

**MIDDLESEX TOWNSHIP
WORKSHOP MEETING
August 29, 2008**

OFFICIALS PRESENT:	SUPERVISORS:	Vic Stabile Don Geistwhite Steve Larson
	SOLICITOR:	Keith Brenneman
	ENGINEER:	Bud Grove
	POLICE:	Chief Barry Sherman
	ZONING OFFICER:	Mark Carpenter
	SECRETARY:	Mary Justh

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

PUBLIC COMMENT – A question was presented about when the budget would be discussed. Mrs. Justh commented that it would be ready for the workshop meeting in September.

JULIE JOHNSEN VACANT PROPERTY – This will be discussed in Executive Session with the Township being in a position to consider its options with no appeal from the other side.

CUMBERLAND COUNTY PUBLIC SAFETY BUILDING AND CORONER'S OFFICE PRELIMINARY/FINAL LAND DEVELOPMENT PLAN – Mr. Slaterly from Cumberland County and a representative from K & W Engineering presented the Land Development Plan for Cumberland County. Mr. Carpenter stated that the Planning Commission was in favor of the plan. The Plan has 6 waiver requests listed on the plan. There was some discussion on lighting, sewer and water capacity will need to be increased, and landscaping. Mr. Stabile requested a letter about the security waiver from the Engineer. Mr. Grove told the Engineer that he needs to place a statement on the plan about maintenance. Mr. Grove stated that there is a ponding area that extends on to the neighboring property and comments needs to be on the plan for the future. Mr. Stabile made a motion on the Preliminary/Final Land Development Plan for the Cumberland County Public Safety Building and Coroner's Office dated 5/29/08 last revised 7/25/08 that the DEP Planning Module be approved. Mr. Geistwhite seconded the motion and it passed unanimously. Mr. Stabile made another motion in connection with this same plan that the waivers be granted as listed 1 through 6 on the face of the plan and 602A to waive the security for this plan and listed on the face of the plan. Mr. Geistwhite seconded the motion and it passed unanimously. Mr. Stabile made a motion to approve the plan subject to the following conditions; 1. that the DEP Planning Exemption module be approved by DEP, 2. that the applicant provides a written request for 602A under our Ordinance and the waiver be placed on the face of the plan, 3. that the plan be revised to Preliminary/Final plan to comply with the request being granted, 4. that the Applicant

comply with the Engineers comments under 8/25 and 8/28 of 2008, and 5. that the applicant satisfy the Cumberland County Planning Commission of 8/19/08 #09-187. Mr. Geistwhite seconded the motion and it passed unanimously.

JOHN W. JR. AND KAREN S. GLEIM PRELIMINARY/FINAL SUBDIVISION PLAN – Mr. John Madden and Wes Madden presented the plan for a single lot subdivision on Leida Drive. After some discussion on the lot size and other waivers being requested Mr. Stabile made a motion on the Preliminary/Final Subdivision Plan John W. Gleim, Jr. and Karen S. Gleim dated July 28, 2008 that we recommend approval of the DEP Planning Module. Mr. Geistwhite seconded the motion and it passed unanimously. Mr. Stabile made a motion in connection with the Preliminary/Final Subdivision Plan John W. Gleim, Jr. and Karen S. Gleim that we grant two waivers and they be provided in writing and appear on the face of the plan, the first 305 to proceed on a Preliminary/Final Plan and second that we grant 1002.K subsurface infiltration waiver. Mr. Geistwhite seconded the motion and it passed unanimously. Mr. Stabile made a motion to approve the Preliminary/Final Subdivision Plan on the following conditions first that the plan be revised to reflect that it is a Preliminary/Final Subdivision Plan, second that the applicant satisfy the Engineer's comments of 8/25/08 to the extent that they are still applicable, and third that a note be placed on the plan indicating that the Board of Supervisors granted a minimum lot size according to 6.05 of the zoning ordinance pursuant to the authority under 14.05 which we are told will reduce the lot width from 200 to 125 to be noted on the plan.

RESOLUTION NO. 08-16 TO PRESERVE THE VIABILITY OF THE OPTION OF IMPLEMENTING CORRIDOR ONE – Mr. Geistwhite made a motion to adopt Resolution 08-16 to preserve the viability of the option of implementing Corridor One in Lemoyne and asks that other municipalities join Middlesex Township. Mr. Larson seconded the motion and it passed unanimously.

RESOLUTION NO. 08-17 ACCEPTING THE LETORT REGIONAL AUTHORITY MASTER TRAIL/URBAN GREENWAY PLAN – Mr. Geistwhite made a motion to adopt Resolution 08-17 accepting the Letort Regional Authority Master Trail/Urban Greenway Plan. Mr. Larson seconded the motion and it passed unanimously.

LAND DEVELOPMENT PLAN REQUIREMENTS FOR PROPOSED SHENTEL SITE – Mr. Brenneman stated that in this case we cannot ask a company erecting a cell tower to go through Land Development requirements. Mr. Stabile would like to see Shentel go for a Special Exception, we have an agreement, but we would like them to submit for Special Exception.

PROPOSED SUBDIVISION AND LAND DEVELOPMENT ORDINANCE AMENDING OUTDOOR LIGHTING REGULATIONS – Mr. Grove did run this by the PA Lighting Regulations. Mr. Brenneman stated that he feels that the ordinance is written to protect the Township in the Subdivision Land Development Ordinance as well as the Zoning Ordinance.. Mr. Brenneman suggested that it be advertised for November. Mr. Geistwhite made a motion to have Mr. Brenneman advertise this ordinance for the

regular meeting on November 5, 2008. Mr. Larson seconded the motion and it passed unanimously. Discussion followed about several properties on Rt. 11, the sign at the adult book store. Mr. Carpenter stated that the sign is being replaced and that the property is not up to code and he made them aware of the deficiencies. Mr. Stabile asked if the fortune teller is gone. Mr. Carpenter stated that the property is empty. Discussion followed about the zoning of the property and what business can move into that property. Mr. Geistwhite asked about the fence on Clinton Avenue and if it was put back in place. Chief Sherman stated that it is in place.

MIDDLESEX TOWNSHIP LOT COVERAGE AND SETBACK ZONING

ORDINANCE AMENDMENTS – Mr. Brenneman stated that the commercial and trade schools should be closer to the Harrisburg Pike and public schools should be in the Residential Farm. Mr. Stabile asked Mr. Brenneman to make sure that any uses that may come into the residential areas are harmonious to the surroundings and that it can not be discriminatory in any way and to make the Planning Commission and the Cumberland County Planning Commission aware of this. Mr. Carpenter told the Board that the Planning Commission would like to work on other ordinances that need to be updated as well. . Mr. Grove has kept a list of things that need to be addressed and he is working on the Storm Water Ordinance. Discussion followed about what area needs to be updated. Mr. Grove told the Board that he will work on this and have something for the workshop meeting for the budget.

APPALACHIAN TRAIL ACT – Mr. Carpenter explained the Act to the Board and how it would affect the buffer for the trail. Mr. Kirk Stoner is working on a sample Ordinance. Mr. Stabile stated that he wanted to wait to see what the County comes up with in the form of an Ordinance.

Chief Sherman is getting fill from a work site for the **composting site** and it is free. He would also like to move money from the **General Fund to the Cap Reserve Equipment for a truck that will be coming in January**. Mr. Geistwhite made the motion and Mr. Larson seconded the motion and it passed unanimously to move money from the General Fund to the Capital Reserve Equipment.

Mr. Brenneman stated that there is a new ruling from the PA Supreme Court and the decision may affect what the Board thought was the law on a Conditional Use decision. Mr. Brenneman will take care of this item and also contact Mr. Mike Rundle of the Zoning Hearing Board.

EXECUTIVE SESSION - The meeting was adjourned at 9:56 am to executive session for litigation with no action being taken