

CLAY TOWNSHIP BOARD OF SUPERVISORS
MEETING MINUTES
July 23, 2024

The Supervisors of Clay Township met on an advertised meeting date of July 23, 2024, at 7:00 AM 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. The meeting agenda was also posted in accordance with the Second-Class Township Code and the Sunshine Law.

Supervisors present were Timothy Lausch, Chairman and Gary Landis, Secretary. Keith Martin, Vice President was absent.

Bruce Leisey, Township Manager, Wendy Hackman, Administrative Assistant and Robert Lynn, Hanover Engineering and Jennifer Mejia, Mejia Law Group were present.

Tim Lausch called the meeting to order at 7:11 AM.

Meeting Minutes

Gary Landis made a motion, seconded by Tim Lausch to approve the June 25, 2024 meeting minutes. * The motion was unanimously approved.

Visitors

1. Eugene Horst – 2011 West Main Street

Bruce Leisey reviewed the Zoning Hearing approval and Waiver of Land Development for Eugene Horst with the Board of Supervisors.

After discussion, the Board of Supervisors recommended that Mr. Horst hire an Engineering to assist him with obtaining a HOP from PennDOT to be submitted with his Waiver of Land Development request.

Engineer’s Report

1. 415 Indian Run Road – Request for Modification to the SWM Ordinance

Bruce Leisey informed the Board of Supervisors that he and Bob did a follow-up visit to the property and discussed with owner the additional stormwater concerns that were expressed by the neighbors.

The property owner will work with Team Ag to submit a plan to the Township to address the concerns that were discussed.

2. Luke Rohrer – Stormwater Management Agreement with improvement timeline

Jennifer Mejia reviewed the Agreement with the Board of Supervisors. Jennifer stated that the project will be completed in 3 phases. The stormwater facilities and house will be completed within 5 years and the accessory building will be completed in an additional 5 years.

Gary Landis made a motion, seconded by Tim Lausch to approve and execute the Stormwater Management Agreement. * The motion was unanimously approved.

Old Business

1. 227 and 229 Woodcorner Road NOV

Jennifer Mejia stated that the expiration date of the NOV is August 12, 2024 and a written progress update has been requested from the developer and developer’s counsel by August 5, 2024.

2. HomeTowne Square Trail Limited Contribution Agreement

Jennifer Mejia reviewed the Agreement with the Board of Supervisors.

At the June 10, 2024 meeting the Board of Supervisors approved a one time contribution of \$4,5000.00 to the HomeTowne Square HOA to assist with the cost of making maintenance repairs to the public walking trail.

Gary Landis made a motion, seconded by Tim Lausch to approve and execute the Agreement. * The motion was unanimously approved.

New Business

1. Review August Zoning Hearing Applications

Bruce Leisey reviewed the August Zoning Hearing application with the Board of Supervisors.

The Board of Supervisors authorized Jennifer Mejia to draft a letter to be presented as evidence at the hearing.

Bills to be Paid

Gary Landis made a motion, seconded by Tim Lausch to approve General Fund bills totaling \$314.76. * The motion was approved unanimously.

Adjournment

Gary Landis made a motion, seconded by Tim Lausch, to adjourn the meeting at 8:50 AM. * The motion was approved unanimously.

Clay Township Board of Supervisors

Timothy Lausch, Chairman

ABSENT
Keith Martin, Vice Chairman

Gary Landis, Secretary