Maidencreek Township Board of Supervisor Meeting
February 8, 2018

Present: Claude Beaver, Joseph Rudderow III, Heidi Fiedler, Eugene Orlando – Orlando Law Offices, Tom Unger – Systems Design Engineering, Inc., Diane Hollenbach – Township Manager

Guests: James Courtney, Captain J. Cecchini, Francis Scott, Brian Felker, Brian Wise, Harold Nolt, Ron Kemmerer Sr., Carol Anne Donohoe, Vicky Solberg, James Schoellkopf Jr., Brian Horner

Claude Beaver called the February 8, 2018 regular meeting of the Maidencreek Township Board of Supervisors to order at 7:00 pm in the Maidencreek Township Municipal Building and asked everyone to rise for the Pledge of Allegiance.

MINUTES & FINANCES

Approval of the Meeting Minutes

A motion was made by Joseph Rudderow III to waive the reading of the minutes and approve the minutes for the January 11, 2018 meeting correcting the spelling Fiedler on page 2. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Treasurer's Report and Bill List

A motion was made by Joseph Rudderow III to approve the January 2018 Treasurer's Report and Bill List. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

PUBLIC COMMENT

Captain James Cecchini, 432 East Wesner Road, Blandon asked that the interviews for township engineer and solicitor be handled in a public manner.

Carol Ann Donohoe, 101 Spirit Court, Blandon asked the Board of Supervisors to consider a resolution asking the Delaware River Basin Commission to continue the moratorium on fracking, water disposal and water withdraw. Upper Macungie Township has been approached for an injection well. It is possible that Berks County will see some type of fracking activity. Heidi Fiedler opposed waste water disposal.

Brian Felker, 224 Longleaf Drive, Blandon stated the Board should keep the Sunshine Law in mind.

REPORTS

ENGINEER'S REPORT

GSP Properties Plan Review Time Extension

A motion was made by Joseph Rudderow III to accept the developer's offer to extend the plan review period for the Business Park at Maidencreek Preliminary Plan until June 5, 2018. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Berkshire Building - Tom Unger of Systems Design Engineering, Inc. (SDE) reported that all items on the SDE review letter of January 3, 2018 had been addressed. The applicant is requesting two waivers. Items to be addressed at final plan review include improvements agreement, easements and storm water plan and agreement.

A motion was made by Joseph Rudderow III to grant a waiver to section 190-36 of the Code of Ordinances of Maidencreek Township for the Berkshire Building Services Preliminary Plan and allow two monuments to be placed. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

A motion was made by Joseph Rudderow III to grant a waiver to section 182.17.C(9) of the Code of Ordinances of Maidencreek Township for the Berkshire Building Services Preliminary Plan and allow double walled plastic pipe instead of reinforced concrete pipe in the Basin 2 outlet. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

A motion was made by Joseph Rudderow III to grant approval to the Berkshire Building Services Preliminary Plan conditional upon compliance with the items in the January 3, 2018 Systems Design Engineering, Inc. review letter, which is incorporated by reference and Berks County Conservation District Erosion and Sedimentation Plan review and approval. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Melrose Place Rezoning – Rob Hain of Berks Surveying and Engineering, Inc. representing the developer of Melrose Place, a subdivision in Maidencreek Township along Park Road, requested the Board consider rezoning the remaining commercial lots along Park Road from C1 Local Commercial to R3 Village Density Residential. The developer would like to build apartments because the market for commercial lots has been weak. The Board felt that this would be spot zoning. Mr. Rudderow III added that the Planning Commission and Board of Supervisors just completed a review of the zoning map and a lot of thought went into the map and ordinance to provide a balance and allow for all uses. Commercial property is important to keep taxes reasonable and the Board was not in favor of a zoning change.

Quarry Road Storm Water Plan – Tom Unger reviewed a plan to reduce impervious coverage on the municipal parking lot, correct drainage issues and repair the trench drain. The plan proposed two ADA spaces on the same side of Quarry Road as the municipal building with the removal of one tree. Ms. Fiedler stated she would rather save the tree and keep the handicap spaces on the other side of Quarry Road. Claude Beaver asked about ramping the sidewalk at the curb. No decision was made on the plan.

Dog Park – Tom Unger updated the Board on the project which is out to bid. Bids will be opened on March 1, 2018 at 11 a.m.

Subdivision Status Check List – All plans are current.

Letter of Credit and Escrow Release Letters

A motion was made by Heidi Fiedler to authorize the Chairman to sign the Letter of Credit and Escrow release letters in the amount of $1,105.09. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

SOLICITOR'S REPORT

Zoning Ordinance Amendment - Mr. Orlando stated that a public hearing had been held prior to the meeting on a zoning ordinance amendment.

A motion was made by Joseph Rudderow III to adopt ordinance 244 Zoning Ordinance Amendment which corrected a typographical error in the Commercial Residential chart under impervious surface and added how notification is made for zoning hearings. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Executive Session for litigations 8:27 to 8:37 p.m.

MANAGERS REPORT

Ag Security Representative Appointment

A motion was made by Heidi Fiedler to appoint Marty Buck, 64 Troxel Road, Shoemakersville to the Maidencreek Township Agricultural Security Area Board. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

Purchase of 2018 Ford F350 – Keith Shuman, public works foreman, reported that the new truck would replace the 1999 3500 GMC with 123,000 miles. The new Ford would have a crew cab and more towing capacity. Mr. Shuman did not wish to trade the 1999 GMC. The bed of the truck is disintegrated. Manderbach Ford's quote was the lowest coming in at $1000 less than the other dealers. Francis Scott of Spirit Court commented that Manderbach is moving near Cabelas on Route 61, and they are not Certified Authorized Professionals for Cummings engines. Mr. Shuman confirmed that Manderbach doesn't have the software to repair our Ford F750. Mr. Beaver liked the price. Mr. Shuman stated that the Ford trucks have been dependable.

A motion was made by Joseph Rudderow III to purchase a white Ford F350 from Manderbach Ford at a cost of $31,989. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

A motion was made by Heidi Fiedler to authorize the fit out of the Ford F350 with a V plow, lift gate, ladder rack and cab protector by EM Kutz at a cost not to exceed $9,952. Joseph Rudderow III seconded the motion and hearing no questions on the motion, it passed unanimously.

Road Mowing – Keith Shuman reported that it costs $2200 to rent the road mower and $600 to transport it. The mower is rented at least three times a year. Mr. Shuman brought pricing for an offset flail mower that would fit on a tractor the Township could rent locally for $500. Mr. Beaver asked what it would cost to repair the John Deere 5510. No action was taken.

Crack Seal

A motion was made by Joseph Rudderow III to authorize the purchase of three skids of crack seal at a cost of $2,632.50. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

123 Via Dolorosa – Diane Hollenbach, manager, explained that the drainage pipe at 123 Via Dolorosa is clogged, and it is not in the Township right of way. The house is abandoned and the bank had not taken possession. The Board asked that the plan notes be checked and to try to notify the owner to clean the pipe.

410 Blandon Meadows Pkwy – A complaint was received from the property owner that their driveway was damaged by the plow. The driveway was not installed to make a smooth transition into the right of way. The Board asked that a letter be sent to the property owner to correct this situation.

NEW BUSINESS

Street Sweeping

A motion was made by Joseph Rudderow III to approve the street sweeping quote from Industrial Grounds Maintenance for a cost of $4,600. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Newsletter – Captain Jim Cecchini asked if the newsletter was available on the website. Diane Hollenbach said that it was but it still had to be mailed because some residents did not have access to a computer.

A motion was made by Joseph Rudderow III to authorize the printing and mailing of the spring newsletter by Jostens at a cost of $2,011. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

MS4 Steering Committee Ordinance

A motion was made by Joseph Rudderow III authorizing the solicitor to review the MS4 Steering Committee Intergovernmental Cooperation Ordinance. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Burning Ordinance

A motion was made by Joseph Rudderow III authorizing the solicitor to review the draft Burning Ordinance. Heidi Fiedler seconded the motion and hearing no questions on the motion, it passed unanimously.

Penn DOT Round About Maintenance Agreement – Joseph Rudderow III asked that all references to sidewalk and curb maintenance be removed. He was concerned that proper lighting is needed for safety. Heidi Fiedler stated that she is opposed to signing the agreement. It is a liability to the Township and she was opposed to the cost of the maintenance and electric. Claude Beaver was in favor of paying for the streetlight electric because of safety but was opposed to maintaining the signs and road markings. Captain Jim Cecchini suggested LED lights be used.

A motion was made by Joseph Rudderow III to authorize the solicitor to refine the Round About Maintenance Agreement. Claude Beaver seconded the motion. Heidi Fiedler stated that she does not agree with signing the agreement. Joseph Rudderow III and Claude Beaver voted, "Aye." Heidi Fiedler voted, "Nay." Motion carried.

Traffic Signal Plan – The engineer, police chief and manager are scheduled to meet with Penn DOT on the dedicated left turn arrow for Route 222 at the intersection of Route 73.

The engineer and solicitor were dismissed at 8:56 p.m.

Fracking Resolution – The Board will review the resolution and forward suggestions to the manager.

Requests for Proposals Professional Services – The Board received four proposals for legal counsel and seven proposals from engineering firms. Heidi Fiedler suggested and the rest of the Board agreed to hold interviews for solicitor at a public meeting on February 16, 2018 beginning at 9 a.m. Mr. Rudderow III stated that the public would only be there to observe and could not participate in questioning the candidates. The format will be a ten to fifteen-minute presentation by the candidate followed by questions for about fifteen minutes. Jim Schoellkopf Jr., 51 W. Bertolet Place, Reading asked what questions would be asked and stated that Alsace Township has switched engineers three times, which has caused problems for their residents.

Tabled Items
Parking Ordinance

A motion was made by Joseph Rudderow III, seconded by Heidi Fiedler, to adjourn the February 8, 2018 meeting of the Maidencreek Township Board of Supervisors. Hearing no questions on the motion, all members voted "Aye". Motion carried. Meeting adjourned at 9:15 p.m.

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Township Secretary,