

**Cumberland Township Board of Supervisors
Minutes of the September 22, 2011 Workshop**

Chairman Waybright called the workshop to order at 8:30 a.m. Present were Supervisors Shealer and Underwood; Manager Ben Thomas, Jr., Police Chief Don Boehs, Zoning Officer Bill Naugle, Assistant Secretary Carol Merryman and Engineer Tim Knoebel. Visitors present were: Dale Molina, Al Ferranto, Don Sangirardi, Bob Sharrah, Steve Lingg, Ernie Shriver, Ron Petralito, Mike Jackman, Speros Marinos, Mark Walters from The Gettysburg Times and Tim Prudente from The Evening Sun. Supervisors Golden and Phiel were absent. The meeting was tape-recorded.

Engineer's Items: Mr. Knoebel reported the following:

He has received an As-Built Plan for Comfort Suites and a revised stormwater plan in support of addressing the concerns of the area where the parking lot is not being constructed and he is in the process of reviewing this information. Mr. Knoebel reported that the developer had been asked to provide an amended Land Development Plan and what he received was an As-Built Plan and he asked the Board for direction. Mr. Thomas stated that he felt that the changes are more than de minimis and that official documentation, in the way of something being recorded, was needed. Mr. Knoebel will work with Mr. Sharrah on the level of detail that is needed on the amended plan.

The Gettysburg Municipal Authority (GMA) Land Development Plan for Well #10 along Old Mill Road was originally proposed in conjunction with The Crossings Plan that is not moving forward, but GMA still needs to move forward with the well to provide water for their overall system. The plan includes a small building, the extension of the water main and the expansion of the right-of-way to provide room for the widening of Herr's Ridge Road sometime in the future. Mr. Knoebel went through the comments on his September 21, 2011 letter and feels that the comments could be addressed by Tuesday night before the regular meeting. Mr. Sharrah will check with the Met-Ed engineer regarding the power poles in the proximity of the airport. Bonding has not been required in the past, rather a note is placed on the plan stating that the improvements must be inspected by the Township prior to receipt of a Use and Occupancy and the Board was in agreement with that.

The Cumberland Township Authority has submitted a Final Subdivision/Land Development Plan for the proposed Willoughby Run Pump Station. The Authority has received various zoning approvals and there is a Conditional Use Hearing on the plan prior to Tuesday night's meeting. The plan has been reviewed by Adams County Planning and Adams County Conservation District. He added that they are moving the fence so that it will not impact any drainage concerns and still accomplish what they need for safety. Mr. Knoebel explained the need for the pump station in that specific location; including the elimination of the Route 30 pump station that has been a safety concern.

The variance request for the Marty E. Tipton Final Subdivision Plan on Marsh Creek road was denied by the Zoning Hearing Board. The plan needs to be withdrawn or a request for extension needs to be made at the regular meeting. Mr. Sharrah stated that the plan will be revised to meet the lot width requirement.

In regards to the Department of Environmental Protection's (DEP) direction to wrap up what was going to happen in the Greenmount Area in regards to Act 537, joint meetings were held with the Supervisors and Authority, a committee was formed to determine the reasonable options and a report has been prepared dated September 8, 2011. The report includes 3 alternatives; using the facility at the Eisenhower site and pumping the effluent to Marsh Creek below the dam to provide public sewer; installing a facility at Marsh Creek below the dam to provide public sewer or providing no public sewer at this time pending future economic development and implementing an On-lot Disposal Ordinance which will require pumping of septic tanks, in the study area only, typically on a three-year basis. DEP has given the Township 120 days to get back to them. These alternatives have been provided to the Authority and they have chosen the no public sewer alternative at this time based on financial ability to implement. After the Supervisors have reviewed the alternatives and made a decision, another meeting will be held with DEP and they will tell the Township what they need to do. He

added that the Township will still have the option of public sewer occurring if proposed development or proposed development with a sewer treatment plant should come along. Mr. Thomas asked the Board to review this information for Tuesday night's meeting.

Negotiations between the developer, Township Solicitor and Manager for the improvements to Herr's Ridge Road are ongoing.

Mr. Ernie Shriver, 344 Gordon Road, Fairfield, PA asked if a private sewage treatment plant is still feasible. Mr. Knoebel stated that a developer can investigate that possibility with DEP and that the Township cannot speculate on what might occur and have the financial risk associated with that speculation.

Mr. Ron Petralito, Alloway Group, asked how they will deal with a potential sale of Boyds Bears. Mr. Knoebel stated that there are no sewage needs at this time, but should Boyds be sold it will have to be addressed and the new property owners would have to decide how they want to handle it and again, the Township cannot speculate on that. Mr. Petralito thanked the Board for keeping the door open and public sewer available.

Public comment:

Mr. Speros Marinos, 912 Baltimore Pike, stated that he wants the level of service from the Police Department to remain the same if the Township should consolidate with Gettysburg Borough Police Department and he added that there is still a right-of-way to the site of the former National Tower that was taken down by the National Park Service and he appreciates the Township requiring the amended plan for Comfort Suites.

Manager's Items: Mr. Thomas reported the following:

A date needs to be set for a Conditional Use Hearing for a proposed poultry operation in the Agricultural/Residential zoning district and he recommended Wednesday, October 19, 2011 at 7:00 p.m. Mr. Thomas added that the Planning Commission will be invited to attend so they may hear all of the testimony and then they can meet and determine if they want to recommend any conditions. The Board of Supervisors can then meet in November to recommend any conditions for the plan.

The proposed ordinance for the proposed Adams County Tax Collection System that is changing in January will need action in October and he is continuing to work with the Adams County Tax Collection Committee for one joint advertisement to save money.

The proposed estimates for the Minimum Municipal Obligations for 2012 for the Police and Non-Uniformed Pension Plans have been calculated and need approval by September 30th.

The attached garage was cleaned out and there are some records that need to be disposed of and there are two resolutions on the meeting agenda authorizing the disposition of the records.

The last item on the meeting agenda will be to formally approve the transfer of tax collection duties from CENTAX to York Adams Tax Bureau effective January 1, 2012.

Mr. Thomas requested a brief Executive Session to update the Board on some personnel matters.

Committee Reports:

Planning/Zoning – No report.

Public Safety – No report.

Finance Committee – No report.

Personnel – Executive Session.

CTA – No report.

COG – Mrs. Underwood reported that the COG worked with ACVESA in developing a survey that has been distributed to all municipalities and fire departments in the county. She added that they hope to be able to get an accurate assessment of the needs and what funding and spending is going on within both entities. She added that they may approach the Department of Community and Economic Development (DCED) for a third-party study of emergency services in Adams County. She is asking the Board’s approval for the staff to complete the survey.

ACTPO – No report.

CT411 – Mr. Shealer reported that Columbia Gas Transmission has been moving through the northern end of the Township replacing a high pressure pipe and the Township is tracking this on a daily basis and has had no complaints.

At 9:35 a.m., the workshop was adjourned for an Executive Session to discuss personnel issues with no report to follow.

Carol A. Merryman, Asst. Secretary

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