

Minutes of the June 27, 2006 Meeting

Note: At 7:00 p.m. the Impact Fee Advisory Committee held a public hearing to solicit input on the Roadway Sufficiency Analysis and Capital Improvements Plan. Please see transcript for details of the hearing.

The regular meeting was called to order at 7:30 p.m. by Chairman Gregor. Present were Supervisors: Tom Shealer, George Weikert, David Waybright and Barbara Underwood; Flo Ford, Henry Heiser, Tim Knoebel, Mike Galassi, Meg Bernhardt from the Evening Sun and Scot Pitzer from the Gettysburg Times. Mrs. Merryman was absent due to inclement weather. The meeting was tape-recorded.

At 7:31 p.m., Chairman Gregor adjourned the regular meeting for an Executive Session to discuss a personnel issue with Mr. Heiser.

At 7:45 p.m. Chairman Gregor reconvened the meeting.

Mrs. Underwood made a motion to approve the Minutes of the June 13, 2006 meeting as presented, seconded by Mr. Weikert and carried.

Mr. Waybright made a motion to approve the bills list in the amount of \$44,354.94 from the General Fund, seconded by Mrs. Underwood and carried.

No visitors addressed the Board and there was no Old Business.

Chairman Gregor asked the Board's approval to move Items G and H to the front of the agenda so the consultants and committee would not have to wait until the end of the meeting for these issues to be voted on. There were no objections to this change. **Mr. Shealer made a motion to approve the Roadway Sufficiency Analysis Report seconded by Mrs. Underwood and carried.**

Mr. Shealer also made a motion to authorize the publication of the Intent to Adopt the Traffic Impact Fee Ordinance at the July 11, 2006 meeting, seconded by Mr. Waybright and carried.

Mr. Gregor thanked the Traffic Impact Fee Committee, consisting of Mike Galassi, Paul Burkholder, Riley Hollingsworth, Carol Detweiler, Clarence Andrew, Gail Jones, Jim Paddock and John McKenna for the work they have done over the past eighteen months.

Mr. Waybright made a motion to approve a Special Event permit for the Barlow Fire Company for their annual carnival being held July 13 through July 15, 2006 seconded by Mr. Weikert and carried.

Mr. Shealer made a motion to approve a request from Glenn Myers to release his financial security, in the amount of \$19,320.40, as recommended by the township's engineer in his letter dated June 22, 2006. The motion was seconded by Mrs. Underwood and carried.

The next item on the agenda was a Preliminary and Final Subdivision Plan for the Preserves at Plum Run, a development of 49 single family lots and 5 lots to be owned by a homeowner's association on a 46.819 acre tract in the R zoning district on Knight Road. Mr. Knoebel presented a letter dated June 27, 2006 recommending approval of the plan contingent upon the conditions of final plan approval listed in the resolution being addressed. Mr. Knoebel also pointed out that there are five waiver requests associated with approval of the plan. Mr. Sharrah pointed out a letter that was sent by Mr. Wayne Hill stating that he is conveying approximately 45 acres (50% of the total land owned by Wayne and Susan Hill) to the Friends of

the National Parks at Gettysburg that will remain open space and requested that his recreation fees be waived. The Board reported that they had considered this request, but payment of the recreation fees is one of the conditions of final plan approval. **Mrs. Underwood made a motion to grant 4.a. waiver of Section 401.4.D: development within fifty (50) feet of a wetland or waterbody seconded by Mr. Shealer and carried. Mr. Shealer made a motion to grant 4.b. waiver of Section 504.3.A.4: to waive the requirement for designing an overflow system to carry the difference between the 100-year and the 10-year peak flow rate. The motion was seconded by Mr. Weikert and carried. Mr. Shealer also made a motion and seconded by Mr. Weikert and carried to grant 4.c. waiver to Section 504.3.A.5: to waive the requirements for inlets to be designed to create a 1" sump condition below the finished road surface. Mr. Weikert made a motion to grant 4.d. a waiver to Section 504.3.C.2.a.1 and 2: to manage run-off on a storm-by-storm basis seconded by Mrs. Underwood and carried. Mr. Shealer made a motion seconded by Mr. Weikert and carried to grant 4.e. to waive Section 504.3.C.13: to allow detention basins to have less than a 1% minimum bottom slope. Mr. Shealer made a motion seconded by Mrs. Underwood and carried to adopt Resolution 06-12 Preliminary/Final Subdivision and Land Development Plans for the Preserves at Plum Run with the waivers that have been granted as stated in the resolution.**

Sgt. Cliff Molloy introduced a new part-time officer, Daniel Barbargello. Officer Barbargello will be filling in shifts during this busy time.

The next item on the agenda is the Final Plan for Cumberland Village, Phase 1A, a residential overlay cluster development of 169 building lots (149 single family detached and 20 two-family) comprising approximately 103.919 acres of a 212.16 acre parcel located on the southeast side of Herr's Ridge Road in the R zoning district. Mr. Knoebel presented letters dated June 21 and 27, 2006 and all conditions listed in these letters are included as conditions of final approval in the resolution. Mr. Knoebel also reported that there are seven waiver requests included in the resolution. **Mr. Weikert made a motion to grant 3.a. waiver of Section 401.4.D: development within fifty (50) feet of a wetland or waterbody seconded by Mrs. Underwood and carried. Mrs. Underwood made a motion to grant 3.b. a waiver of Section 402.2.A: to allow street widths of 28 feet seconded by Mr. Shealer and carried. Mr. Shealer made a motion to grant 3.c. waiver of Section 402.7.C: to allow slopes greater than 4% in the approach to intersections seconded by Mrs. Underwood and carried. Mr. Waybright made a motion to grant 3.d. waiver to Section 504.3.A.5: to waive the requirements for inlets to be designed to create a 1" sump condition below the finished road surface seconded by Mr. Shealer and carried. Mr. Shealer made a motion to grant 3.e. waiver of Section 504.3.A.10: to allow the use of smooth-line corrugated polyethylene pipe (SLCPP) for storm drains and Type IV Bedding (12" aggregate cover) for SLCPP seconded by Mr. Weikert and carried. Mrs. Underwood made a motion to grant 3.f. waiver to Section 504.3.C.2.a.1 and 2: to manage run-off on a storm-by-storm basis seconded by Mr. Weikert and carried. Mr. Waybright made a motion to grant 3.g. to waive Section 504.3.C.13: to allow detention basins to have less than a 1% minimum bottom slope seconded by Mrs. Underwood and carried. Mr. Waybright made a motion to adopt Resolution 06-13 Final Subdivision and Land Development Plans for Cumberland Village, Phase 1A seconded by Mr. Shealer and carried.**

Mr. Waybright made a motion to grant an extension until September 26, 2006 for Biglerville Crossing II as requested by Cornerstone Development Group, Inc. in there letter dated April 25, 2006 seconded by Mrs. Underwood and carried.

Mr. Shealer made a motion seconded by Mr. Waybright and carried to grant an extension to Adams County Interfaith Housing Corporation for approval of their land development plan until September 30, 2006.

Mrs. Underwood made a motion seconded by Mr. Shealer and carried to grant an extension to David

and Ellen Sites and Realty Leasing and Management Co. for approval of their two-lot subdivision – The Ridge until September 26, 2006.

Mr. Waybright made a motion seconded by Mr. Shealer and carried to grant an extension to David and Ellen Sites and Realty Leasing and Management Co. for approval of their Condominium Community – The Ridge until September 26, 2006.

Mrs. Underwood made a motion to approve a Certificate of Appropriateness for Gettysburg Seventh Day Adventist Church for a Church to be constructed between the existing church school and the front of their property on Biglerville Road. The motion was seconded by Mr. Shealer and carried.

Mr. Waybright made a motion to approve a Certificate of Appropriateness for Russell Potter for a 10’x34’ addition to his home at 1139 Biglerville Road. The motion was seconded by Mr. Shealer and carried.

Mr. Waybright made a motion to approve a Certificate of Appropriateness for Barry Barbour for an addition to their home at 1326 Biglerville Road. The motion was seconded by Mr. Shealer and carried.

Mrs. Underwood made a motion to approve a Certificate of Appropriateness for Larry Rodgers fro an addition to his home at 71 Meadow Lane. The motion was seconded by Mr. Weikert and carried.

Mr. Waybright made a motion to approve a Certificate of Appropriateness for William Shermyer for an addition to his home at 45 Meadow Lane. The motion was seconded by Mr. Weikert and carried.

All five applications had been approved by the Historic Architectural Review Board.

The Zoning Officer’s and Assistant Secretary’s report were reviewed.

Mrs. Ford reported that we are online with the new financial software. She also reported that she has given everyone a copy of the new Personnel Policy for review and she would like to discuss it at a workshop later in the month of July. Also, Mrs. Ford reported that she and Eric Mains went out and spoke to the property owners who will be giving the township rights-of-way for the Boyd’s School Road project and they were all cooperative. Lastly, she reported that Will Cameron did get the permit to do the inspection on the Belmont Road Bridge, but now they are waiting to get a flagger and John Latschar has made contact with the person in charge of the “Journey through Hallowed Ground” project and Mrs. Ford will be getting more information on that.

Being no further business, the meeting was adjourned at 8:40 p.m. by motion of Mr. Shealer, seconded by Mr. Waybright and carried.

Carol A. Merryman, Asst. Secretary

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_____) Supervisors
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