

DINGMAN TOWNSHIP BOARD OF SUPERVISORS
DECEMBER 20, 2016 MEETING
AGENDA

**THERE WILL BE AN EXECUTIVE SESSION IMMEDIATELY FOLLOWING THE
PUBLIC COMMENT PERIOD TO DISCUSS POTENTIAL LITIGATION**

1. CALL TO ORDER - Pledge of Allegiance
2. APPROVAL OF MINUTES - December 6, 2016 Meeting
3. PUBLIC HEARINGS
 - a) Zoning Ordinance Amendment #04-2016
 - b) Sunrise Lake POA Conditional Use Hearing/Prelim. Land Development
4. OLD BUSINESS
 - a) 2017 Budget & Tax Levy Resolutions
 - b) Chickens in NC District - Proposed Ordinances
 - c) Delaware Plaza Traffic Signal
 - d) Other
5. NEW BUSINESS
 - a) January 2017 Meeting dates
 - b) Other
6. CORRESPONDENCE
 - a) Susan Hazelton, PennDOT District 4
 - b) Pike County Commissioner Chairman Matt Osterberg
 - c) Nancy Duvinski, Grey Towers Heritage Association
 - d) Miscellaneous Correspondence
7. EMERGENCY SERVICES REPORTS
8. ROADMASTER REPORT
9. SEWAGE/ZONING ENFORCEMENT OFFICER REPORT
10. TREASURER'S REPORT / SECRETARY'S REPORT
 - a) Payment of Bills: \$ 28,017.66 General Fund
\$ 1,563.46 Rec Fund
\$ 40,000.00 Fire Fund
\$ 851.80 Bridge Preserve Fund
 - b) General Fund Balance: \$ 841,286.09
11. PUBLIC COMMENT PERIOD
12. EXECUTIVE SESSION
13. ADJOURNMENT

- ATTENDANCE:** Thomas E. Mincer, Chairman; Dennis L. Brink, Vice Chairman; Kerry W. Welsh, Supervisor; Karen Kleist, Secretary/Treasurer; John H. Klemeyer, Solicitor; Anthony Magnotta, Alternate Solicitor; Chris Wood, Sewage/Zoning Enforcement Officer; Jim Snyder, Roadmaster; Mark O'Brien, DTVFD Chief; Tom Stevenson, Milford Fire Dept.; Chip Dingman and Gene Ruzanski for Sunrise Lake POA; and members of the public and press.
- ITEM NO. 1: CALL TO ORDER** Chairman Mincer called the meeting to order at 7:30 pm opening with the Pledge of Allegiance.
- ITEM NO. 2: APPROVAL OF MINUTES** MOTION was made by Dennis Brink, seconded by Kerry Welsh, and unanimously carried to approve the December 6, 2016 Minutes as presented.
- ITEM NO. 3: PUBLIC HEARINGS**
A) Zoning Ordinance Amendment A duly advertised public hearing was held to consider adoption of an amendment to the Zoning Ordinance increasing the allowable lot coverage in the CP and RI zones from 10,000 sq.ft. to 50%. The Board noted comments recently received from the Pike County Community Planning Office recommending against such a drastic increase in allowable lot coverage, which they feel could negatively impact those districts, and providing examples from other Townships. The Board discussed the comments and is concerned that there could be unintended consequences to the change that have not as yet been considered. The Board also agreed that an increase is necessary in order to accommodate community facilities and amenities (clubhouses, maintenance buildings, etc.) including the parking lot being proposed by the Sunrise Lake POA. Alternate Solicitor Tony Magnotta advised that the Board could table a decision on the amendment and the Conditional Use Hearing for the Sunrise Lake POA parking lot could still be held with the decision to be deferred or conditioned upon the zoning ordinance being amended. Concerns received from the public included increasing the density on single large parcels that would change the nature of the township. MOTION was made by Thomas Mincer, seconded by Kerry Welsh, and unanimously carried to table the proposed zoning amendment for further review.
- ITEM NO. 3(B): Sunrise Lake POA Conditional Use Hearing** A duly advertised public hearing was held to consider the conditional use zoning application of Sunrise Lake POA to construction a parking lot at the ballfield on Sunrise Drive. Alternate Solicitor Anthony Magnotta entered two exhibits: T-1: proof of publication; and T-2: Certification of Posting. The applicant's engineer, Eugene Ruzanski, presented the project to the Board. The proposed 32-space paved parking lot will serve the ballfield and basketball courts located on Sunrise Drive. Currently it is just an open area that people park on haphazardly. They are not proposing lighting as the lot will not be used after dark; they also will not plow the lot during the winter.
- The Planning Commission recommended approval of both the Conditional Use and Preliminary Land Development subject to the applicant updating the Narrative to document the justification for not including lighting, and satisfaction of the items noted in Technical Review Comments from Mike Weeks dated November 17, 2016 (adoption of the zoning amendment increasing allowable lot coverage). The parking lot is approximately 20,000 sq.ft., or 10% of the 4.34 acre parcel. There was no public comment. MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to approve the Sunrise Lake POA Conditional Use and Preliminary Land Development applications conditioned upon adoption of an amendment to the zoning ordinance increasing the allowable lot coverage.
- ITEM NO. 4: OLD BUSINESS**
A) 2017 Budget & Tax Levy Chairman Mincer announced that the 2017 Tax Levy remains the same as 2016 and the 2017 Final Budget has no changes from the advertised Proposed Budget. There was no public comment. MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to approve Resolution No. 2016-03 (2017 Tax Levy) and Resolution No. 2016-04 (2017 Budget).
- ITEM NO. 4(B): Chickens in NC District** The Board was in receipt of draft ordinance amendments from the Planning Commission which would allow properties in the NC District to have up to six chickens for household use only and

providing regulations for the keeping of chickens. They feel limiting chickens on properties of one acre in the NC District only will allow for the evaluation of permitting backyard chickens on smaller parcels on a limited scale. The Board tabled this item to the next meeting to allow for review of the draft ordinances.

**ITEM NO. 4(C):
Delaware Plaza Traffic Signal**

Karen Kleist informed the Board that the Developer hit a snag with his offer to provide liability insurance on the traffic signal; since he will not own the signal, his carrier will not insure it. They are currently discussing options with the Township's agent. The Board was provided with Mike Weeks' Technical Review Comments on the revised Signal plans dated November 8, 2016.

**ITEM NO. 4(D):
Other Old Business**

There was no Other Old Business at this time.

**ITEM NO. 5: NEW BUSINESS
A) January 2017 Meeting Dates**

MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to set the meeting dates for January as follows: Organization Meeting, January 3, 2017 at 6:00 pm; Regular Meetings: January 3 & 17, 2016 at 7:30 pm.

**ITEM NO. 5(B):
Other New Business**

There was no Other New Business at this time.

**ITEM NO. 6: CORRESPONDENCE
A) Susan Hazelton, PennDOT District 4**

The Board was in receipt of confirmation from PennDOT that they will investigate the feasibility of replacing the culvert carrying Tunnel Road to accommodate emergency and maintenance vehicles.

**ITEM NO. 6(B):
Pike County Commissioner Osterberg**

The Board was in receipt of a letter from Matt Osterberg on behalf of the Pike County Road Task Force inquiring if Jim Snyder will be reappointed as Dingman Township's representative to the Task Force for an additional term. MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to reappoint Jim Snyder as Dingman Township's representative to the Pike County Road Task Force.

**ITEM NO. 6(C):
Nancy Duvinski, Grey Towers Heritage Association**

The Board received a request from Ms. Duvinski to hold their annual 8K Run/Walk on Saturday, May 6, 2017. A portion of the route - Metz Bridge Road to Milford Beach Road - is located in Dingman Township. A certificate of Insurance was provided. MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to approve a Special Event Permit for the Grey Towers Heritage Association 8K Run on May 6, 2017.

**ITEM NO. 6(D):
Miscellaneous Correspondence**

The Board reviewed various Miscellaneous Correspondence and had no comments.

**ITEM NO. 7:
EMERGENCY SERVICES REPORTS**

DTVFD Chief Mark O'Brien had left earlier on a fire call, but left their written report. There were 29 Fire and 74 EMS calls in November.

Tom Stevenson of Milford Fire Dept. reported that there are 633 EMS and 389 Fire calls year-to-date. They have selected and will be ordering a new Ambulance soon to replace an aging ambulance.

**ITEM NO. 8:
ROADMASTER REPORT**

MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to approve the November 7-20, 2016, the November 21-December 2, 2016, and the December 5-18, 2016 Roadmaster Reports as submitted.

**ITEM NO. 9:
SEWAGE / ZONING OFFICER REPORT**

Chris Wood informed the Board that the Zoning Hearing Board will be holding a Hearing on an Appeal & Variance request on January 18, 2016 at 6:00 pm. The Dwarfskill Court property owner is appealing the denial of his TRU application stating it is unconstitutional and should not apply to his property.

Chris also informed the Board that a few days ago the Sunrise Section 9 holding tank was discharging sewage; the Maintenance company took action to correct it.

**ITEM NO. 10:
SECRETARY/TREASURER'S REPORTS**

Karen Kleist provided the Board with three options of projects to submit to the County SRCP Program for grant funding. One is to install Frank Trail (.72 mi) at the Bridge Preserve; the second is to install the one-mile loop trail at the Park utilizing a mulch base; and the third is to add a stone dust base to a portion of the Park trail. The Board decided to submit grant applications for the Frank Trail and the Park Loop Trail (mulch base), with the Park project as the preferred if both cannot be considered for funding.

MOTION was made by Dennis Brink, seconded by Kerry Welsh, and unanimously carried to approve the December 20, 2016 Treasurer's Report, Bill Payment List and General Fund balance, and to sign the checks following the meeting.

ITEM NO. 11: PUBLIC COMMENT

There were no comments from the public or press.

ITEM NO. 12: EXECUTIVE SESSION

The Board recessed to Executive Session at this time to discuss potential litigation.

ITEM NO. 13: ADJOURNMENT

There being no further business after reconvening the regular meeting, MOTION was made by Kerry Welsh, seconded by Thomas Mincer, and unanimously carried to adjourn the December 20th meeting.

Respectfully submitted,

Karen Kleist, Secretary/Treasurer