

CLAY TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
August 8, 2016

The Supervisors of Clay Township met on a regularly scheduled meeting date of July 11, 2016, at the Clay Township Municipal Office, 870 Durlach Road, Stevens, Pennsylvania, at a time and place duly established to hold such a meeting, and advertised and posted in accordance with the Second Class Township Code and the Sunshine Law.

Supervisors present were Tim Lausch, Chairman, Keith Martin, Vice-Chairman and Gary Landis, Secretary.

Clay Township employee present was Bruce Leisey, Township Manager and Earl Stauffer, Road Master. Also present was Robert Lynn of Hanover Engineering, Inc., Township Engineer and Jennifer Mejia of Mejia Law Group, Township Solicitor.

Also attending were those listed on the meeting attendance sheet, which is attached to these Minutes.

Tim Lausch called the Meeting to order at 7:05 p.m.

Meeting Minutes

Keith Martin made a motion, seconded by Gary Landis to approve the July 11, 2016 meeting minutes with the following change on page 3 under Visitors, Gary Landis stated that typically the Developer pays for installation of sidewalks and after street dedication, the Homeowner is responsible for maintenance and repair costs. * The motion was approved unanimously.

Treasurer's Report

Gary Landis made a motion, seconded by Keith Martin, to approve the Treasurer's Report for the month of July, 2016. * The motion was approved unanimously.

Visitors

1. Eric and Deb Unruh, 21 Agape Drive – fence request

The Unruh's would like to install a solid fence 32' long and 6' high to create privacy for the deck at the rear of their home. Their home is only 11' feet off the property line and 22' from their neighbor's home and deck. The neighbor's at 27 Agape Drive have provided written agreement with the Unruh's fence request.

Gary Landis made a motion, seconded by Keith Martin to approve a waiver of Chapter 10, Section 104 B and 104 H to install a solid 6' high fence 3" off their side property line. Cracker dust will be put on the 3" side of the fence next to 27 Agape Drive to control weeds. * The motion was approved unanimously.

2. Fred Thomas, 521 Foggy Bottom Road, Rick Bernarduci, 108 Queen Annes Way and David Martin 502 Foggy Bottom Road

Fred Thomas inquired on the status of the Township's responses to questions asked at last month's meeting regarding Wildflower Pond HOA and stormwater facilities.

Jennifer Mejia will review responses to questions with the Board of Supervisors and submit to HOA this week.

Rick Bernarduci, asked are the sidewalks which were modified by the Developer acceptable by ADA Standards.

Rick Bernarduci also stated residents want to know when HOA takes over will residents take over the sidewalk responsibility. Will ADA come in and make homeowners repair and/or replace sidewalks.

Jennifer Mejia stated the Township cannot provide the assurance to Mr. Bernarduci questions at this time.

David Martin said the Developer's Attorney has a document that says the HOA is ready to go.

Jennifer Mejia stated that the HOA By-Laws and Organization is already set-up.

No other decisions were made at this time.

Engineer's Report

1. Hopeland Sewer I&I Update

Bob Lynn reviewed with the Board of Supervisors that the line from SunValley appears to have additional flows. Bob said focus on I&I will be in that area.

2. Lancaster County Planning Commission MOU

Bob Lynn reviewed with the Board of Supervisors his conversation with Dean Severson, LCPC and he recommends execution of the agreement with LCPC.

Keith Martin made a motion, seconded by Gary Landis to approve and execute the MOU with the Lancaster County Planning Commission. * The motion was unanimously approved.

New Business

1. Tax Exoneration – 431 Constitution Drive

After review, Keith Martin made a motion, seconded by Gary Landis to approve the tax exoneration for 431 Constitution Drive in the amount of \$26.16. * The motion was approved unanimously.

2. LTAP Training

After discussion, Gary Landis made a motion, seconded by Keith Martin to approve use of the Township Facilities for LTAP training on salt and snow management. Hanover Engineering will provide lunch to attendees and coordinate the training. * The motion was approved unanimously.

3. Municipal Bid

After discussion, Gary Landis made a motion, seconded by Keith Martin to authorize the Township Manager to use Municipal Bid online auction to sell the 1999 550 dump truck. The Township Manager will also place an ad in the Ephrata Review and Shopping News to notify residents of usage of Municipal Bid to sell truck. * The motion was approved unanimously.

Executive Session

Keith Martin made a motion, seconded by Gary Landis to enter into Executive Session at 8:50 PM to discussion a Real Estate Transaction and Litigation Matters. * The motion was unanimously approved.

It was decided to delay advertising for a public works position as previously agreed upon at the July 26, 2016 meeting until the 2017 budget is formalized.

Keith Martin excused himself from the meeting at 9:45 PM.

Gary Landis made a motion, seconded by Tim Lausch to exit Executive Session at 10:00 PM. * The motion was unanimously approved.

Gary Landis made a motion, seconded by Tim Lausch to reimburse the Developer up to 50% with a maximum of \$5,000 of the cost to secure an easement for pump station land along Woodcorner Road. The Developer will not be financially responsible for Township's review costs (SubDiv, Land Development and Storm water) associated with the development of the land to be used for the pump station . * The motion was

Bills to be Paid

General Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the General Fund bills totaling \$175,591.06 for the month of July. * The motion was approved unanimously.

Rec Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the Recreation Fund bills totaling \$5,948.33 for the month of July. * The motion was approved unanimously.

Sewer Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the Sewer Fund bills totaling \$4,115.51 for the month of July. * The motion was approved unanimously.

Reports for the Month

1. Chief of Police / Police Department
2. Fire Companies / Ambulance
3. Planning Commission Minutes
4. Engineer's Report
5. Manager's Report
6. Road Master's Report

Adjournment

Gary Landis made a motion, seconded by Tim Lausch, to adjourn the meeting at 10:15 P.M. *The motion was approved unanimously.

Clay Township Board of Supervisors

Timothy Lausch, Chairman

Keith Martin, Vice Chairman

Gary Landis, Secretary