

BOARD OF SUPERVISORS



TOWNSHIP OF SPRING

BERKS COUNTY, PA
2800 SHILLINGTON RD.
READING, PA 19608
Tel. (610) 678-5393
Fax. (610) 678-4571
Website: springtwpberks.org

MEETING MINUTES DECEMBER 10, 2007

OPENING OF MEETING: The regularly scheduled bi-monthly meeting of the Board of Supervisors was called to order by Chairman Vaughan, at 7:30 p.m. in the Meeting Room of the Municipal Building located at 2800 Shillington Road, Cornwall Terrace, Berks County, Pennsylvania.

The meeting opened with the Pledge to the Flag.

Upon roll call, Messrs. Dallas, Kreider and Vaughan were present. Mr. Dettra and Mr. Templin did not attend. Also present were: James Lillis, Esquire, Lt. Shivers, Leon Mazurie, James Moll, Sheryl Kressler, William Hanson, Tim Diehl, Brandon Dean, Kerry Eck, Jonathan Andrews, Greg Ganikon and David Kostival of the Reading Eagle.

RESIGNATION - Supervisor Norman E. Dettra, Jr., Esquire: Chairman Vaughan read the following Letter of Resignation, directed to his attention, into the record:

December 10, 2007

Dear Jay,

Reasons of health, primarily caused by impairment of vision, have compelled me to remove my place of residency from 407 Harvard Boulevard, Lincoln Park, Spring Township, to 9 Reading Drive, Wernersville, effective this date. I will always remember my nearly 50 years of service to Spring Township as a highlight of my legal career.

Sincerely,

Norman E. Dettra, Jr., Esquire

A motion was made by Mr. Dallas, second by Mr. Kreider, to accept with regret the resignation of Norman E. Dettra, Jr., Esquire, from the Board of Supervisors, and acknowledge that a vacancy exists on the Board as of this date. Upon roll call, all Supervisors present voted affirmatively.

MINUTES: A motion was made by Mr. Dallas, second by Mr. Kreider, approving the Minutes of November 26, 2007. Upon roll call, all Supervisors present voted affirmatively.

OPERATIONS:

Business Office:

Bills for Approval: Mr. Kreider made a motion, second by Mr. Dallas, approving payment of bills, from various Township accounts, as listed by the Township Treasurer:

General Fund - \$165,239.87
Street Lighting Tax Fund - \$24,625.26
Refuse Tax Fund - \$35,552.37
Sewer District #2 Fund - \$731.40
Sewer District #3 Fund - \$275,080.77
Fire Protection Fund - \$10,386.06
Capital Fund Account - \$15,603.42
Recreation Fund - \$27,754.65

Upon roll call, all Supervisors present voted affirmatively.

Financial Reports: All members received copies of the current financial reports.

2008 Meeting Dates: A motion was made by Mr. Dallas, second by Mr. Kreider, approving the 2008 meeting dates for the Board of Supervisors, Infrastructure Committee, Planning Commission, Parks and Recreation Board, Greenways & Trails Committee, Transportation Advisory Committee, Traffic Impact Study Committee and the auditors, as listed. Upon roll call, all Supervisors present voted affirmatively.

Parks and Recreation Department:

Comprehensive Parks, Recreation and Open Space – Agreement for Professional Services: A motion was made by Mr. Dallas, second by Mr. Kreider, authorizing the appropriate officer to execute a professional services agreement with Yost/Stordoski/Mears of York, Pennsylvania, for consulting work with regard to preparation of the Township’s Parks, Recreation and Open Space Plan, at a cost not to exceed \$52,000.00 (compensation and actual reimbursable expenses). Upon roll call, all Supervisors present voted affirmatively. Mr. Mazurie added that \$21,000.00 will be received by DCNR toward the cost of this study.

Facilities/Public Property:

Computer System – Replacement of Switches - Purchase Order #01676: A motion was made by Mr. Kreider, second by Mr. Dallas, approving Purchase Order #01676, to Omega Systems, for two (2) HP ProCurve Switch 3500yl-48G-PWR Intelligent Edge Switches, at a cost of \$11,498.59. Upon roll call, all Supervisors present voted affirmatively. Mr. Mazurie explained that the switches are 10 years old and must be replaced in order to avoid future PC failures.

PUBLIC WORKS:

Engineering/Planning Department:

One Meridian Boulevard:

Sewer Capacity Reservation Agreements

A motion was made by Mr. Kreider, second by Mr. Dallas, approving execution of the following:

(1) Agreement, among the Township, City of Reading and Meridian Boulevard Investors, LP, for 10,374 gpd (office and bank), with a provision that the applicant could, within one (1) year, purchase an additional 50,000 gpd, at \$12.00/gallon to the City of Reading, and (2) Agreement between the Township and Meridian Boulevard Investors, LP, providing \$.86/gallon to the Township for transportation capacity. Upon roll call, all Supervisors present voted affirmatively.

Planning Module Resolution #2007-33

A motion was made by Mr. Dallas, second by Mr. Kreider, authorizing the appropriate Township official to sign Planning Module Resolution #2007-33 (pertaining only to the initial 10,374 gpd), complete, and submit the

Planning Module to DEP. Upon roll call, all Supervisors present voted affirmatively. In the event additional capacity is purchased, a revised Planning Module would be required.

Subdivision Improvements Agreement

A motion was made by Mr. Dallas, second by Mr. Kreider, authorizing execution of the Subdivision Improvements Agreement for the first phase of the project (office building for Utilities Employees Credit Union), which includes financial security in the amount of \$744,218.58. Upon roll call, all Supervisors present voted affirmatively.

Stormwater Management Agreement

A motion was made by Mr. Kreider, second by Mr. Dallas, authorizing execution of a Stormwater Management Agreement, regarding private stormwater facilities on the property and inspections thereof by the Township, over a 10 year period. Upon roll call, all Supervisors present voted affirmatively.

Reaffirmation of One Meridian Final Plan

The Board of Supervisors approved the One Meridian Final Plan on August 13, 2007. However, the required 90 days for recording has expired. A motion was made by Mr. Dallas, second by Mr. Kreider, reaffirming the One Meridian Final Plan. Upon roll call, all Supervisors present voted affirmatively.

Building Permit Resolution #2007-34

A motion was made by Mr. Dallas, second by Mr. Kreider, adopting Resolution #2007-34, permitting the Utilities Employees Credit Union building to commence construction, proceeding no further than foundation construction without approval of the Planning Module, in this case only. Upon roll call, all Supervisors present voted affirmatively. This will expedite construction of the building and lessen any delay in the Township occupying the present Utilities Employees Credit Union building.

Reading Hospital – Post Acute Care Hospital:

Sewer Capacity Reservation Agreements

A motion was made by Mr. Kreider, second by Mr. Dallas, authorizing the execution of Sewer Capacity Reservation Agreements for the purchase of an additional 20,000 gpd by the applicant, as follows:

- (1) Agreement among the Township, City of Reading, and Reading Hospital, for payment of \$12.00/gallon to the City of Reading, and (2) Agreement between the Township and Reading Hospital providing for \$.86/gallon to the Township for transportation capacity. Upon roll call, all Supervisors present voted affirmatively.

Tax Exemption Appeal

The Wilson School District has appealed the tax exempt status of this project to the Court of Common Pleas. A motion was made by Mr. Vaughan, second by Mr. Dallas, authorizing the Township to join in the appeal process. Upon roll call, all Supervisors present voted affirmatively.

Giant Gas Station:

Special Exception Application Recommendation

The applicant has submitted a revised plan, which shows the proposed gas station being located in front of Lemoyne Sleeper and Advance Auto Parts, encompassing 32 existing parking spaces. These parking spaces would be relocated mainly to the rear of the shopping center. A motion was made by Mr. Dallas, second by Mr. Kreider, making the following recommendations to the Zoning Hearing Board: (1) **That the Zoning Hearing Board require sufficient information be provided by the Applicant to adequately demonstrate that employees shall be required to park in the designated employee spaces to the rear of the shopping center and to demonstrate that this requirement would be adequately enforced.** (2) **That the Zoning Hearing Board require that it be demonstrated that the owner of the shopping center agrees to comply with the requirement that any change in tenant(s) for the two stores directly adjacent to the proposed gas station would meet the provisions of Section 321(B)(80)(s) of the current Zoning Ordinance which states the following: “Where restaurants or other similar uses requiring a greater intensity of parking spaces are proposed, the shopping center layout shall be such that the number of off-street parking spaces provided immediately adjacent to the restaurant or similar use shall comply with the individual requirements for that use as set forth in Table 7.1.”** (3) **That the owners of the shopping center provide written confirmation to the Township indicating that they are aware of the current proposal and agree with the concept.**

Upon roll call, all Supervisors present voted affirmatively.

Extension of Time

As recommended by the Planning Commission, a motion was made by Mr. Dallas, second by Mr. Kreider, granting the requested time extension for the Giant Food Store #50, Proposed Gas Station, to April 30, 2008. Upon roll call, all Supervisors present voted affirmatively.

Brubaker Subdivision: This project is a two-lot residential subdivision located on a 23-acre tract on the northeast side of Vinemont Road, between Mail Route Road and Mohn's Hill Road. As recommended by the Planning Commission, a motion was made by Mr. Dallas, second by Mr. Kreider, granting the following waivers of the depth-to-width ratio, **Section 1005(C)** of the Subdivision and Land Development Ordinance: (1) Waiver for the depth of Lot No. 1 to exceed 2 ½ times its width, and (2) Waiver for the width of Lot No. 2 to exceed its depth. Upon roll call, all Supervisors present voted affirmatively.

Waivers of Land Development Plan Requirement:

2222 Lincoln Avenue – Single Family Detached Dwelling: The applicant proposes to combine four (4) lots into two (2) lots, one containing an existing dwelling and the other to be used for a single family detached dwelling. As recommended by the Planning Commission, a motion was made by Mr. Kreider, second by Mr. Dallas, waiving the requirement of land development for this project, conditioned upon the applicant complying with all applicable zoning and building code regulations. Upon roll call, all Supervisors present voted affirmatively.

2232 McKinley Avenue – Two Family Semi-Detached Dwelling: The applicant proposes to combine six (6) lots into three (3) lots, one containing the existing residence and two to be used for a proposed two family semi-detached dwelling. As recommended by the Planning Commission, a motion was made by Mr. Dallas, second by Mr. Kreider, waiving the requirement of land development for this project, conditioned upon the applicant complying with all applicable zoning and building code regulations. Upon roll call, all Supervisors present voted affirmatively.

Grings Hill Estates, Section 5 – Extension of Time: As recommended by the Planning Commission, a motion was made by Mr. Kreider, second by Mr. Dallas, granting the requested time extension for Grings Hill Estates, Section 5, to March 10, 2008. Upon roll call, all Supervisors present voted affirmatively.

Lakeside Park II – Extension of Time: As recommended by the Planning Commission, a motion was made by Mr. Dallas, second by Mr. Kreider, granting the requested time extension for Lakeside Park II, to April 8, 2007. Upon roll call, all Supervisors present voted affirmatively.

Road Services Department/WWTP/Infrastructure Committee:

SCADA System Server – Purchase Order #01676: As recommended by the Infrastructure Committee, a motion was made by Mr. Kreider, second by Mr. Dallas, approving Purchase Order #01676, to Omega Systems, for replacement of the SCADA server, including SCADA software licenses and installation, in the amount of \$11,895.77. Upon roll call, all Supervisors present voted affirmatively.

SCADA System – Payment Estimate #8 (Final): As recommended by the Infrastructure Committee, a motion was made by Mr. Kreider, second by Mr. Dallas, approving Payment Estimate #8 - Final, to Barry J. Hoffman Company, Inc., in the amount of \$27,671.73. Upon roll call, all Supervisors present voted affirmatively.

SCADA System – Certificate of Completion: As recommended by Gannett Fleming and the Infrastructure Committee, a motion was made by Mr. Dallas, second by Mr. Kreider, authorizing the appropriate Township official to execute the Certificate of Completion for the SCADA System, Phase I. Upon roll call, all Supervisors present voted affirmatively.

2007 Sewer System Improvement Project – Option to Extend Contract: As recommended by the Infrastructure Committee, a motion was made by Mr. Kreider, second by Mr. Dallas, to exercise the Township's

option extending the 2007 Sewer System Improvement Project contract, currently held by Mr. Rehab. Upon roll call, all Supervisors present voted affirmatively. The contract for 2008 would increase to \$452,927.05 from \$439,735.00 in 2007 (3.5% increase).

Public Works Department Vehicle - Purchase Order #01677: As recommended by the Roadmaster, a motion was made by Mr. Dallas, second by Mr. Kreider, approving Purchase Order #01677, for a 2008 Ford Expedition, from Hondru Fleet – Phillips Ford, Manheim, Pennsylvania, at a cost of \$26,546.92. Upon roll call, all Supervisors present voted affirmatively.

PUBLIC SAFETY DEPARTMENT:

Police Department:

Marking of Police Vehicles: Lt. Shivers has received quotes for installation of lights, cages, switches, etc. in two (2) recently purchased police vehicles. A motion was made by Mr. Dallas, second by Mr. Kreider, accepting quotes from TRM Communications, Boyertown, Pennsylvania, for the marking of the 2008 Crown Victoria, in the amount of \$6,120.20, and the 2008 Ford Expedition, in the amount of \$6,472.50 (requires extra lights and cage). Upon roll call, all Supervisors present voted affirmatively. These quotes do not include 2-way radios, which will be purchased separately.

Township of Spring Volunteer Fire Department:

November Activity Report: All Supervisors received copies of the November Activity Report for review.

Job Description Approval: A motion was made by Mr. Dallas, second by Mr. Kreider, approving the updated job description for a paid fire driver and authorizing advertisement of the same. Upon roll call, all Supervisors present voted affirmatively.

SOLICITOR: Nothing to report.

OLD BUSINESS: No old business to report

NEW BUSINESS:

Recommended Ordinance Amendments: As recommended by the Director of Operations, a motion was made by Mr. Dallas, second by Mr. Kreider, directing the Solicitor to amend and advertise **Ordinance #55, Section 63 – Snow Removal from Sidewalks**, increasing the penalty for failure to remove all snow or ice from sidewalks from \$10.00 to \$35.00. Upon roll call, all Supervisors present voted affirmatively.

As recommended by the Director of Operations, a motion was made by Mr. Dallas, second by Mr. Vaughan, directing the Solicitor to amend and advertise **Ordinance #298, Section 309 – On Street Parking of Certain Types of Vehicles Between October 15th and April 15th**, to specifically include all types of vehicles, designated on Pennsylvania vehicle registrations, and vehicles registered in Pennsylvania with a gross weight in excess of 9,000 pounds. Upon roll call, all Supervisors voted affirmatively.

DCED Grant for Penn Avenue Corridor: As recommended by the Director of Operations, a motion was made by Mr. Dallas, second by Mr. Kreider, directing the Township to apply for a matching grant from the Pennsylvania Department of Community and Economic Development, in the amount of \$15,000.00, to be used toward a study of the revitalization of the Penn Avenue Corridor, located in Spring Township. Upon roll call, all Supervisors present voted affirmatively.

Yard Residuals Contract: A motion was made by Mr. Dallas, second by Mr. Kreider, authorizing advertisement for a 2-year contract for collection and disposal of yard residuals. Upon roll call, all Supervisors present voted affirmatively.

2008 Salary and Wage Rates: As recommended by the Human Resources Committee, a motion was made by Mr. Dallas, second by Mr. Kreider, approving the 2008 salary and wage rates for non-uniformed employees, as listed in a memorandum dated December 11, 2007. Upon roll call, all Supervisors present voted affirmatively.

Roadmaster – Use of Township Vehicle: Deferred to next meeting.

WORKSHOPS/TRAINING REQUESTS: A motion was made by Mr. Dallas, second by Mr. Kreider, approving the following workshop/training request:

T. Daniels – Benecon Wellness Seminar, December 12, 2007 – no charge

Upon roll call, all Supervisors voted affirmatively.

There being no further business, Chairman Vaughan adjourned the meeting at 8:35 p.m.

Sheryl Kressler, Township Secretary