

**MINUTES  
NORTH LEBANON TOWNSHIP  
BOARD OF SUPERVISORS  
SEPTEMBER 16, 2019**

The regularly scheduled meeting of the North Lebanon Township Board of Supervisors was held at 7:00 PM at the Municipal Building located at 725 Kimmerlings Road, Lebanon, PA with the following people present:

Richard E. Miller	Chairman
A. Bruce Sattazahn	Vice-Chairman
Edward A. Brensinger	Treasurer
Cheri Grumbine	Township Manager
Harold L. Easter	Chief of Police
Frederick Wolf	Henry & Beaver LLP
Amy Leonard	Henry & Beaver LLP

Also, in attendance were Lori Messersmith of Chrisland Engineering, as well as members of the public. The meeting was called to order and the pledge to the flag was done.

**COMMENTS FROM THE PUBLIC**

**A.) Weavertown Fire Co; Request for Capital Reserve Funds**

The Twp received a written request from Mike Michaels, President of Weavertown Fire Co for the release of \$30,000 (2019) from the Capital Reserve (Equipment) Fund. The meeting minutes from Weavertown's 9/10/2019 meeting have been received along with an amortization schedule. Mgr Grumbine told the Board all the required documentation has been submitted.

**MOTION** was made and seconded to approve the release of \$30,000 from the Capital Reserve Equipment Fund allocation to Weavertown Fire Co as requested. Motion unanimously carried.

**B.) 650 Weavertown Rd Subdivision/Land Development Plan**

This proposed lot is located off the eastern most entrance of the Weavertown Terrace apartment complex. The lot is being proposed for a single-family dwelling, access driveway and stormwater management structures and features. Public water and sewer will service the lot. A shared access and maintenance agreement remain an open issue and needs to be submitted. Although the proposed lot and Weavertown Terrace are currently owned by the same owner, in the future this could change.

The Recorder of Deeds will no longer allow the BMP O&M Agreement to be recorded along with the plan. It is to be recorded as a separate document. After a discussion with Julie Cheyney (LCPD), it was agreed engineers must place the language of the BMP O&M Agreement on a recordable sheet for all plans from this date forward.

The Planning Module Exemption and Park & Rec Agreement are also ready for approval by the Board. The Planning Commission recommended approval, pending the Municipal Authority's approval at their 9/12/2019 meeting. During the Authority's meeting the plan was approved with the condition of receiving an acceptable Letter of Credit.

**MOTION** was made and seconded to approve the 650 Weavertown Road Subd/Land Dev Plan contingent on the receipt of an acceptable Letter of Credit for the Municipal Authority and a signed shared access agreement that must be recorded. Motion unanimously carried.

**MOTION** was made and seconded to approve the Park & Rec Agreement and the Planning Module Exemption for 650 Weavertown Rd. Motion unanimously carried.

### **C.) Michelle Hawk – Lebanon Community Library**

Michelle Hawk, Director of the Lebanon Community Library, told the Supervisors she had an update to provide about the use of the library for the past year. She reported on the various sources available for the public to use; computers, WIFI, books and reading materials, summertime program for children, tech help sessions, eBooks and specialized programs scheduled periodically. Michelle spoke about a Grant the Library received from DEP which was used to offer the STEM program (various topics about recycling and pollution). Discussion was held about the various computer instruction classes that are scheduled. Michelle thanked the Board for the Twp's generous donation made to the library.

### **D.) George Heist – Old Ebenezer Rd**

Mr. Heist told the Board he would like to know if there is any new information about the property located at 101 Old Ebenezer Rd. A discussion was held about the earth moving going on there. Suv Brensinger stated he knows the owner of 101 Old Ebenezer Rd is now also the owner of 31/33 Old Ebenezer Rd and the apartments located at 27 Old Ebenezer Rd. The owner is connecting to public water which could be where some of the ground is coming from. However, there are no new plans being submitted or processed for 101 Old Ebenezer Rd at this time. Suv Brensinger told Mr. Heist he will be notified when a plan is submitted as he is a neighboring property owner.

### **Review of SW Credits Applications and BMP O&M Agreements**

There are none to report on currently.

### **APPROVAL OF MINUTES**

The meeting minutes from 8/19/19 Supervisors meeting are ready for action.

**MOTION** was made and seconded to approve the 8/19/19 Supervisors meeting minutes. Motion unanimously carried.

### **APPROVAL OF PAYROLL, FUND BALANCES and PAYMENT OF INVOICES**

**MOTION** was made and seconded to approve payroll, fund balances and invoices for payment subject to audit. Motion was unanimously carried.

### **FIRE CHIEF'S REPORT – Steve Ronald (Ebenezer Fire Co)**

#### **A.) Monthly Activity Report - August**

Steve Ronald, representing the Ebenezer Fire Co, reported on 2 of the 4 Fire Companies activities for the month of August. He told the Board Glenn-Lebanon and Rural Security have not yet submitted their monthly summary for August. Once all the totals have been submitted the information will be forwarded to the Twp office.

#### **B.) Ebenezer Fire Co Open House/ Community Night September 24 @ 6-8pm**

Steve Ronald told the Supervisors Ebenezer Fire Co is hosting an Open House at the Fire Station on September 24 @ 6 to 8pm. The intention is to meet and greet and discuss some of the services offered by the Fire Company. He said there will be Boy Scouts in attendance as well as other activities.

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**Ebenezer Fire Co Open House/ Community Night (con't)**

This was planned for September because Ebenezer did not want to interfere with Rural Security's National Night Out activities.

**MOTION** was made and seconded to approve the non-emergency activity planned for September 24, 2019, an Open House at Ebenezer Fire Company. Motion unanimously carried.

**C.) Meeting Wednesday, September 18, 2019**

Ronald told the Board there will be a meeting on Wednesday between the County Fire Chiefs and the County Dispatch to discuss the new CAD system. Suv Miller mentioned a previous meeting that Commissioner Bob Phillips had attended. A discussion was held at that time about the concerns the Fire Chiefs had regarding the new system.

**CHIEF OF POLICE REPORT – Chief Harold Easter****A.) Calls for Service – August 2019**

Chief Easter reported on the calls for service for the month of August. A total of 677 Police-citizen contacts was listed and 9,224 miles were driven on the patrol vehicles.

**B.) Monthly Code Enforcement Activity Report**

Chf Easter had provided the Supervisors with the monthly Code Enforcement Reports for August.

**C.) Fire Police Services Update**

Chf Easter explained the need for Fire Police volunteers. He told the public if there is anyone interested please contact the Fire Police members or contact the NLT Police Dept. There is a definite need for volunteers to perform these services.

**D.) Oct 31, 2019 – Trick or Treat Night**

Chf Easter announced that Trick or Treat Night will be County wide on Thursday 10/31/2019 with a raindate of 11/01/2019 from 6 to 8pm.

**TOWNSHIP MANAGERS REPORT – Cheri Grumbine, Twp Manager****A.) Resignation from AG Security Advisory Committee – Mike Arnold**

A resignation notice from Mike Arnold for the AG Security Advisory Committee has been received. The Board is being asked to accept Mr. Arnold's resignation from the Committee. Remaining members of the Committee are:

- Scott Artz – Chair
- Judy Atkins
- Allen Heagy
- Ed Brensinger – Supervisor liaison

The law requires 3 farmers and 1 citizen, along with a Supervisor on the Committee. Mgr Grumbine asked the Supervisors to consider finding another person to appoint to this Committee.

**MOTION** was made and seconded to accept the resignation of Mike Arnold from AG Security Advisory Committee. Motion unanimously carried.

**B.) Proposed Budget Workshop Meetings**

A listing of possible dates and times have been provided to the Board for 2020 Budget Workshop meetings.

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**Proposed Budget Workshop (con't)**

Monday 9/30 @ 3pm

Monday 10/28 @ 5pm

Tuesday 10/01 @ 3pm

Wednesday 11/06 @ 6pm

Thursday 10/17 @ 5pm

Mgr Grumbine is asking for confirmation of dates and times to allow for the advertising of the Budget Workshop schedule.

**MOTION** was made and seconded to approve advertising the above listed 2020 Budget Workshop Schedule. Motion unanimously carried.

**C.) Tree Dedication Agreement #10 - Community Park**

A signed Tree Dedication Agreement for Tree #10 at the Community Park has been received. The Board is being asked to approve and sign the agreement.

**MOTION** was made and seconded to approve and authorize signing the #10 Tree Dedication Agreement for Community Park. Motion unanimously carried.

**D.) Pertinent Matters**

1. SW Consortium Update; Next Meeting Sept 17<sup>th</sup> – The August meeting was also the Annual Meeting for the Consortium. All items were approved by the Consortium at that meeting. The next meeting is scheduled for Tuesday 9/17/19 @ 10am. Mgr Grumbine and Suv Miller will be attending.

2. FASP Support – In preparation of the 2020 Budget Workshops, Mgr Grumbine will include a financial line item to determine how the Twp can best financially support FASP. Emails from Lebanon City, N Cornwall Twp, W Cornwall Twp, W Lebanon Twp, S Lebanon Twp, S Annville Twp and Cornwall Boro have stated support for FASP. A meeting has been scheduled for 9/18/2019 with the above listed municipalities. Annville Twp has decided to go with Life Lion EMS.

3. AG Security Renewal Notices (Current ASA adopted 8/19/2012) – NLT Planning Commission members have reviewed and recommended the additional properties to the current AG Security Program as well as approved the removal requests received from the property owners. The AG Security Advisory Committee and the LCPD will be making a recommendation by the end of September. Following their recommendations, the Twp will proceed to the next step of advertising and mailing required letters.

4. ZHB Hearing – 9/24; re: 827 Marcon Dr – A Zoning Hearing has been scheduled for Tuesday, September 24<sup>th</sup> @ 7:30pm to review a petition from the owners at 827 Marcon Dr. They are seeking a variance from a 40' setback and are requesting approval for a 24' setback in order to construct a covered porch.

5. Project Oak at Windsor Dr– Withdrawn – By way of an FYI, the Land Development Plan for Project Oak at Windsor Dr has been officially withdrawn. The developer had submitted 2 plans for a warehouse on the same property showing 2 different locations for the building. Now that the original Plan has been approved and recorded, the second plan has been withdrawn.

6. 940 State Route 72 N Update - Bob Mease, County Code Officer and Dave Siminitus, SEO, have provided an update on the property at 940 State Route 72 N. Mease was scheduled for a site inspection on Friday 9/13 on several different issues. A Construction Code permit will not be issued until Mease receives approval from the SEO on the on-lot sewer. The SEO has indicated he is still waiting for required information to determine if the existing on-lot system is working properly.

7. 1640 N 8<sup>th</sup> Ave - Landmark Escrow – A request was made to release the escrow Landmark had provided for 1640 N 8<sup>th</sup> Ave when constructing their spec house. Roadmaster Brensinger indicated he had inspected, and all requirements are satisfactory.

**MOTION** was made and seconded to approve releasing the Landmark Escrow for 1640 N 8<sup>th</sup> Avenue. Motion unanimously carried.

**SOLICITOR’S REPORT; Sol Fred Wolf and Atty Amy Leonard -- Henry & Beaver**

**A.) Quit Claim Deed – Sunnyside Dr/ Bellview Rd; Advertise Ord 6-2019**

**Public Hearing 10/21**

Atty Amy Leonard reported the required information for the Bellview Rd/ Sunnyside Dr has been received and reviewed. A draft, Ordinance 6-2019, has been prepared to vacate Sunnyside Dr/ Bellview Rd. The next step is to hold a Hearing on Ord 6-2019. Atty Leonard is asking for authorization to advertise a Public Hearing for 10/21/2019.

**MOTION** was made and seconded to a authorize the advertising of Ord 6-2019 for a Public Hearing on Monday 10/21/19. Motion unanimously carried.

**B.) Godshall’s Zoning Amendment Petition – Advertise Nov Hearing**

Sol Wolf reported on the continuing progress for the Godshall’s Zoning Amendment request. He received communications from both attorneys, Godshalls and Briar Lake Assoc, following the hearing that had been held on June 17<sup>th</sup>. A few meetings have taken place with additional information being shared between the 2 groups. This application is at the point where a second Public Hearing can be rescheduled and advertised. Sol Wolf asked the Board to authorize the Hearing to be rescheduled for the December 16<sup>th</sup> BOS meeting.

**MOTION** was made and seconded to reschedule the Public Hearing for the Godshalls Zoning Amendment to be held December 16, 2019. Motion unanimously carried.

**C.) Stubborn Dutchman Zoning Amendment Request Update**

Atty Leonard stated a meeting had taken place with LCPD staff, Mr. Gosling, Mr. Gearhart, Mgr Grumbine and herself to review of the amendment request from Mr. Gosling regarding his property located at 1840 State Route 72 N. Mr. Gosling would like to construct storage units on his property that is zoned Neighborhood Commercial, which is not a permitted use either by Special Exception or Conditional Use. Julie Cheyney, LCPD, in her recommendation on this petition suggested a Text Amendment be considered as opposed to a zoning amendment. A Text Amendment would allow storage units to be permitted by including language for a Special Exception or Conditional Use in the Neighborhood Commercial zone. Specific language would be reviewed and considered for this Text Amendment. Atty Leonard informed the Supervisors she and Mgr Grumbine would be drafting language for their review. Another meeting with Mr. Gosling and his Engineer, Bob Gearhart, will be scheduled.

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**COMMENTS FROM BOARD MEMBERS****A.) Bridge Inspection Reports (2) Over 20' Span; (2) Under 20' Span**

Roadmaster Brensinger updated the Supervisors on the inspections that had been performed by Wilson Consulting of the 4 bridges located in NLT. The bridge inspections on Water St and on Halfway Dr that span over 20' are conducted by the County. The bridges on Long Lane and Emma Road are the Twp's responsibility for inspections. Roadmaster Brensinger said there are some items noted on the inspection reports will need to be addressed soon. Some discussion took place about the history of the bridges and some of the maintenance issues encountered.

**B.) Assisting LCCD in Education and Control Measure of Spotted Lanternfly**

Suv Brensinger said he has received communications from the Lebanon County Conservation District about the problem of the Spotted Laternfly in Lebanon County. He said they have asked that the residents be educated about how detrimental this insect is to the County. When coming across one be sure to kill it. Also be sure to inspect any flat surfaces to locate any egg larvae. The larvae should be killed also.

**C.) AG Security Member – Joe Meily**

Suv Brensinger said he wanted to remember Joe Meily, a local farmer for many years. Joe was a member of the AG Security Committee since the beginning of the Committee. Mr. Meily recently passed away and will be missed by the farming community as well as his family.

With no further business to discuss, meeting adjourned.

Respectfully Submitted,

Theresa L. George  
Recording Secretary