the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to adjourn the meeting at 8:12 p.m. to an Executive Session with no action to be taken as a result.