

MINUTES

SOUTH MIDDLETON TOWNSHIP BOARD OF SUPERVISORS 520 PARK DRIVE BOILING SPRINGS, PA. 17007

AUGUST 12, 2021

PRESENT: BRYAN GEMBUSIA (absent), RICK REIGHARD, DUFF MANWEILER, RON HAMILTON, SHELLY CAPOZZI – SUPERVISORS, Cory Adams – Manager, Jarrett Sweeney – Assistant Manager, Tim Duerr – Zoning Officer, Brian O’Neill – Engineer, Sandy Quickel – Recording Secretary, Sam Wisner – Acting Solicitor, Helen Esenshade Natasha Manbeck, Doug Gale, Carol Shetter, Attorney Isaac Wakefield, Phyllis Zimmerman (The Sentinel).

Vice Chairperson Capozzi called the meeting to at 6:05 p.m.

PLEDGE OF ALLEGIANCE:

Vice Chairperson Capozzi led the audience in the pledge of allegiance.

MOMENT OF SILENCE:

A moment of silence was observed.

OPENING ANNOUNCEMENTS:

Vice Chairperson Capozzi announced that the meeting is recorded and to turn off cell phones. She said there was an Executive Session held from 5:00 – 6:00 to discuss personnel and real estate.

MINUTES: 0729/21 (Regular Meeting):

Ron made a motion to approve the minutes. Rick seconded, and the vote in favor was 4 to 0.

PUBLIC INPUT:

There was no public input.

ON THE MANAGER’S REPORT:

Attorney Isaac Wakefield was present on behalf of the Municipal Authority. The Township has been working with the SMTMA and Carlisle Borough to accommodate the proposed Cambria Place development to get an upgrade to Pump Station #2 to meet the sewage needs. Mr. Wakefield said that they are not asking for additional capacity, but to just move the capacity. While SMTMA has capacity at the Borough’s treatment plan, there are inadequate conveyance facilities to get the sewage there. More pumping capacity will be necessary at Pump Station #2. Rick made a motion to approve the amendment to the Sewer Intermunicipal Agreement. Duff seconded, and the vote in favor was 4 to 0. Rick made a motion to approve the amendment to the Sewer Intermunicipal Agreement. Duff seconded, and the vote in favor was 4 to 0.

PRESENTATION – ACTIVE TRANSPORTATION PLAN:

Natasha Manbeck, MaMahon Associates, presented the plan. Ms. Manbeck stated that the Township has received two grants to help implement the plan. A few goals of the plan is to connect the Letort Trail through the Township to Mt. Holly Spring and Spring Meadows Park, provide safe routes to schools, and to create a walkable Township and pedestrian friendly

Boiling Springs. Some of the focus areas include a bike lane along Forge Road, Marsh Drive loop trail, a connection to the Wittlinger Preserve, the Walnut Bottom Road area, and safe pedestrian/trail crossings, as well as several other areas. The plan will be completed in phases. The Township will post a copy of the plan on their website. Ms. Manbeck said the plan is expected to be approved at a September meeting. The Board thanked her for the presentation.

ORDINANCE #2021-08 (CARLISLE AIRPORT INDEBTEDNESS) – Public Hearing:

Chairperson Capozzi opened the hearing. Attorney Sam Wiser, Salzmann Hughes, explained the ordinance. He said the Township is looking to finance \$7,150,000 for the purchase of the Carlisle Airport. Attorney Wiser explained the financing process. Settlement is scheduled for September 30, 2021. Public comment was taken. Doug Gale, Derbyshire Drive, asked how much this will cost the taxpayers. Attorney Wiser stated that there are various avenues for funding/grants for the Township to obtain. The Bureau of Aviation funding is secured, as well as ARPA funding. Funding through the County has not be secured yet. Cory stated that state grants will help to cover the acquisition and future improvements. He also said the loan indebtedness is set up to pay less debt when the public works project debt is paid off. There will be some Township funding up front. Cory stated that the Township is seeking several grants to help with the cost. He said that the Carlisle Airport is currently profitable. Rick added that it will save taxes in the future due to a lot of people are looking to rent out the hangers. Mr. Gale said that a Mayapple resident feels there will be an increase in air traffic over Mayapple. Rick replied that he hopes there is. There was no other public input.

Ron made a motion to adopt Ordinance #2021-08, as presented. Rick seconded, and the vote in favor was 4 to 0.

Attorney Wiser turned the TEFRA hearing over to Helen Esbenshade of Lamb McErlane (Special Counsel). Ms. Esbenshade discussed the bond/tax issue for the loan. She explained the state and federal tax laws. Since the bonds are to purchase an airport, the bonds fall under the Internal Revenue Code as an exempt facility bond. There was no public input. The hearing was closed.

Duff made a motion to adopt Resolution #2021-17 authorizing the Township to issue a tax-exempt obligation in the amount of \$5,650,000. Rick seconded, and the vote in favor was 4 to 0.

#2021-0016 MORGAN’S CROSSING PHASE III – Final Subdivision:

This plan was tabled at the developer’s request.

#2021-0017 MORGAN’S CROSSING PHASE IV – Final Subdivision:

This plan was tabled at the developer’s request.

SOLICITOR REPORT:

No report was given.

ENGINEER REPORT:

No report was given.

COMMUNITY DEVELOPMENT REPORT:

The following 90-day time extensions were granted to the Board:
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Georgetown Conditional Use (plan #2020-0020) New action date December 21, 2021.

David & Carol Adams (plan #2020-0026) New action date December 8, 2021.

Karns Building Expansion (plan #2021-0008) New action date November 24, 2021.

Rick made a motion to approve the time extension requests. Duff seconded, and the vote in favor was 4 to 0.

MANAGER REPORT:

The Yellow Breeches EMS has requested the use of the park facility at 534 Park Drive to hold their “9/11 Walk-Run”. The event will be on September 11, 2021 from 8:00 am to noon. They are requesting the facility usage fee of \$100 be waived for the event. Duff made a motion to approve the facility fee waiver. Ron seconded, and the vote in favor was 4 to 0.

Ron made a motion to hire Kevin Mellott as Parks & Facilities Tech/Plow Driver. Rick seconded, and the vote in favor was 4 to 0. He will begin in September.

The Township has received the 2020 Comprehensive Annual Financial Report from the auditors. The Township is in great financial shape and the accounts are well-managed.

Cory requested an Executive Session after the meeting to discuss personnel items.

PUBLIC INPUT:

There was no public input.

SUPERVISOR’S DISCUSSION:

Rick asked about the issue with a hedge along York Road. It has been trimmed, but not enough. It needs trimmed again.

Shelly mentioned that Brad Group will fill Edyie Rob’s vacant seat on the School Board. The School District was awarded a “Mini-Thon Award for fundraising”. There are also some vacancies at the school (building/grounds supervisor, business manager, substitute teachers. They have hired an athletic director.

Duff mentioned the “Day at the Lake” event to be held this Saturday, August 14, 2021.

BILLS FOR PAYMENT:

Rick made a motion to pay the bills. Duff seconded, and the vote in favor was unanimous.

The meeting was adjourned to Executive Session at 6:59 pm.

ADJOURNMENT:

Duff made a motion to adjourn the meeting at 7:19 pm. Ron seconded, and the vote in favor was 4 to 0.

ATTEST:

**SOUTH MIDDLETON TOWNSHIP
BOARD OF SUPERVISORS:**

Sandra A. Quickel, Secretary

Bryan A Gembusia, Chairman

Shelly L. Capozzi, Vice Chairwoman

Walter G. Reighard, Member

R. Duff Manweiler, Member

Ronald P. Hamilton, Member