

**MINUTES
NORTH LEBANON TOWNSHIP
BOARD OF SUPERVISORS
October 18 , 2021**

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

In person:	Richard Miller	Chairman
	Ed Brensinger	Vice-Chairman
	Arden Snook Sr	Treasurer
	Harold Easter	Chief of Police
	Amy B. Leonard	Henry & Beaver LLP
	Cheri Grumbine	Township Manager

Also, present was Erika Sheibley, Recording Secretary, Chief Brian Vragovich with Glenn Lebanon Fire Company, William Swanick with HRG, Doug Stump, *Lebanon Daily News* reporter, and a few members of the public.

The meeting was called to order and the pledge to the flag was made.

COMMENTS FROM THE PUBLIC

A.) Kreider Poultry Barn Expansion Land Development Plan

This plan is for the construction of an approximately 34,200 SF poultry barn with a gravel access and stormwater management. No sewage generation is proposed, and water will be provided by an on-site well. This will be the third poultry barn on this site, as 2 chicken houses were previously approved in 2009. There are some remaining issues that need to be resolved at this point, so no action was taken at this time by the Board.

B.) AutoSuds West, LLC Final Land Development Plan

The original plan was submitted on 1/26/2021 and withdrawn on 4/12/2021. A new plan was submitted on 7/8/2021 showing a single tunnel-style car wash in lieu of the previous design of multiple car wash bays. The property is located at 25 N. 25th Street in North Lebanon Township. The developer will be required to obtain a Street Cut Permit and post financial security for the work being done along N 25th Street in North Lebanon Township.

MOTION was made and seconded to approve the waiver to Section 5.10 Streets-Subsection C.8.b Sidewalks to AutoSuds West, LLC. Motion unanimously carried.

MOTION was made and seconded to approve the waiver to 27-1408 Loading and Unloading Zones to AutoSuds West, LLC. Motion unanimously carried.

MOTION was made and seconded to approve the BMP O&M Agreement for AutoSuds West, LLC. Motion unanimously carried.

MOTION was made and seconded to approve the Indemnification Agreement for AutoSuds West, LLC. Motion unanimously carried.

MOTION was made and seconded to approve the Planning Module Exemption for AutoSuds West, LLC. Motion unanimously carried.

MOTION was made and seconded to approve the AutoSuds West, LLC Land Development Plan, contingent on the signed Development Improvement Agreement and required \$5,000 Escrow, dedication of the additional Right-Of-Way along N 25th Street, and the \$7,500 contribution towards the stormwater pipe inspection and maintenance for the stormwater structures on the South Side of SR422. Motion unanimously carried.

C.) Dan Bost- District Director- Senator Christopher M. Gebhard

Mr. Bost introduced himself to the Board and provided them with his business card.

D.) John Harvey – Dirt Track

On Tuesday August 31st, 2021, there was a Zoning Hearing Board Hearing for Case 4-2021 pertaining to the off-road dirt track located on 231 E. Kercher Avenue. The ZHB decision found that the owner of the property was not “operating” an off-road dirt track and did not support the Zoning Officer’s interpretation. Mr. Harvey stated that the dirt track owner took down the high fence and rides more frequently, which causes dust that prevents them from opening their windows and sitting outside for any length of time. The dirt bike(s) also are very loud. Mr. Harvey would like to know what the township will do to help the neighbors on this issue.

Supv. Miller asked Sol. Leonard what modifications would need to be made to the current zoning ordinance? Solicitor Leonard suggested that certain language be prepared as an amendment to include the RR Zoning District under Chapter 6, Section 801. She agreed to work on this language to present to the Board, which would apply to all properties in the RR Districts.

REVIEW OF STORMWATER CREDIT APPLICATIONS/ BMP O&M Agreements

NONE

APPROVAL OF MINUTES

The meeting minutes from the 9/20/2021 Supervisor’s meeting are ready for action.

MOTION was made and seconded to approve the 9/20/2021 Board of Supervisors minutes. Motion carried with 2 favorable votes (Supv. Miller and Supv. Snook), and Supv Brensinger abstaining from a vote stating he was not in attendance at the September meeting.

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 unanimously carried.

FIRE CHIEF’S REPORT – Brian Vragovich, Chief Glenn Lebanon Fire Co

A.) Monthly Summary – September 2021 Summary

The number of calls, responses, trainings, and aid for the month of September for all 4 volunteer fire companies in the Township was reviewed by Chief Vragovich.

CHIEF OF POLICE REPORT – Chief Harold Easter

A.) Calls for Service.

Chief Easter reviewed the report on various calls for service for the month of September. There

were a total of 551 Police-Citizen contacts reported and 7,759 miles driven for patrol.

B.) Monthly Code Enforcement Report (Brenner)

The Board received a written report on Code Enforcement from John Brenner for the month of September.

MOTION was made and seconded to approve the police reports for the month of September. Motion unanimously carried.

TOWNSHIP MANAGERS REPORT – Cheri Grumbine, Manager

A.) Employee/Supervisor Budget Workshop

On August 24th Supv/Treasurer Arden Snook and Township Manager Cheri Grumbine attended a training class on “Developing Your Township Budget”. The training was held at the PSATS building in Enola. The Second-Class Township Code allows for Supervisors/Employees to be paid at their regular employee wage when attending this type of training.

At this time, Supv/Treas Snook stated his conflict of interest, as it involves his pay. He will file a Conflict of Interest form with the Secretary to be included in the minutes.

MOTION was made and seconded to approve the Supv/Treasurer Snook to receive regular employee wages during the time he attended this class. Motion carried with 2 favorable votes (Chairman Miller and Vice-Chairman Brensinger), and Supv Snook abstaining from a vote.

B.) Request from RSFC for the Release of \$30k from FC Capital Reserve Fund

In October of 2020 the Board approved Rural Security Fire Company’s request to purchase a 2021 Pierce Saber Pumper Tanker. The new Pumper Tanker has been built and delivered. The annual payment to the Kansas State Bank and PEMA is now due and they are requesting the release of the \$30,000 from the Fire Company Capital Reserve Fund. Eleanor Griffiths, Rural Security Treasurer, has provided the Township with the invoice from the bank and their payment information from earlier this month.

MOTION was made and seconded to approve the release of the \$30,000 to Rural Security Fire Company from the Fire Company Capital Reserve Fund towards their Payment on their 2021 Pierce Saber Pumper Tanker. Motion unanimously carried.

PERTINENT MATTERS:

1.) SW Consortium Update

The Consortium continues to move forward with several projects. The next meeting is October 19th at 10:00 a.m. at the Township Building.

SOLICITOR’S REPORT; Solicitor Amy B. Leonard -- Henry & Beaver

NONE

COMMENTS FROM BOARD MEMBERS

NONE

ADD-ON ITEMS IN THE LAST 24 HOURS

A.) Woodlea Development – Lebanon County Conservation District

The Lebanon County Conservation District performed an inspection of 1105 and 1109 Woodlea

Ave and found them not in compliance with the Chapter 102 Erosion and Sediment Control Rules and Regulations. A Notice of Violation was sent to the owner by Nate Weaver.

B.) Winter Maintenance Agreement – Homestead Acers Phase 4 – Musser

MOTION was made and seconded to approve Sol. Leonard to draft a Winter Maintenance Agreement between the Township and the Developer of Homestead Acers Phase 4. Motion unanimously carried.

With no further business to discuss, the Board went into an Executive Session to discuss personnel issues.

The Board of Supervisors returned from the Executive Session at 8:00 and adjourned the meeting.

Respectfully Submitted,

Erika Sheibley
Recording Secretary