

**Benner Township Supervisors
December 4, 2023**

The regularly scheduled meeting of the Benner Township Board of Supervisors was called to order at 7:00 p.m. by the Chairman, Randy Moyer with members Larry Lingle and Tom Moyer present. Also in attendance were John Elnitski, Centre Documenters, Edward Galus, Allen Strouse, Treva Strouse, Thomas Eby, Jim Lanning, Deb Smeal, John Kostas, Rod Beard and Sharon Royer.

PERSONS TO ADDRESS THE BOARD

McDonald's Land Development Plan: It was noted that this plan was asked to be placed on the agenda, however, no one is present to review the plan, therefore this item was tabled.

Mr. R. Moyer asked if there was anyone else in attendance that wished to address the Board that wasn't on the agenda.

Edward Galus: Mr. Galus noted that he was present to give the Board his verbal resignation from the Zoning Hearing Board. The Board thanked Mr. Galus for many years of service to the Township serving in that capacity.

Jim Lanning: Mr. Lanning noted that the water board is working very hard to locate a well to supplement the Grove Park water system because of the high nitrate levels. Mr. Lanning noted that they are continuing to work with every level of state, including 63 different entities to get water for Benner Water. Mr. Lanning noted that a meeting will be held tomorrow with the County, Benner and also Spring concerning water.

MINUTES

The minutes of the November 6, 2023 minutes were presented to the Board for their review and comments. Mr. R. Moyer moved to approve the minutes as presented. Mr. Lingle seconded the motion.
Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

BILLS

The general fund bills of December 4, 2023 were presented to the Board for their review and approval. Mr. R. Moyer moved to approve the bills as presented. Mr. Lingle seconded the motion.
Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

The General Fund receivables for the month were \$215,654.89.

OLD BUSINESS

Proposed Hazardous Tree Ordinance #142: Mr. Beard noted that the Hazardous Tree Ordinance was advertised for this evening's meeting. Mr. R. Moyer asked the audience if anyone had any questions or comments on the proposed ordinance. No one from the audience did. Mr. R. Moyer moved to approve Ordinance 142. Mr. T. Moyer seconded the motion.
Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

2024 Budget: The 2024 budget was advertised for public comments. No comments were received. It was noted that the millage rate will remain at 1.89 mills. Mr. R. Moyer moved to approve the 2024 Municipal Budget. Mr. T. Moyer seconded the motion.
Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

NEW BUSINESS

G.M. McCrossin Land Development MOU: The memorandum of understanding for the G. M. McCrossin development is before the board for approval. Mr. R. Moyer moved to approve the memorandum. Mr. T. Moyer seconded the motion.

Vote: Mr. T. Moyer – yes

Mr. Lingle – yes

Mr. R. Moyer – yes

Fee Schedule: Mrs. Royer noted that she believes that the Township's fee schedule for Conditional Uses and hearings before the Zoning Hearing Board needs to be revised as the fee charged for these doesn't cover the expenses anymore. Discussion was held. The Board asked that the schedule be revised to reflect fees similar to nearby municipalities for the Board's next meeting.

Township CDs: Mrs. Royer noted that the Township has 2 old CDs that she feels should be cashed in and reinvested due to their current low earnings to something with a higher yielding interest rate. Mr. R. Moyer moved to reinvest these two certificates of deposit into a higher yielding one. Mr. Lingle seconded the motion.

Vote: Mr. T. Moyer – yes

Mr. Lingle – yes

Mr. R. Moyer – yes

Conditional Use Hearing Diamond Towers: The Board is in receipt of a conditional use application from Diamond Towers for a 254' cell tower to be located on the Spicer Family Farm off of Raspberry Lane. The Board is also in receipt of a letter from the AOPA expressing concerns that this tower in its proposed location would be an obstruction hazard to those using the Bellefonte Airport. Mr. Elnitski showed the Board on a map an illustration of how this is a hazard. Mr. Elnitski noted that the public comment period to the Bureau isn't ending on this proposal until December 9th. The Board indicated that they would schedule the conditional use hearing at their meeting in January for a separate evening that month.

Letter from PV Code Re: Sewage Enforcement Services: The Board is in receipt of a letter from PV Code letting them know that their new employee has his Sewage Enforcement Officer License and would be available to be the Township's appointed SEO. Mr. R. Moyer noted that they would review the fee schedule and compare it to the Township's current SEO and take this under consideration at the reorganizational meeting.

Spongy Moth Report: Mrs. Royer noted that the consultant, Wilson Ecological Consulting, has completed his egg mass survey of 5 sites scattered on township owned property throughout the Township and has found that the numbers on these sites do not warrant spraying in 2024. He did note that he would expect the number to be higher on the Bald Eagle Mountain. A list of spray contractors were included in the report should property owners contact the Township regarding spraying.

CORRESPONDENCE

The Board acknowledged the following correspondence:

1. SBWJA Minutes – October 23, 2023, November 13, 2023
2. BTWA – October 17, 2023
3. Centre County Planning Commission Letters
 - i. Time Extensions
 1. Belle Rose Townhomes
 2. Bellefonte Warehouse
 3. Cascade Preliminary Plan
 4. WaWa Land Development Plan
 - ii. Waiver Request Final Plan for Sullivan's Mini Storage
 - iii. McDonalds Land Development Comments

- iv. Etters HVAC Review Comments
- 4. Engineering Reviews
 - i. Cascade Review letter (3)
- 5. TIS Scoping Applications
 - i. G. M. McCrossin
 - ii. Etters Land Development
- 6. October Zoning/Building Permit Report
- 7. Elnitski Reply Brief
- 8. DEP Letters
 - i. NPDES Permit Technical Deficiency Letter Cascade Development
- 9. Letter from David Roberts RE: Bellefonte Warehouse stormwater review
- 10. Notice of Comcast Rate increase
- 11. Notice of PSU In Lieu of Payment for 2023
- 12. Letter from Dan Alters Re: Bellefonte Warehouse – Enforcement of Ordinance 84

NOTES

Mr. Elnitski questioned what item #12 was about. It was noted that Mr. Alters wrote a letter expressing concerns about potential issues with stormwater for the proposed Bellefonte Warehouse project.

Mr. Strouse questioned when the next Supervisors' meeting would be held. It was noted that by law the Re-Organization meeting will be held on January 2nd, the time will be 7:00 p.m.

Mr. Kostas questioned what item #11 is about. It was noted that the 2023 calculation for Benner Township's in lieu of tax payment will be \$83,199.68

ADJOURNMENT

The meeting was adjourned the time being 7:24 p.m.



Sharon Royer, Secretary