

**North Cornwall Township  
Mid-Month Meeting Minutes  
March 1, 2022**

**Call to Order:**

The March 1, 2022, mid-month meeting of the North Cornwall Township Board of Supervisors was called to order by Mr. Abram at 7:00 pm with the Pledge of Allegiance to the Flag.

In attendance were Supervisors Samuel Abram, Jr., Chairman, Michael Wahmann, Vice-Chairman, Ronald Sell, Treasurer, Thomas J. Long, Sr., Township Manager, Justin Thompson, Public Works Director, Steve Sherk of Steckbeck Engineering and Surveying, Inc., Amy Leonard of Henry & Beaver Law Firm and Chief Harry Ward of NCTPD.

Others in attendance are listed on the attached sign-in sheet.

**Executive Session:** There was an executive session to discuss personnel matters on Tuesday, February 15, 2022. No action was taken.

**Public Comment:** None

**PUBLIC SAFETY**

**Fire Department/Emergency Services:**

Discussion/Action – First Aid and Safety Patrol – 2021 Year-End Reports. First-Aid and Safety Patrol submitted their Year-End Reports. Mr. Abram stated that they are in much better financial standing than last year. They are looking to extend their contract. Mr. Abram asked if the Township is going to continue supporting FASP? Mr. Wahmann stated that the Township supported them previously so that they could make much needed capital purchases. Why do they still need support? Mr. Long stated that the Township will find out more information before the Supervisors decide.

**Police:**

Chief Ward reported that Christian Jablonski is in his second week and is doing very well. His reports look good. They are waiting for all the background checks to come back on Craig Barket. If all looks good, he should be able to start around March 16. Everything he is hearing about him is good. Mr. Wahmann asked to review the application information prior to the vote.

Chief Ward stated he is looking into getting ten (10) body cameras. The quote lists ten (10) cameras, the docking station, and a 3-year warranty for approximately \$13,000.00. This system is not cloud based. Mr. Wahmann asked if Chief Ward checked with PCCD or the US Dept. of Justice for any grants that may be available. He did not. The Chief was instructed to look into submitting any grants before placing the order. This will be reported on at the mid-month meeting. Also, the Township will look into whether or not there is a reduction in insurance premiums for Police Liability if we have the cameras. Mr. Wahmann stated that is time to seek donations from businesses in the Township.

Chief Ward also stated that he submitted a grant application for bulletproof vests for the three (3) new hires.

**Zoning/Code/Planning Commission Report:**

Mr. Abram was unable to attend the February meeting. Next Planning Commission meeting is scheduled for March 30, 2022.

Mr. Sherk said that the sketch plan was submitted for the Wastewater Treatment Plant expansion. Mr. Long stated that they will be putting up some new structures and taking down some old structures. Mr. Sherk doesn't foresee any problems. He believes that they will seek relief from some of the Stormwater requirements.

Mr. Sherk also submitted a sketch plan from Pine Hill Builders for the Hewitt/Bishop track. Discussion followed. Mr. Sherk estimates that the Preliminary/Final Plan will be submitted sometime in April.

## **PLANNING – ENGINEERING**

**Plan Briefing/ Presentation Request(s):** None

### **Township Engineer Report:**

Discussion/Action – Meadow Lane Farms – Financial Security Reduction Request #1. Mr. Sherk explained the difference in the reduction from what was originally requested. Mr. Wahmann made a motion to reduce the financial security by \$760,124.11, leaving a remaining balance of \$2,646,105.82. Mr. Sell seconded the motion. All voted in favor.

Discussion/Action – Meadow Lane Farms – Sanitary Sewer Financial Security Reduction Request. Mr. Thompson explained the difference in the reduction from what was requested. Mr. Wahmann made a motion to reduce the financial security for Meadow Lane Farms-Sanitary Sewer Request #1 in the amount of \$318,335.00, leaving a balance of \$293,768.00. Mr. Sell seconded the motion. All voted in favor.

Discussion - Springwood Development Partners – Lots 20-22 Apartments. Mr. Abram said he understands that Springwood Development Partners are not moving forward with Lots 20-22 Apartments. Mr. Long said that there is a possibility that they will not move forward. Mr. Long stated that the Land Development Plan was submitted along with an escrow check. There is a 90-day deadline from the date of Planning Commission which takes us to April 26. A decision needs to be made by that date, or a letter of extension needs to be addressed. If Springwood doesn't agree to the time extension, or withdrawing the application, the Township will need to deny their request.

Discussion – Mr. Abram said there was a meeting with Springwood Partners to discuss the issues regarding the development, regarding density, and regarding benches. The overall layout including Park & Rec fees, and EDU's. Springwood is going to go back and consider their position and come back towards the end of April with alternatives and/or solutions to address our concerns.

## **PUBLIC WORKS**

### **Parks & Recreation:**

The next meeting is scheduled for March 21, 2022.

### **Buildings/Highway/Recycling:**

Discussion/Action – Buildings: NCT Administration Building Update: Ms. Leonard is working on the with Josh Weaber of Chrisland to get the advertisement and bid documents ready for the Administration Building.

### **Sanitary Sewer/MS4 Stormwater:**

Comments: Mr. Sherk stated that they are still waiting for the corporate documents that show who can sign the Manor Care agreements. Manor Care and the 421 Millbridge basin retrofit

projects were going to be bid together. Ms. Leonard stated that she needs a document from Manor Care that shows that the person who signed the documents was indeed authorized to do so. It made sense to get both projects done by the same contractor. Mr. Sherk stated that there is a deadline for these projects so at some point we may need to decide whether we want to move forward with the 421 Millbridge project to take advantage of the available funding.

Mr. Sherk is also working on the grant agreement for SQ-4 Stream Restoration project between Mill & Dairy Street.

Discussion/Action – Dairy Road Pump Station Project & Agreement Updates. Mr. Thompson stated that they are finalizing the design of the pump station.

Discussion/Action - February 25, 2022, Meeting with Cleona Borough Authority. Mr. Abram attended the meeting along with Mr. Long, Mr. Thompson, several attorneys, and Cleona Borough Authority. It was very interesting and productive. He was surprised at some of the misinformation being presented.

## **ADMINISTRATION**

### **Approval of Minutes:**

Mr. Abram made a motion to approve the minutes from the February 15, 2022, meeting as written. Mr. Sell seconded the motion. All voted in favor.

### **Treasurer's Report/Fund Balance Report:**

Mr. Sell presented the Treasurer's report. The Board reviewed receipts, expenditures, and fund balances as listed on the agenda. Mr. Abram made a motion to approve the Treasurer's report to be filed for annual audit and the payment of the bills presented. Mr. Wahmann seconded. All voted in favor.

### **Manager's Report:**

#### **Administrative Office - Misc. Activities & Correspondence:**

Mr. Long stated that he will be putting a deposit down on the conference table for the new administration building with Country Lane Furniture. There is a six-month delay between placing the order and delivery of the finished product.

Mr. Long presented an email that he received from a labor attorney regarding a personnel matter. This will be discussed later during an Executive Session.

## **BUSINESS/REPORTS**

### **New Business:**

Discussion/Action – Resolution 2022-11, Lebanon County Gaming Local Share Assessment Grant Program. Mr. Abram made a motion to approve Resolution 2022-11, Lebanon County Gaming Local Share Assessment Grant. Mr. Sell seconded the motion. All voted in favor.

**Old Business:** None

**Solicitor's Report:** None

### **Supervisor's Report:**

Mr. Abram received a letter from a resident who lives on Walden Road complaining about excessive speed. They fear for the children. They are requesting additional speed limit signs. Mr. Abram said that this will be handled the same as the speeding complaint received regarding Creekside.

The Township received an email complaint from a resident on Oak Street regarding the lighted sign at Snitz Creek Park. Mr. Abram stated that is unfortunate that the resident does not see the benefit of the sign. Mr. Abram asked Mr. Thompson to verify the settings of the sign. Mr. Thompson stated that the illumination is reduced to 25% during the evening and then shuts off from 10:00pm thru 6:00am. Mr. Thompson will respond to the resident.

**Additional Public Comment:**

Mr. Tomco asked Chief Ward if there has been an increase in crime in the Township since there is an increase in population. Chief Ward responded YES. The numbers are slightly higher than 2019. It is increasing since COVID. Shoplifting was down during COVID because the stores were not prosecuting. They didn't have the space to detain a shoplifter and maintain social distancing.

Mr. Tomco also wanted to lobby the Supervisors again to eliminate the Stormwater Fee of \$60.00. The problem came about due to the over development of our land. He suggested that the Township charge a \$10,000 permit fee for all new homes that go up to make up the revenue. Mr. Abram said that the EPA wants to keep the steady revenue stream in place.

Supervisors retired to executive session at 7:45pm to discuss personnel matters. Executive Session adjourned at 7:58pm.

The General Meeting resumed at 7:58pm. Mr. Abram made a motion to approve the hiring of Craig Barket, pending the results of background checks and all other clearances, as a fulltime police officer. Mr. Sell seconded the motion. All voted in favor.

**Adjournment:**

The General Meeting was adjourned at 7:59 pm.

Respectfully Submitted,  
Thomas J. Long, Sr.  
Township Manager  
TJL/cm