

**MIDDLESEX TOWNSHIP
SUPERVISORS MEETING
September 7, 2022
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
	ZONING OFFICER:	Mark D. Carpenter
	ASST. CODES ENFORCEMENT/	
	MS4 COORDINATOR:	Gerald Steigleman
	ROADMASTER:	Zachary L. Zook
	FIRE / EMC:	Chief Edwin Beam
	MANAGER:	Eileen M. Gault

OFFICIALS ABSENT: **ENGINEER:** Bud Grove

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 and lead the Pledge of Allegiance.

PUBLIC COMMENT: Mr. Stan Tarka, 210 N. Old Stonehouse Road had some concerns regarding the “Light the Sky Pink” Event on the agenda. Although he understands that it is for a good cause, he has concerns about the light pollution and what it does to the neighborhood, the migrating birds and the precedence it sets should the Supervisors approve the event.

MS4 / STORMWATER: Mr. Steigleman reported that the Township Staff along with Authority Manager Mr. Morrison met with Lynde Blymier from Regency South Mobile Home Park, Bill Seaton & Andrew Reese from ARM Group regarding a lawsuit that Regency South has brought against Energy Transfer (Sunoco Pipeline). This was the result of a traffic accident in front of the self-storage units owned by Regency that led to the discovery of large areas of bentonite, i.e., drilling mud that was used during drilling of the new mariner 3 pipeline. ARM presented findings that when the pipeline was drilled, Sunoco drilled through karst features and Mr. Reese fears that large lengths of the pipeline are being supported by nothing. The bentonite was discovered after a tractor trailer accident occurred in front of the self-storage units owned by Regency South and their MS4 failed in their storm water detention area in Silver Spring Township. According to Mr. Reese he has calculated well over 650,000 gallons of drilling mud was lost in this area during drilling operations. Since a portion of this area is in Middlesex, the Silver Spring Township Supervisors thought it would be a good idea to bring Middlesex up to speed with the issues that have been discovered to date. The Supervisors ask that the Staff keep them updated on this issue.

Mr. Zook reported that he met with Carrol Ehrhart and the Skelly & Loy team at the Stream Restoration Project off of Wolfs Bridge Road. There has been a change with the Army Corps of Engineers and they wanted to see the site. The project was discussed and the Army Corps seems to be on board with what has been proposed. The Township is still waiting to hear from DEP regarding permitting.

APPROVAL OF MINUTES: On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to approve the minutes of July 29, 2022.

Approval of the minutes for August 3, 2022, have been tabled until review from the Board.

On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, it was unanimously agreed to approve the minutes of August 26, 2022.

AUTHORIZE PAYMENT OF BILLS: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to authorize the payments of the September 2022 bills.

REPORTS:

Solicitor – None.

Engineer – Absent. No report.

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

Zoning – Mr. Carpenter submitted and briefly discussed 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 the big project recently was the oil and chip project.

Fire/EMC – Chief Beam submitted and briefly discussed the monthly Fire Chief Report. Report entered into record.

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

Municipal Authority – Chairman Geistwhite reported that everything is going well with the Municipal Authority. The Authority is considering drilling another well. Authority Manager Mr. Morrison did brief them on the situation at Regency Woods Mobile Home Park.

Manager – The Manager reported that the CCTB tax comparison report for this month is showing that Township is still doing well with regards to the revenue received.

Mrs. Gault also reported that notification was received from PSATS that the Township should be receiving the second payment of the American Rescue Plan (ARP) Funds within the week.

OLD BUSINESS:

Discussion and Possible Action on Charter Homes Development Properties XX, Inc. Application for Approval of Grading Plan for Grange Development on 207 Acres of Property Located Along W. Trindle Road and Army Heritage Drive: On the motion of Chairman Geistwhite, seconded by Vice-Chairman Larson, acting on the recommendations of Township Engineer, Bud Grove in memo dated August 15, 2022,

it was unanimously agreed to deny the Charter Homes Stormwater Management Plan for Earth Disturbance and Site Grading.

Discussion and Possible Action on the Zoning Ordinance Rewrite and Official Map Proposal submitted from Michael Baker International: Township Manager Mrs. Gault reported that she and the staff met with Mr. Troy Truax, Associate VP and Project Manager from Michael Baker International. Mr. Truax provided the technical and price proposal to rewrite Middlesex Township's Zoning Ordinance in addition to the preparation of the Township's first Official Map. The staff will form a Steering Committee to consist of Township Staff, Planning Commission Members and Zoning Hearing Board Members. A matching grant application was submitted to the County for costs of the proposal. Township Solicitor Mr. Brenneman has reviewed the Terms & Conditions and provided changes. The Manager is waiting for a response regarding the revisions. On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to accept and execute the Zoning Ordinance Rewrite and Official Map Proposal submitted from Michael Baker International on the condition that the revisions to the Terms & Conditions submitted by the Township Solicitor are accepted.

NEW BUSINESS:

Discussion and Possible Action on proposed UGI Energy Services LNG Storage Facility Near Army Heritage Drive: Representatives from UGI Energy Services, Pam Whitmer and Heath Kearney were present to discuss the proposed storage facility. UGI Energy Services is part of UGI Corporation and not UGI utility. The proposed project is for the benefit of UGI utility and is a liquified natural gas storage facility. The liquified gas will be brought in by truck, stored in liquid form and put into a large storage facility (tank). The location is off of Claremont Road and Army Heritage Drive. Approximately 47 acres will be purchased with approximately 10 acres being developed and the rest of the area open space. The reason for proposing the project in this area is due to the growth in the greater Carlisle area. The facility will be completely fenced and monitored 24/7. The facility will be 125 feet tall, 100 feet round with a capacity of 2-4 million gallons. Mr. Zook asked how much truck traffic there will be once the facility is operational. It will take approximately 2-3 months to fill the storage tank which will result in approximately 10-12 trucks per day. Once operational, they are hoping to fill the tank after the winter months. This will go before the Zoning Hearing Board for some approval.

Discussion and Possible Action on Stormwater Management Plan & Report for Christopher M. & Barbara L. Bado for property at 229 Wolfs Bridge Road: On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, acting on the recommendation of Township Engineer, Bud Grove in his memo dated August 5, 2022, it was unanimously agreed to approve the Stormwater Management Plan for Christopher M. & Barbara L. Bado for construction of a new home at 229 Wolfs Bridge Road, subject to the following conditions:

1. That the applicant satisfies all comments of the Township Engineer, Bud Grove of Skelly & Loy, Inc. in written review dated August 5, 2022, in a manner acceptable to the Township Engineer, subject to his final review.
2. That the applicant enters into a Stormwater Management Best Management Practices Operations and Maintenance Agreement, including Exhibit A, the Stormwater Management Operations and Maintenance Plan with Middlesex Township regarding required stormwater improvements, in a form acceptable to the Township Solicitor, and that this agreement is executed by both parties and recorded at the Cumberland County Courthouse, prior to work beginning to install the stormwater improvements.

Discussion and Possible Action on the PMRS 2023 Minimum Municipal Obligation (MMO) for the Non-Uniform & Police Pension Plan: On the motion of Chairman Geistwhite, seconded by Supervisor

Goodhart, it was unanimously agreed to approve the PMRS 2023 Minimum Municipal Obligation (MMO) for the Police Pension Plan (21-039-5 P) and the Non-Uniform Pension Plan (21-039-5 N).

Discussion and Possible Action on the Promotion of Scott Shepler to Park Maintenance Supervisor: Mr. Zook reported that with Mr. Joseph Ramp retiring from the Township, he would like to promote Mr. Scott Shepler to Park Maintenance Supervisor with an increase to \$24.64 per hour. On the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to authorize the promotion of Mr. Scott Shepler to Park Maintenance Supervisor with an increase to \$24.64 per hour.

Discussion and Possible Action on Organic Remedies “Light the Sky Pink” Event: Mr. Rick McBride, Director of Operations at Organic Remedies Inc. submitted a letter proposing that October 1 – 31 from 6-9 p.m. to open up the blackout screens at their facility screening pink lights utilized to grow the plants. This event is in support of breast cancer awareness month. All proceeds will be donated to the PA Breast Cancer Coalition which supports and serves breast cancer survivors and their families. On the motion of Chairman Geistwhite, seconded by Supervisor Larson, it was unanimously agreed to authorize the “Light the Sky Pink” Event at Organic Remedies Inc. on N. Old Stonehouse Road.

SUPERVISOR / STAFF COMMENTS: None.

EXECUTIVE SESSION: None.

There being no further business, on the motion of Chairman Geistwhite, seconded by Supervisor Goodhart, it was unanimously agreed to adjourn the meeting at 8:00 p.m.