

**North Cornwall Township
Mid-Month Meeting Minutes
April 19, 2022**

Call to Order:

The April 19, 2022, meeting of the North Cornwall Township Board of Supervisors was called to order by Mr. Abram at 6:00 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.

Hearing: liquor License Transfer

Discussion/Action – Liquor License Transfer Public Hearing, Resolution 2022-17. Ms. Leonard stated that the application by PBK Investment Group is for an inter municipal transfer of the restaurant liquor license number R9698 from Gary’s Sports Bar at 414 North 7th Street to PBK Investment Group at 115 Springwood Drive, Suite 100. Ms. Leonard introduced Atty. Michael Bechtold of Buzgon Davis Law Firm who represents PBK Investment Group LLC. Mr. Bechtold proceeded to outline the proposed Cigar Bar operations. The space would accommodate 50 to 65 people, would operate 12 pm to 12 am, 7 days a week. The owners/employees are going to attend RAMP Training (Responsible Alcohol Management Program) which covers Owner/Manager Training, Server/Seller Training, New Employee Orientation, and Signage. Once training is complete, a certificate is issued. A question/answer session was opened. Mr. Wahmann asked if the acoustic music would be inside the building or on the patio. The music will be inside. Mr. Sell had a question regarding the outdoor patio shown on the proposed plan. That is shown on the plan for future expansion, which would require further permitting by the state. Ms. Leonard stated that the public hearing was advertised in the Lebanon Daily News on April 7th, and April 12th. Public comment was opened and closed. Mr. Wahmann made a motion to approve Resolution 2022-17. Mr. Sell seconded the motion. All voted in favor.

Executive Session: None

Public Comment:

Donna Wachtman of the North Cornwall portion of Greystone Crossing had several comments/questions.

1. Will the treatment plant be able to handle the increased flow coming from the Meadow Lane Farms development that is currently under construction. Mr. Abram stated that the Treatment Plant operates 24/7. It was updated approximately 6 years ago and can handle the new development flows.
2. Will sidewalks be installed, particularly between Harvey John Ave. and Walnut Street. Mr. Sherk stated that specifically along 22nd Street there will be a paved asphalt pedestrian path along Meadow Lane Farms section.
3. Speeding on 22nd Street. Mr. Abram stated that we are aware of the speeding and have reduced the speed limit to 25 mph within the last 6 months. The Police will continue doing speed checks in that area.

4. Realignment of 22nd Street over the Quittapahilla Creek. Mr. Abram stated that the proposed roadway will cross Chestnut Street in line with 22nd Street and will include a walking trail. This project will start in 2024/2025.

5. Isabel and Quentin Roads need a traffic light. It is extremely difficult to make a left turn. Mr. Abram stated that this topic is already on the agenda under the Township Engineer Report.

PUBLIC SAFETY

Fire Department / Emergency Services:

Discussion/Action – Neversink Fire Company Monthly Reports. Chief Shank presented the reports for the month of March.

Chief Shank also stated that the Key Secure Boxes have been installed in all five (5) vehicles which completes that project.

The Fire Dept. will now be submitting a monthly report on the new engine. The new engine responded to three (3) incidents for a total of 67 miles.

Mr. Wahmann asked if the old engine will be renumbered. Chief Shank said NO. Eventually they will get rid of the old engine.

Discussion/Action – First Aid and Safety Patrol Reports. The reports were accepted.

Police Department:

Chief Ward gave his report of department activities for the month of March.

Mr. Abram asked how the new officers are doing. Chief Ward said they are doing good.

Zoning/Code/Planning Commission Report

Planning Commission Report - None

Next Planning Commission meeting is scheduled for April 27, 2022.

PLANNING – ENGINEERING

Plan Briefing/ Presentation Request(s): None

Township Engineer Report:

Discussion/Action – Isabel Drive/Quentin Road Intersection Plans. Mr. Sherk stated that they received notice from PennDot that this project has been advertised for public comment.

Improvements include a traffic signal with turn lanes. Part of the process includes an environmental survey.

Discussion/Action – Lebanon County Stormwater Consortium SQ-1 Project. This is the Quittapahilla Creek Flood Plain Restoration Project. This would remove legacy sediment and be part of our Regional Pollutant Reduction Plan. Mr. Sherk presented a draft of a RFPQ, Request for Contractor Prequalification which can be issued as soon as the Township decides when we want to bid the project. We are tentatively looking to begin construction around August/September. Mr. Wahmann made a motion to hold the construction bid letting in mid-summer. Mr. Sell seconded the motion. All voted in favor.

Discussion/Action – 22nd Street Bridge & Realignment Project, Land Transfers to NCT/LVMC. Mr. Wahmann made a motion to approve the purchase of the two (2) tracts of land from CoLA in the amount of \$67,000.00. Mr. Sell seconded the motion. All voted in favor.

PUBLIC WORKS

Parks & Recreation:

Discussion/Action – Snitz Creek Park Paving Project – Bid Results/Bid Award. Mr. Sell made a motion to approve Construction Masters Services LLC as low bidder for the Snitz Creek Park Paving Project in the amount of \$61,443.50. Mr. Wahmann seconded the motion. All voted in favor.

Buildings/Highway/Recycling:

Discussion/Action – Buildings: NCT Administration Buildings: NCT Administration Building Project – Bid Results/Bid Award. Josh Weaber of Chrisland Engineering presented the bid results for all four (4) contracts including alternates. Discussion followed. The contracts will be awarded during the next meeting being held Tuesday, May 3.

Discussion – Lebanon Middle School. Mr. Weaber stated that the last comp letter was submitted. The main item leftover is the coordination of the traffic study with the plans. There were no recommendations for Rex Avenue/Cornwall Road or Cornwall Road/Tuck Street. Both were acceptable.

Sanitary Sewer/MS4 Stormwater:

Discussion/Action – Updates on Dairy Road Pump Station Project/Agreements. The Board retired for Executive Session at 7:07pm to discuss the Dairy Road Pump Station. Executive Session ended at 7:11pm. Mr. Abram stated that the purpose of the Executive Session was to discuss legal proceedings. Mr. Abram made a motion to withdraw current amendments, proposals, and the force main extension agreement, and revert to the original 1973 agreement with Cleona Borough Authority. Mr. Wahmann seconded the motion. All voted in favor.

Discussion/Action - Lebanon County Stormwater Consortium Meeting Packet.

ADMINISTRATION

Approval of Minutes:

Mr. Wahmann made a motion to approve the minutes from the April 5, 2022, meeting as written. Mr. Sell seconded the motion. All voted in favor.

Manager's Report:

Administrative Office - Misc. Activities & Correspondence

- Mr. Long gave Mr. Sherk the Sensenig LDP.
- Mr. Long gave information to Ms. Leonard regarding the two (2) adjoining properties at Creekside/Waterside regarding the 10' Right of Way Easement agreement that was drawn up in 2004.

BUSINESS/REPORTS

New Business:

Mr. Thompson stated that he received a complaint from Creekside HOA regarding the white lines that the Township painted on the roadways in the development. They requested that the Township repaint the lines because the paint is wearing off. The Township policy is to paint the lines every other year. Mr. Wahmann stated that the Creekside HOA can paint the lines on the Township off year, but the Township will not repaint every year.

Old Business: None

Solicitor's Report:

Discussion/Action – Advertise Ordinance #330 – Traffic Ordinance. Adding No Parking Signs at Various Locations. Mr. Wahmann made a motion to approve advertisement of Ordinance #330. Mr. Sell seconded the motion. All voted in favor.

Discussion/Action – Advertise Ordinance #331 – Police Pension Plan Amendment. Ms. Leonard stated that this is to add a Deferred Retirement Option Program (DROP) to the NCT Police Pension Plan. Mr. Wahmann made a motion to advertise Ordinance #331. Mr. Sell seconded the motion. All voted in favor.

Supervisor's Report: None

Additional Public Comment: None

Adjournment:

Regular meeting was adjourned at 7:19 pm. Mr. Wahmann motioned to adjourn the meeting. Mr. Sell seconded the motion. All voted in favor.

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