

**MIDDLESEX TOWNSHIP
SUPERVISORS MEETING**

May 3, 2023

7:00 P.M

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

OFFICIALS ABSENT:	ENGINEER:	Bud Grove
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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, leading the Pledge of Allegiance.

PUBLIC HEARING: Considering an Ordinance amending the Middlesex Township Zoning Ordinance with respect to storing, warehousing and distribution centers in the CH (Commercial Highway District): Chairman Geistwhite announced that the first order of business is a Public Hearing in which he then turned the meeting over to the Township Solicitor Brenneman. Mr. Brenneman stated that this is the time for a public hearing on a proposed amendment to Middlesex Township Zoning Ordinance. Mr. Brenneman then gave a summary of the procedures followed prior to the hearing, including the dates of publication in the newspaper. The Cumberland County Planning Commission and the Township Planning Commission have reviewed and provided comments. The Ordinance proposes to amend the Middlesex Township Zoning Ordinance by deleting storing, warehousing and distribution centers, from the CH-Commercial Highway Zoning District which prior to this proposed amendment would allow those uses as permitted uses when the uses are on a property located less than ¼ mile from a separated highway interchange and abuts the IG-Industrial General District and as a special exception use when the property is located a ¼ mile or more from an interchange and does not abut the IG-Industrial General District. The hearing was turned over to Chairman Geistwhite. There were no further questions or comments.

Discussion and possible motion to approve Ordinance No. 1 – 2023 amending the Zoning Ordinance Zoning with respect to storing, warehousing and distribution centers in the CH – Commercial Highway District: On the motion of Vice-Chairman Larson, seconded by Supervisor Goodhart, it was agreed to approve Ordinance No. 1 – 2023 amending the Zoning Ordinance Zoning removing storage, warehousing and distribution centers from the Ch-Commercial Highway zoning district. Vice-Chairman Larson then declared the Hearing closed.

Aaron Holland of Salzmänn Hughes, P.C., was present on behalf of some of the property owners in the CH District. Mr. Holland stated that he was under the impression at the Workshop Meeting that this issue was going to be tabled, which is why he did not say anything in the Public Hearing part of the

meeting. Township Solicitor Mr. Brenneman stated that a representative of one of the property owners made comments at the Workshop Meeting about making this type of change with the idea that the Supervisors would still look at the Zoning Ordinance to review developing that area.

PUBLIC COMMENT: Larry Rhody, 1218 Claremont Road, was present to discuss issues at the intersection of S. Middlesex Road and Trindle Road. Roadmaster Zook responded that this is on PennDOT's radar and is part of their traffic safety improvement program. Larry then asked if there was any way the township could remove maple trees that are about to come down at the cemetery on Claremont Road. There was then a brief discussion about the proposed LNG site in Middlesex Township.

MS4 / STORMWATER: Assistant Codes Enforcement Officer Steigleman reported that he is still working with Days Inn and the stormwater issue behind the facility. Mr. Steigleman and Township Engineer Bud Grove met with the property owner and showed them the plan that included the elevation and the grading that needs to be done. Mr. Grove reinspected and found netting that was used to cover up the debris and the site was improperly graded. Mr. Steigleman and Mr. Grove also met with the Diamond of Carlisle property owners to discuss the drainage issue at their property. Mr. Grove showed them the drainage pipes and how they have allowed overgrowth that affects the stormwater flow. Mr. Steigleman is suggesting that the Supervisors authorize Mr. Grove to draft a report that details the cost of having the debris cleaned up and have a contractor do the work. The Supervisors agreed to have a draft report submitted for the cleanup of the properties.

Roadmaster Zook reported that he and staff met with Skelly and Loy staff to discuss project updates and specifically discussed the stream restoration project on Wolfs Bridge and the details involved. The Anderson Park rain garden and the W. Middlesex and Wolfs Bridge Road intersection projects still have to be done. The Wolfs Bridge project at the Eagles is on hold due to the possibility of water/sewer lines being extended that way.

Township Manager Gault added that Carrol Ehrhart from Skelly and Loy will be doing a staff presentation of MS4.

APPROVAL OF MINUTES: On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to approve the minutes of March 31, 2023.

On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to approve the minutes of April 5, 2023.

On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to approve the minutes of April 28, 2023.

AUTHORIZE PAYMENT OF BILLS: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to authorize the payment of the May 2023 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 Reports. Reports entered into record.

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

Codes Enforcement – Mr. Steigleman submitted and briefly discussed 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 a new surfacing material has been purchased for the splash pad. Mrs. Whitman thanked the Roadmaster for spraying the poison hemlock in areas around the Township.

Recreation/Recycling Coordinator – Mrs. Jumper submitted the monthly Recreation Director Report. Report entered into record.

Municipal Authority – Chairman Geistwhite reported that the site drilling for an additional water source is complete. A well was drilled on Cumberland Count property near existing Well #1. Preliminary findings show a potential well source of approximately 300 gallons pr minute. Further testing of this source will be completed in the fall of 2023.

Manager – The Manager reported that the CCTB (Cumberland County Tax Bureau) tax comparison report shows an increase this year compared to 2022 for the monthly reporting of both the EIT (earned income tax) and the LST (local services tax). The comparison of the year to date shows an increase with LST, however, a decrease with EIT.

Mrs. Gault requested permission to add Administrative Assistant Robin Rohrer to the Member's First Credit Cards so that they can speak with her if there is an issue with the account in the Manager's absence. On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to authorize the Manager to add Robin Rohrer to the Member's First Credit Card account.

Mrs. Gault reported that on May 23, 2023, representative from PMRS will be giving a presentation to the employees on their pension plan.

The second reporting for ARP Funding expenditures for April 1, 2022 – March 31, 2023, has been completed and submitted.

OLD BUSINESS:

Discussion and possible action on request for release of Improvement Security for Final Subdivision Plan of Hickory Ridge: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to on the recommendation of Township Engineer, Bud Grove memo dated April 28, 2023, to reduce the financial security by \$5,400.00 of \$7,800.00 being held by the Township, with the remaining security being held of \$2,700.00

Discussion and possible action on release of Maintenance Security being held on Subdivision Plan for John W. Jr. & Karen S. Gleim: On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to on the recommendation of Township

Engineer Mr. Grove, email to Township Manager dated May 3, 2023, to release all of the Maintenance Security being held on the Gleim Subdivision Plan.

Discussion and possible action on Intermunicipal Agreement between Middlesex Township and South Middleton Township with respect to traffic signal cameras at three intersections of West Trindle Road: Roadmaster Zook reported that this needs to be tabled since we are waiting to hear back from South Middleton with regards to the suggested changes to the agreement made by Township Solicitor Brenneman.

NEW BUSINESS:

Discussion and possible action on Proposal of LeTort Estates, LLC for removal from Agricultural Security Area: Township Solicitor Brenneman stated that after seven (7) years, the property owner can request to be withdrawn from the Agricultural Security Area and the Township has no say in it. The Township is required to file documents with the Recorder of Deeds indicating the change in the Agricultural Security Area and a map of the whole Township with the proposed land removed from the area. Zoning Officer Mr. Carpenter reported that the applicant just formally submitted this proposal with a map just of the land they are proposing for removal. Mr. Carpenter stated he will talk with GIS staff at the County to get a map. Mr. Brenneman will prepare the documents once the proper map is submitted, until then, no action will be taken on this issue.

Discussion and possible motion to authorize the Solicitor to advertise an Ordinance and Public Hearing for adoption of the revised Floodplain Ordinance: On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to authorize the Solicitor to advertise an Ordinance and Public Hearing for adoption of the revised Floodplain Ordinance.

SUPERVISOR/STAFF COMMENTS: Vice-Chairman Larson stated that since warehousing was removed from the CH District, it creates some non-conformances that need to be addressed and re-zoned to IG District. On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to authorize the Township Solicitor to prepare an Ordinance and advertise a Public Hearing for the change of two properties from the CH District to the IG District Zoning at the Workshop Meeting on June 30, 2023.

EXECUTIVE SESSION: The meeting was adjourned to Executive Session at 7:55 p.m. for a personnel matter. The meeting was reconvened at 8:03 p.m.

On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to hire Colton Sweeney as a full-time Police Officer, effective June 26, 2023 with the condition that he successfully complete the mandatory Police Academy Act 120 and that he successfully completes a one-year probationary period upon graduation of the Police Academy.

On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to hire Scott Novak as a full-time Police Officer effective May 10, 2023, with the condition that he obtain the final approval from MOPEC and that he successfully completes a one-year probationary period.

There being no further business, on the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to adjourn the meeting at 8:05 p.m.