

Cumberland Township Board of Supervisors  
1370 Fairfield Road, Gettysburg, PA 17325  
Minutes of the February 23, 2017 Workshop

Chair Barbara Underwood called the workshop to order at 8:30 a.m. Present were all Supervisors Underwood, Waybright, Toddes, Shealer and Paddock; Township Manager Ben Thomas, Jr.; Police Chief Don Boehs, Zoning Officer William Naugle, Superintendent of Roads Chris Walter and Secretary Carol Merryman. Visitors present were Max Felty, Craig Rockey, John Kiel, Ellen Dayhoff and Tom Clowney.

**Public comment:**

Mr. Speros Marinos, 912 Baltimore Pike, stated that he supports the tax for township's that do not have Police Departments and rely on the Pennsylvania State Police. Mr. Marinos asked the Supervisors to let our elected officials know how Cumberland feels about this. Mr. Marinos also asked that the zoning process be hurried along.

Mr. Doug Gross, 938 Barlow Greenmount Road, thanked the Township for holding the meeting with Keystone System Services and the neighbors of their proposed project. Mr. Gross stated that he appreciates them agreeing to do the water study and still feels that there is a problem with their driveway.

**Visitors:**

Mr. Max Felty, Cumberland Township's representative on the Gettysburg Municipal Authority Board (GMA), gave the Board a report on what has been happening at GMA where Cumberland Township is involved. Mr. Felty reported that GMA is exploring the possibility of bringing the Andrews well, that is located off of Taneytown Road, back online. Mr. Felty also reported that if that well is brought online it would require a water line on National Park Service land and GMA is talking to them about this. Mr. Felty also reported that GMA is doing a Water Storage Tank Study for a possible water storage tank to be located in the second phase of Cumberland Village. This water tank would increase water capacity. Mr. Felty answered questions from the Board and he was thanked for attending the workshop.

Mr. Craig Rockey and Mr. John Kiel, representatives of the Land Conservancy of Adams County, spoke to the Board about the Wolf Farm (135 acres) located on the corner of Willoughby Run Road and Blackhorse Tavern Road. Mr. Rockey reported that the Land Conservancy is a private, non-profit organization whose mission is to conserve rural lands and this program is very similar to Adams County's Ag Land Preservation Program. Mr. Rockey added that they are very close to achieving their 150<sup>th</sup> conservation easement, which will bring their total over 10,000 preserved acres. Mr. Rockey stated that acquiring the Wolf Farm would have many benefits including preserving an active farm and farming family that farms many acres, preserving the view shed from Rt. 116, link up a corridor that goes from the Eisenhower Farm to within a mile of Orrtanna, keep the property on the tax rolls and increase the value of surrounding properties in the area. Mr. Rockey explained how the easements work, that many are donated by the owners and some owners need payment. Mr. Rockey also explained their Stewardship Fund that they keep for monitoring and defending the property and that each participant is required to contribute to the fund. He explained that the contribution for the Wolf Farm is \$5,400.00 and that is what they are asking the Township to contribute. He explained that the appraisal of the Wolf Farm was much more than they anticipated it to be and cannot pay the landowner that much for the easement. The Board asked questions and discussed how the contribution could be funded. Mr. Thomas suggested that this be an agenda item in May or June so public comments can be received.

Ms. Ellen Dayhoff, representative from the Adams County Ag Land Preservation Program, also spoke to the Board about participating in Adam County's preservation program. Ms. Dayhoff reported that there are three farms in Cumberland Township that ranked in the top 50% of the County's application cycle, the Wolf Farm being one of those farms. Ms. Dayhoff reported that the \$10 million bond that the County did in 2008 has been spent on preservation and other various programs and they only have General Fund monies to work with now and, as far as she knows, they would not be getting to the other two farms in Cumberland Township in this cycle. Ms. Dayhoff also explained that they must strictly stick to their ranking system and cannot deviate from it unless the Township would put funds (\$25,000.00 or 10% of the of the total purchase price, whichever is greater) into the program. Ms. Dayhoff also suggested that if the Township is interested, they could put this on the ballot to see if there is support from the residents.

#### **Presentation by Superintendent of Roads:**

Mr. Chris Walter, Superintendent of Roads, reported on the purchase recommendation of a 2018 Mack Tandem Axle Dump Truck to replace the 1990 International Dump Truck through the Pa. Dept. of General Services CO-STARS Purchase Program. Mr. Walter reported that the purchase is recommended by the Finance and Highway Committees and has been researched for at least a year. He added that the truck will be used year round for road maintenance projects, will be equipped with snowplow and anti-skid spreader and have its' own designated snowplow route and should have a life expectancy of at least 15 years. The cost of the chassis is \$120,005.00 and the cost of the aluminum body is \$57,575.00. The total cost of the truck fully equipped with plow and spreader will be \$191,534.00 and he hopes to sell the 1990 International for \$8,000.00. Mr. Walter explained how the purchase will be funded the first year through the State Liquid Fuels and Capital Reserve Funds and \$110,000.00 will be financed over the next five (5) years at 3.17% through Community Leasing Partners with no fees or penalties for early pay-off. Mr. Walter added that all of the employees of the Maintenance Department can drive this truck along with a trailer. Mr. Thomas stated that this will be on the meeting agenda for action. Mr. Walter stated that, if ordered now, the truck and chassis would be received by the end of the summer giving them time to have it ready for winter.

#### **Other Business:**

Mr. Thomas reported that the latest Draft Future Land Use Map from Adams County Planning is posted on the wall and it does incorporate the changes that were discussed at the meetings. Mr. Thomas also affirmed with Mr. Merkel that Cumberland Township wants to move forward with this plan update even if the other two municipalities are not ready to do so.

Mr. Thomas reported that the Act 209 Traffic Impact Committee had a meeting yesterday afternoon and they have approved a draft Land Use Assumptions Report (LUAR) that is being prepared for the Township by Adams County Planning for a very nominal fee. The Act 209 Committee is charged with having a public hearing on this LUAR and it has been scheduled for Thursday, April 13, 2017 at 6:00 p.m. before the Planning Commission meeting. Mr. Thomas added that all surrounding municipalities, the Gettysburg Area School District, Adams County Planning and Cumberland Township Planning will be notified for comment.

Mr. Thomas reported that the Gettysburg Area School District's request for renewal of the agreement for the School Resource Officer will be on the meeting agenda with a recommendation from the Public Safety Committee.

Mr. Thomas also reported that he is active with the Council of Governments' Legislative Committee and they have been working on the possible fee for the Pennsylvania State Police for municipalities without their own Police Departments and he did mention an Intergovernmental Cooperation Agreement concept between those municipalities who have Police and those who do not have Police potentially charging a fee per Police call.

Supervisors adjourned the workshop at 10:30 a.m.

---

Carol A. Merryman, Secretary

\_\_\_\_\_)  
\_\_\_\_\_)  
\_\_\_\_\_) Supervisors  
\_\_\_\_\_)  
\_\_\_\_\_)