

**MIDDLESEX TOWNSHIP
WORKSHOP MEETING
August 26, 2016**

OFFICIALS PRESENT: **SUPERVISORS:** Chairman Donald S. Geistwhite, Jr.
 Vice-Chairman Steve Larson
 William H. Goodhart
 SOLICITOR: Keith O. Brenneman
 DIRECTOR OF
 PUBLIC SAFETY: Barry L. Sherman
 ZONING OFFICER: Mark D. Carpenter
 MANAGER: Eileen M. Gault

OFFICIALS ABSENT: **ENGINEER:** Bud Grove

Chairman Geistwhite called the meeting to order at 7:32 am in the Middlesex Township Building.

PUBLIC COMMENT: Mr. Steve Kline resident at 200 S. Middlesex Road was present to discuss his property bordering the south side of the proposed CV Commons Development. He was asking whether he could have access to his property from a road on the far back of the development that comes to a cul-de-sac. The Supervisors are not able to give Mr. Kline the access he was requesting and advised him that he will need to arrange this with the developer or owner of the property.

DORAZIO LAND HOLDINGS, LLC. – GO CARLISLE – 1099 HARRISBURG PIKE: Mr. Dorazio was present to request a waiver for Section 104.b of the Subdivision and Land Development Ordinance (SALDO) that requires land development plan approval prior to the alteration of a building or change in use. Mr. Dorazio proposes to utilize the existing building and will not be adding more impervious surfaces to the site. On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to approve the waiver of land development requirements for Dorazio Land Holdings, LLC for the property at 1099 Harrisburg Pike subject to the submission of the parking exhibit prepared by Madden Engineer Services, Inc., containing a note indicating this waiver being granted.

TPF 15-4 CUMBERLAND VALLEY COMMONS PRELIMINARY SUBDIVISION AND LAND DEVELOPMENT PLAN: Mr. Tom Skully, Alpha Consulting Engineer, Inc. was present on behalf of their client Mr. Dave Reagar proposing a development of 228 residential units on 137 acres consisting of 83 attached duplexes and all others being single family detached units. The Planning Commission (PC) and Township Engineer have made their recommendations. The applicant is asking for 18 waivers.

Mr. Larry Claycomb, Chairman of the Planning Commission (PC) was present to explain the PC's recommendation to modify waiver number #11 concerning the requirement in the SALDO regarding a screen buffer whenever residential uses abut a railroad. The applicant is requesting a total waiver of a screen buffer. The PC recommends that a note is placed on the plan and in the Home Owners Association (HOA) with the Township that after the occupancy of the first 50% of dwelling units a vote is conducted to determine if the owners/occupants want the screening or are willing to forgo it. Waiting until development reaches 50% occupancy ensure the residents have a voice in the decision for or

against the buffering while keeping the responsibility in the developer's hands. The Supervisors were not in favor of this recommendation from the PC. After much discussion, there was no action taken as a result of the discussion. This has been tabled until the September 7, 2016 Supervisors meeting.

MASU GROUP / TEX VISIONS PINE HILL INDUSTRIAL PARK – LOT 6A REQUEST FOR RELEASE OF MAINTENANCE SECURITY: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed on the recommendation of the Township Engineer, Mr. Bud Grove to release the Maintenance Security to Masu Group / Tex Visions in the amount of \$76,722.41 effective September 27, 2016.

ORDINANCE NO. 4-2016 AMENDING ORDINANCE NO. 3-97 REGULATING THE CUTTING OF TOWNSHIP ROADS: On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to adopt Ordinance No. 4-2016 amending Ordinance No. 3-97 regulating the cutting of township roads.

SURPLUS PROPERTY: Director of Public Safety, Mr. Sherman, reported that there are 5 laptops that were removed from police vehicles and after speaking with the township IT representatives, it was determined that the laptops have no value, therefore, destroying them would be best. On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to authorize Mr. Sherman to remove and destroy the hard drives from the 5 laptops removed from police vehicles.

EXECUTIVE SESSION: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to adjourn the meeting at 8:15 a.m. to Executive Session to discuss a personnel matter. The Board reconvened at 8:54 a.m.

On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to terminate Malynnda Garcia's employment as a probationary Middlesex Township Police Officer effective immediately.

There being no further business, on the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to adjourn the meeting at 8:55 a.m.