

DINGMAN TOWNSHIP BOARD OF SUPERVISORS
JULY 3, 2012 MEETING
AGENDA

1. CALL TO ORDER - Pledge of Allegiance
2. APPROVAL OF MINUTES: June 19, 2012 Regular Meeting
3. OLD BUSINESS
 - a) Frances & Frank Morey
 - b) Park Phase 1-B – Bid Tabulations
 - c) Proposed Zoning Amendment – Apartment Conversions
 - d) Other
4. NEW BUSINESS
 - a) Revised Fee Schedule – Resolution No. 2012-06
 - b) Hackers Falls – unauthorized parking situation
 - c) Other
5. SUBDIVISIONS / LAND DEVELOPMENTS
 - a) Pike Physical Therapy (Hubpro) Final Land Development
 - b) Emery Final Subdivision
6. CORRESPONDENCE
 - a) Dingman Twp. Planning Commission
 - b) Miscellaneous Correspondence
7. EMERGENCY SERVICES REPORTS
8. ROADMASTER REPORT
9. SEWAGE/ZONING ENFORCEMENT OFFICER REPORT
10. TREASURER REPORT
 - a) Payment of Bills: \$ 14,331.80 General Fund
\$ 203,944.50 Liquid Fuels Fund
 - b) General Fund Balance: \$ 905,624.59
11. PUBLIC COMMENT PERIOD
12. ADJOURNMENT

- ATTENDANCE:** Thomas E. Mincer, Chairman; Dennis L. Brink, Vice Chairman; Kerry W. Welsh, Supervisor; Karen Kleist, Secretary/Treasurer; John H. Klemeyer, Solicitor; Chris Wood, Sewage/Zoning Enforcement Officer; Bill Mikulak, EMA Coordinator; 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 June 19, 2012 Minutes as presented.
- ITEM NO. 3: OLD BUSINESS**
A) Frances & Frank Morey The Morey's had requested to be on the Agenda to discuss the civil penalty imposed at District Court for a zoning violation. Neither Morey was present.
- ITEM NO. 3(B):**
Park Phase I-B Bid Tabulations Karen Kleist provided the Board with the tabulations of bids received on June 28, 2012 for five components of Phase I-B construction. The only item scheduled for award consideration this evening is the Sewage System. The bids received are as follows: Allstate Septic Service \$106,572.44 for subsurface installation & \$121,572.44 for surface installation; Ciccone Construction \$118,265.00 for subsurface installation & \$132,481.00 for surface installation; and, Linde Corp \$242,000.00 for subsurface installation & \$272,000.00 for surface installation. Chairman Mincer stated that the bids were higher than our estimate of \$80,000, which can be attributed primarily due to the inclusion of prevailing wages. Chris Wood reviewed the bids and recommends the contract be awarded to Allstate Septic for subsurface installation. MOTION was made by Thomas Mincer, seconded by Kerry Welsh, and unanimously carried to award the Park Sewage System bid to Allstate Septic Service for subsurface installation of the drip irrigation system in the amount of \$106,572.44. There was no public comment.
- ITEM NO. 3(C):**
Proposed Zoning Amendment –
Apartment Conversions in CP Zone The Board reviewed the proposed amendment prepared by Solicitor Klemeyer and Chris Wood providing for the conversion of existing structures in the CP zoning district to be converted to apartments. The Board authorized forwarding the proposed amendment to the Planning Commission and to advertise for a public hearing.
- ITEM NO. 3(D):**
Other Old Business There was no Other Old Business at this time.
- ITEM NO. 4: NEW BUSINESS**
A) Revised Fee Schedule Karen Kleist provided the Board with recommended changes to the Township Fee Schedule after evaluating actual costs. She recommends removing the \$100 engineer review fee allowance for applicable zoning applications (which will make all engineer review fees reimbursable), changing the building permit fee for detached garages/barns and decks/sheds/etc. from a flat fee to \$.45/sf with a minimum fee of \$100 for garages and \$75 for decks; and adding a third category of pools "permanent above ground" with a fee of \$150 to cover the necessary electrical inspections. MOTION was made by Kerry Welsh, seconded by Dennis Brink, and unanimously carried to adopt Resolution No. 2012-06, updating the Township Fee Schedule.
- ITEM NO. 4(B):**
Hackers Falls unauthorized parking Karen Kleist informed the Board that she received a call from Jim Quinn (Quinn's Auto) stating that on the weekends people are parking in his lot and at the Grange to access Hackers Falls from Rt.01. While he does not object to the parking in his business lot, it is causing littering and vandalism problems. He is requesting assistance in working with the Park Service to find a resolution. The Board noted that is also creates a dangerous situation because people are crossing and walking along Rt.01. The ideal situation would be for the Park Service to re-open the Hackers Falls access/parking area. The Board directed Karen to contact the Park Service and notify them of the situation.

- ITEM NO. 4(C):**
Other New Business
- There was no other New Business at this time.
- ITEM NO. 5:**
SUBDIVISIONS / LAND DEVELOPMENTS
- A) Pike Physical Therapy (Hubpro) – Final Land Development: The Board reviewed the final land development plans and documentation including deeds, comments from the County Planning Commission, Pike County Conservation District E&S Plan approval, and a recommendation from the Planning Commission for approval subject to the parking stall striping being 4" in accordance with Engineer Mike Weeks' June 11, 2012 comments, and that the Township Engineer inspects the striping prior to issuance of a Certificate of Occupancy. Chairman Mincer abstained from voting due to a conflict (former client). MOTION was made by Kerry Welsh, seconded by Dennis Brink, and carried to approve the Hubpro Final Land Development subject to the parking stall striping being 4" wide and an inspection of same to be done by the Township Engineer prior to a Certificate of Occupancy being issued.
- B) Emery Final Subdivision: The Board reviewed the final plans for the proposed two-lot subdivision on Rt. 01 and documentation including deeds, deeds, shared driveway maintenance agreement, letters of adequacy from the County Planning Commission and Conservation District, and the Township Engineer, and a recommendation from the Planning Commission for approval. MOTION was made by Dennis Brink, seconded by Kerry Welsh, and unanimously carried to approve the Emery Final Subdivision plans dated May 21, 2012.
- ITEM NO. 6: CORRESPONDENCE**
A) Dingman Twp. Planning Commission
- The Board was in receipt of a Memo from the Planning Commission informing that they have looked into reducing the acreage needed to keep chickens and possibly other livestock in the R-1 zone and have concluded that the current requirement of 10 acres should stand. The Board had no comment.
- ITEM NO. 6(B)**
Miscellaneous Correspondence
- The Board reviewed various Miscellaneous Correspondence and had no comments.
- ITEM NO. 7:**
EMERGENCY SERVICES REPORTS
- DTVFD Chief Bill Mikulak submitted his report for June. The department was toned out 94 times for EMS calls – 47 of which were subsequently cancelled. There were 38 Fire/Rescue calls.
- ITEM NO. 8:**
ROADMASTER REPORT
- MOTION was made by Dennis Brink, seconded by Kerry Welsh, and unanimously carried to approve the June 11-24, 2012 Roadmaster Report as submitted.
- ITEM NO. 9:**
SEWAGE / ZONING OFFICER REPORT
- Chris Wood reported that Lake Adventure's May Report showed an average of 378 gpd/unit for sewage and 366 gpd/unit for water.
- ITEM NO. 10:**
TREASURER'S REPORT
- MOTION was made by Dennis Brink, seconded by Kerry Welsh, and unanimously carried to approve the July 3, 2012 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 as requested by Chris Wood to discuss pending litigation.
- ITEM NO. 13: ADJOURNMENT**
- There being no further business after reconvening the regular meeting, MOTION was made by Thomas Mincer, seconded by Kerry Welsh, and unanimously carried to adjourn the meeting.

Respectfully submitted,
Karen Kleist, Secretary/Treasurer