

Benner Township Supervisors
March 1, 2021

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 Thomas Moyer present. Also in attendance were Jim Lanning, Brandon Tarr, Ariana Winder, John Elnitski, Treva Deibler, Allen Strouse, Thomas Eby, John Kostas, Rodney Beard and Sharon Royer.

PERSONS TO ADDRESS THE BOARD

Ariana Winder/Brandon Tarr: Ms. Winder and Mr. Tarr provided the Board with a packet of background information about a proposed cell phone tower to be erected on the property located at 233 Forest Pond Lane. Ms. Winder indicated that she and Mr. Tarr now own the property in question and have no desire to have a tower erected on their property. The information packet provided by Ms. Winder points out several conflicts she believes Captial's proposed project has with several of the Township's ordinances. Mr. Beard noted that should an application be filed it will be necessary to go through the Conditional Use application process. Mr. R. Moyer noted that nothing has been presented and that until it is, we really don't have anything to do with the proposal. Mr. Tarr noted that they just wanted to inform the Board of what is going on to get out ahead of something happening.

Jim Lanning: Mr. Lanning noted that he has been attending the Spring Creek Watershed Commission meetings. He noted that the group is currently trying to determine if there is enough interest from the communities involved to re-open and continue with the One Water Plan. He explained that to determine if there is enough interest that two levels of approval are needed. The first is the Commission itself and secondly the local governments that are involved. He noted that no additional funding for the plan is to be requested from the local government agencies. Mr. Lanning noted that a small group would be willing to attend and present a 10 minute presentation on the creation of Phase III of the One Water Plan, what it is and how it will be looked at. Mr. R. Moyer noted that he will not commit to anything at this time and will need more information. Mr. Lingle noted that he would like to see the presentation.

MINUTES

The minutes of February 4, 2021, were presented to the Board for their review and comments. Randy 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 bill list was presented to the Board in the amount of \$93,257.93 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 state fund bill list was presented to the Board in the amount of \$21,355.14. 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

OLD BUSINESS

Mr. Beard presented the Board with revised draft copies of the zoning ordinance for review. The board noted that they will be holding a work session to review this draft on Monday, March 8 and Thursday, March 11 beginning at 8:30 a.m.

NEW BUSINESS

Logan Greene Subdivision: The Board is in receipt of a letter from the Centre County Planning Commission regarding the Logan Greene Subdivision and specific waiver requests that the developer is seeking. The February 19, 2021 letter outlines a list on conditions that must be met in order for the County to grant the waiver. One such condition was that they wanted written evidence from Benner Township verifying that they waived the following ordinances: Street Standards No. 60, Traffic Study No. 86 and Storm Water No. 84. Much discussion was held. It was noted that Mr. Franson recommended the Township’s Traffic Engineer, McCormick Taylor, at least be provided a copy of the TIS report that is submitted to Spring Township and be allowed to review it for any concerns. Mr. Randy Moyer moved that Benner Township is approving the waiver request as suggested by the Centre County Planning Commission with the proviso that our Traffic Engineer will review the Traffic Impact Study. Mr. Larry Lingle seconded the motion.

Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

Hartle Minor Subdivision Plan: It was noted that a minor subdivision plan was submitted for Thomas and Loretta Hartle. It was noted that the plan is subdividing 12 acres with the house and barn/implement buildings from an 82.472 acre tract leaving the lot to be 70.472 acres. Soil testing for replacement septic systems was completed. The Board noted that they did not have any comments on this minor land development plan.

Summer Park & Rec.: Mrs. Royer asked the Board if they have given any thought about whether or not to hold Summer Park & Rec. this year. It was noted that there are still restrictions on gatherings and distance requirements. Debbi that runs the program was asking if anything had been decided so she could start thinking about it and lining up staff if it was going to happen. The Board decided to table this until the next meeting.

Salt Shed Demolition: It was noted that if a new salt shed was going to be constructed this coming year that the old one will need to be demolished and hauled away. Mr. R. Moyer moved to place the demolition of the existing salt shed out for bids. Mr. Lingle seconded the motion.

Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

Salt shed design: It was noted that we will need assistance in putting together the bid package for the new salt shed. Mr. Franson suggested contacting Brian Chilton, who the township has used previously on the building and Krout Road Bridge, to see if he would be available to do it. Mr. R. Moyer moved to contact Mr. Chilton on getting the bid package together. Mr. Lingle seconded the motion.

Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

2021 Road Projects: It was noted that the following road work is being proposed this year:

- Purdue Mt. Road – resurfacing various areas.
- Fillmore Road – paving berms from Windtryst development to Alexander Drive in both sides
- Fillmore Road – paving drainage ditch from Alexander Drive to Fox Hill Road (East side only)
- Rock Road – Ripka home to the College Township line
- Upper Gyp – 550 to bridge and then the bridge to the lime plant driveway
- West Water Street
- Valley View Place

Mr. R. Moyer moved to place this road work out for bids to be opened at the April meeting. Mr. Lingle seconded the motion.

Vote: Mr. T. Moyer – yes Mr. Lingle – yes Mr. R. Moyer – yes

Plum Street: Mrs. Royer noted that Trevia Deibler had approached Dennis O’Leary to see if the Township would be interested in the dedication of the back portion of Plum Street down to Armagast Road. He indicated that she would need to approach the Board about this matter. Ms. Deibler noted that there is potentially more homes could be built on this section of road and wondered if the Township would consider taking this section of road over. Mr. R. Moyer noted that there really isn’t any benefits for the township to take this road. Adding that the amount of liquid fuels that we would receive for it isn’t enough to maintain the road. The road would also have to be brought up to the Township’s street standards which would be very expensive to do.

CORRESPONDENCE

The Board acknowledged receipt of the following correspondence:

1. SBWJA Minutes of January 25, 2021 & February 8, 2021
2. Benner Township Water Authority
 - a. Minutes of January 19, 2021
3. Planning Commission Comment Letters
 - a. UAJA Lot Consolidation Review Letter
 - b. Three Lot Subdivision of T & M 50 Properties
 - c. Proposed New Telecommunication Tower 233 Forest Pond Lane
4. Conservation District Letters
 - a. Benner Pike Shopping Center incompleteness letter
 - b. Logan Greene Subdivision Technical Deficiency Letter
5. McCormick Taylor – Review of TIS Scoping Application for Benner Pike Shopping Center
6. PA DEP Review letter of Act 537 Plan Submission
7. Recycling Report from Centre County Solid Waste Authority
8. SBWJA letter to ELA Re: EDUs for Logan Greene Subdivision
9. DEP Planning Module Exemption approval for Hartle Subdivision
10. DEP Planning Module Exemption approval for Phase 1B of Logan Greene Subdivision

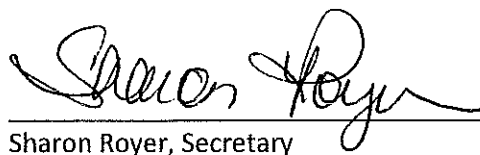
NOTES

Fillmore Road Bonding: Mr. Lingle noted that Berks Homes has still not completed the road bonding paperwork for Fillmore Road after several emails and phone calls asking them to do so. Mr. Lingle noted that he would like Mr. Beard to send Berks a letter on the bonding and that if it isn’t completed in a timely manner that a cease-and-desist order will be issued.

Website: Mr. Lingle noted that since the potential intern placement fell through, he would like some options looked into for upgrading the Township’s website. Mrs. Royer noted that the program that the web page is in is outdated. It was also noted that the site doesn’t display correctly with several different cell phone applications.

ADJOURNMENT

The meeting was adjourned the time being 7:55 p.m.


Sharon Royer, Secretary