

BOARD OF SUPERVISORS



TOWNSHIP OF SPRING

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MEETING MINUTES

MAY 27, 2008

OPENING OF MEETING: The regularly scheduled bi-monthly meeting of the Board of Supervisors was called to order by Chairman Dallas, 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, Supervisors Collins, Dallas, Kreider, Smith and Vaughan were present. Also present were: James Lillis, Esquire; Leon Mazurie, Chief Ross, James Moll, Sheryl Kressler, Craig Lutz, Brian Kobularcik, Drew Luigard, Richard Orwig, Esq., Greg Ganikon, Paul Sommers, Tina and Harold Buck, Ruth Ann Haas, John Breisch, Joe Lenhart, Sharon Daily, Lynn Mortis, Clifford Sweitzer, Phyllis Hall, Linda Hodgdon, Representatives of the Spring Township Library, and Erin Negley of the Reading Eagle.

TRASH AND RECYCLING REMINDER: Chairman Dallas reminded residents that collection of trash and recycling was delayed one day due to the holiday.

OPEN TO THE FLOOR:

Tina Buck, 234 Wheatfield Road: Mrs. Buck repeated her request that the Township require Mr. Greth to comply with the final plan of the Wheatfield Run development.

Brian Kobularcik, Metropolitan Development Group (Hofmann Tract Offices): On May 27, 2008, the Supervisors denied a sidewalk waiver by a vote of 3-2. Since he was unavailable to attend that meeting, Mr. Kobularcik appeared before the Supervisors to ask that they reconsider denial of the waiver and allow sidewalk only on one side of extended Iroquois Avenue. The Transportation Advisory Committee and Infrastructure Committee previously recommended granting the waiver request. The Planning Commission vote was 3-3; therefore, no recommendation was made. Solicitor Lillis suggested that Mr. Kobularcik set forth, in writing, the reasons the decision should be reconsidered and submit it to the Planning Commission at their next meeting.

MINUTES: A motion was made by Mr. Kreider, second by Mr. Collins, approving the Minutes of May 12, 2008. Upon roll call, all Supervisors voted affirmatively.

OPERATIONS:

Business Office:

Bills for Approval: A motion was made by Mr. Collins, second by Mr. Vaughan, approving payment of bills, from the following Township accounts, as listed by the Township Treasurer:

General Fund - \$139,905.94
Street Lighting Tax Fund - \$27,782.24
Fire Hydrant Tax Fund - \$6,326.11
Refuse Tax Fund - \$114,240.24
Sewer District #2 Fund - \$16,093.16
Sewer District #3 fund - \$548,686.17
Traffic Impact Fund - \$843.90
Fire Protection Fund - \$13,608.61
Capital Fund Account - \$15,454.64

Upon roll call, all Supervisors voted affirmatively.

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

Job Descriptions Approval: A motion was made by Mr. Vaughan, second by Mr. Collins, approving job descriptions, as presented, for the following positions:

Financial Manager
Administrative Assistant for the Engineering Department
Administrative Assistant for the Codes Department
Codes Department Secretary

Upon roll call, all Supervisors voted affirmatively.

URDC Professional Services Agreement – Official Township Map: As recommended by the Director of Operations, a motion was made by Mr. Kreider, second by Mr. Collins, authorizing the appropriate Township official to sign a contract with URDC (Urban Research and Development Corporation), Bethlehem, Pennsylvania, in the amount of \$3,800.00, to prepare an Official Township Map. Upon roll call, all Supervisors voted affirmatively. This map will be very helpful for future planning of all utilities and infrastructure within the Township.

URDC Professional Services Agreement – LUTAP Grant Application: A motion was made by Mr. Vaughan, second by Ms. Smith, authorizing the appropriate Township official to sign a contract with URDC to prepare a LUTAP (Pennsylvania Land Use Planning and Technical Assistance Program) Grant Application, at a cost of \$800.00, to use grant money obtained from the state to defray any expenses for the Penn Avenue Corridor Study. Upon roll call, all Supervisors voted affirmatively.

Facilities/Public Property:

Community Center/Library: Chairman Dallas and Mr. Mazurie presented a brief status report and summary on the community center/library project. Furthermore, the Chairman noted all options and alternatives explored by the Township to determine the best use for the Penn Avenue property and Shoener Lake facility. The preliminary plan for the community center/library was discussed at a special public meeting of the Board on March 20, 2008. No decision was made. The lease on the current library building has been extended for two (2) years, and negotiations are proceeding with the new owner to extend the lease further. Because time may be an issue, Chairman Dallas asked the Supervisors to consider where they stand on the community center/library at this meeting.

Supervisor Vaughan addressed the audience and the Board regarding the 2003 master plan for a community center/library, as well as a municipal campus, located on the Township's Yerger Boulevard property. The Board members at the time

had a vision for the property and believed that the Township should set the example for utilizing green technology, preserving our natural environment and curbing the negative impact of development. Although the plan was discarded, Mr. Vaughan explained that using the 2003 master plan would be a unique opportunity for the Township to build a municipal campus, which would be a model throughout the state and to other developers. Accordingly, it was his recommendation and motion that the Board of Supervisors consider building the future municipal campus along Yerger Boulevard and around Shoener Lake, as presented to the Board of Supervisors in 2003. Ms. Smith seconded the motion.

Comments and questions were received from the Supervisors and residents:

Supervisor Kreider: Would like to explore how the entire site, including Cacoosing Meadows, could incorporate businesses, pedestrians, bike riders and others into the area where Township activities are located.

Supervisor Collins: Questioned whether the community center/library would be built first. Mr. Vaughan responded that the entire layout would have to be reviewed. Mr. Collins added later that it would be a good investment to move the municipal campus because expansion room is not adequate at the current location. Any infrastructure investments made at the current location would be short term.

Supervisor Smith: Start a capital campaign and look at corporate sponsors.

Paul Sommers, Spring Ridge: Supports community center/library and location. A room is needed to place valuables when using the gymnasium. Should begin building as soon as possible.

Joe Lenhart, 2705 St. Alban's Drive: Van Reed Athletic Association always looking for gymnasium space, especially in the winter. Supports community center/library.

John Breisch, 1308 Whitfield Boulevard: Size of the Township warrants this facility. Commended Township on fine job of investigating this type of facility. Forward thinking has helped to make our area one of the finest to raise a family. He is prepared to pay for good municipal services.

Sharon Daily, 2210 Burkey Drive: Gymnasium needed. Would be an asset to the community.

Lynn Mortis, Sycamore Hill: Supports master plan. Consider all uses before building.

Clifford Sweitzer, 303 Charleston Lane: Willing to contribute to a building fund drive.

Brian Kobularcik, 544 Hain Road: Concerned about the cost, increase in taxes and location.

Phyllis Hall, 810 Evergreen Drive: Interested in cost and funding when available.

Linda Hodgdon, President, Friends of the Spring Township Library: Concerns about cost, taxes and senior citizens on fixed income.

Mr. Vaughan amended his motion asking the Board to consider utilizing the Township's property along Yerger Boulevard to build a new municipal campus over the next several years, subject to analysis of feasibility in terms of finance and otherwise. Ms. Smith agreed to second the amended motion. Upon roll call, all Supervisors voted affirmatively.

PUBLIC WORKS:

Engineering/Planning Department:

American House – Waiver of Land Development: The applicant has requested a waiver of the land development process in order to close the second floor dining area during the summer and add out-door seating to the American House Restaurant, located along Fritztown Road. As recommended by the Planning Commission, a motion was made by Mr. Vaughan, second by Mr. Collins, granting a waiver of land development with the following conditions:

1. The outdoor service area shall have capacity for a maximum of fifty-six (56) seats.
2. Adequate parking to accommodate additional parking as needed in the event of full occupancy of the inside and outside facilities, or, in the alternative, the owner will provide adequate assurance to the Township that no part of the outdoor seating area and the upstairs dining rooms will be used concurrently.
3. The owner shall install and maintain buffer yard and planting screen in accordance with Section 405(I) of the Zoning Ordinance.
4. Owner must comply with all relevant Stormwater Management Ordinance requirements.

5. Lighting shall be aimed, located, designed, fitted and maintained so as not to present a hazard to drivers, pedestrians, neighboring property owners or the general public and so as not to create a nuisance by projecting or reflecting objectionable light onto a neighboring use or property.
6. Flood lights and spot lights that are not full-cutoff or fully shielded, where specifically approved by the Township, shall be so installed and aimed so that they do not project their output into the windows of neighboring residences, onto adjacent uses beyond the object being illuminated, onto other properties or onto a public roadway.
7. Owner shall comply with all relevant state and county regulations and shall obtain all necessary permits.

Upon roll call, all Supervisors voted affirmatively.

Sinking Spring Terrace – Sewer Extension: As recommended by the Infrastructure Committee, a motion was made by Mr. Vaughan, second by Ms. Smith, authorizing execution of the Sewer Line Extension Maintenance Agreement, contingent upon the following conditions: (1) That Mr. Luigard provides the Township with a copy of the agreement executed by himself and notarized, (2) That adequate financial security for construction of this system is posted for approximately \$113,000.00, and (3) That all outstanding Township invoices are paid. Upon roll call, all Supervisors voted affirmatively.

Road Services Department/WWTP/Infrastructure Committee:

2008 Seasonal Requirements – Award Bids: As recommended by the Infrastructure Committee, a motion was made by Mr. Kreider, second by Mr. Collins, awarding bids for 2008 Seasonal Requirements as listed below:

Automotive Service Inc.	Fuel Products	\$378,465.00
Windsor Service	Utility Cut Restoration	\$161,690.00
Martin Limestone	Aggregate Material	\$22,056.50
Burkholder Paving	Bituminous Material	\$87,165.00
South Reading Asphalt	High Performance Cold Patch	\$20,000.00

Upon roll call, all Supervisors voted affirmatively.

2008 Road Improvement Project – Award Bid: As recommended by the Infrastructure Committee, a motion was made by Mr. Collins, second by Ms. Smith, to award the contract for the 2008 Road Improvement Project to EJB Paving & Materials, in the amount of \$932,160.00, for repairs and rehabilitation to the following roads and streets:

Westwood Drive – from State Hill Road to Broadcasting Road
 Westwood Road – from Province Road to Cromwell Drive
 Grandview Boulevard – from Stevens Avenue to Berks Place
 Intersection of Iroquois Avenue and SR 724 (Shillington Road)
 Shakespeare Drive from SR 724 to Avon Avenue

Upon roll call, all Supervisors voted affirmatively. Sufficient funds were budgeted this year to cover the above road work.

Waste Water Treatment Plant - 2008 Canopy Project: As recommended by the Infrastructure Committee, a motion was made by Mr. Kreider, second by Ms. Smith, to award the contract for the WWTP 2008 Canopy Project to Triple H Construction LLC, Lititz, Pennsylvania, in the amount of \$98,747.00, contingent upon review and subsequent approval of the bidder's substitution of a pre-engineered building supplier, and any additional information required to complete such

review. Upon roll call, all Supervisors voted affirmatively.

Declaration of Excess Property: As recommended by the Director of Public Works, a motion was made by Ms. Smith, second by Mr. Collins, to declare various Township equipment excess property, as indicated on the list attached to these Minutes. Upon roll call, all Supervisors voted affirmatively.

Auction Agreement: As recommended by the Director of Public Works, a motion was made by Mr. Kreider, second by Mr. Collins, authorizing the appropriate Township official to execute an agreement with Frey's Auctioneers, Douglassville, Pennsylvania, to auction the aforementioned excess property at an auction in Exeter Township, in cooperation with the Berks County Cooperative Purchasing Council. Upon roll call, all Supervisors voted affirmatively.

PUBLIC SAFETY:

Police Department:

Handicapped Parking Permit – 2114 Spring Street: The traffic unit has reviewed this application for a handicapped parking space, and the fee has been paid. A motion was made by Mr. Kreider, second by Mr. Vaughan, permitting a handicapped parking sign to be posted at 2114 Spring Street. Upon roll call, all Supervisors present voted affirmatively.

Township of Spring Volunteer Fire Department:

Mileage Reimbursement: As requested by the Fire Commissioner, a motion was made by Mr. Collins, second by Ms. Smith, approving mileage reimbursement for sixteen (16) individuals, as listed, who use their own personal vehicles to respond to emergency calls. Upon roll call, all Supervisors voted affirmatively. Calls will be logged then checked by the Fire Commissioner and Chief of Police before being submitted to the Township for payment, at the existing Township mileage rate.

OLD BUSINESS: No old business to report.

NEW BUSINESS: No new business to report.

WORKSHOPS/TRAINING REQUESTS: A motion was made by Ms. Smith, second by Mr. Collins, approving the following workshop/training requests:

T. Daniels – 4th Annual Public Employee Retirement Systems Summit, June 4-6, 2008, no charge

L. Mazurie – Government, the Media and the Public's Right to Know Forum, June 5, 2008, no charge

Upon roll call, all Supervisors voted affirmatively.

There being no further business, Chairman Dallas adjourned the meeting at 8:57 p.m.

Respectfully submitted,

Sheryl Kressler, Township Secretary