

MINUTES OF THE MEETING OF
THE COLLEGE TOWNSHIP BOARD OF SUPERVISORS
HELD NOVEMBER 8, 1972

The College Township Board of Supervisors held their regular meeting on November 8, 1972 at 7:30 P.M. in the Township Municipal Building. All members were present.

The Minutes of the previous meeting were read and corrected as follows: Page 4, Line 21 which reads "a Minimum of 750 sq. ft. for apartment houses" should be "a Minimum of 750 sq. ft. for apartment houses in the downtown high density area". It was moved by Mr. Skinner and seconded by Mr. Weaver that the minutes be accepted as corrected.

The Treasurer's report was read and approved as follows:

Balance for October 1 -----	\$47,384.13
Deposits for October -----	<u>5,463.55</u>
TOTAL:	\$52,847.68
Expenditures for October -----	<u>16,825.92</u>
Balance for November 1, 1972 -----	\$36,021.76

CORRESPONDENCE

A letter from Mrs. Jo Battaglia, Observer Chairman, was read in which she reported that a portion of the League of Women Voters

of the State College Area's local program has been given to the Observer Corp. She indicated that in addition to attending and reporting the State College Area Municipal meetings, each Observer also evaluates if the League can be of help in a community matter at which time her suggestions are forwarded to the Board for possible implementation. The Observer designated for the College Township area is Mrs. Ronald Smith, Box 224, Dale Street, Lemont. It was requested that a copy of the Agenda and Minutes of the meeting be forwarded to her if they are available.

The Supervisors indicated that they would be glad to have the Observer attend the meetings and they would see that she gets a copy of the Agenda and Minutes.

A letter from Mr. Warren R. Shenk, Secretary-Treasurer of the Highland Associates, Inc. requested that a re-zoning of a tract of land known as Nittany Orchards Subdivision in connection with a plot plan which was submitted recently to the College Township Supervisors and Planning Commission for approval be changed from R-1 to R-2 throughout the area sketched in the plot plan.

A copy of this letter was forwarded to the Planning Commission for their action on this matter.

A letter from Edmund H. Umberger, David Jeffeys and Tim Baker was read requesting a "No Outlet" sign be posted at the entrance to Old Houserville Road.

It was moved by Mr. Skinner and seconded by Mr. Weaver that a "No Outlet" sign be put up. Motion was carried.

A memorandum from PennDOT was read. This was a Suggested Publicity Release indicating that upon completion of the Bellefonte Bypass, PA. 26 will be re-routed over the new section of roadway. A list of personnel who received a copy of this release was attached along with a map showing the relocation of traffic route 26 in Centre County which had been put in the local papers.

A letter from Margaret Gallagher, Committee Chairman, was read. This was a second request for a traffic light to be located at the Puddintown Road and Benner Pike intersection. The first petition was submitted approximately 1-1/2 years ago along with the original traffic light request. She felt that since the opening of the new hospital - employee traffic, doctor travel, visitors, ambulance and police traffic plus the increased travel to Penn State home football games; these have all contributed to a major increase in traffic. These facts have produced this second request for a traffic light at or near this intersection.

Mr. Williams indicated that a traffic count was made at the time of the first request. It was also indicated by him that the Highway Department hopes to go to bid on the by-pass by the middle of next year. He informed the residents present that he would check with Clearfield on this to see what can be done.

Mr. Skinner received a letter from Mrs. Donald Moore of 1361 Shoferd Lane - Millbrook, asking what the Supervisors could do to get some old junk cars removed from back of her house, and one in front of her at the red brick house. She listed the names of the persons owning the junk cars.

It was moved by Mr. Skinner and seconded by Mr. Weaver that the police contact these people to see what can be done to have these cars removed. Motion was carried.

OLD BUSINESS

It was moved by Mr. Skinner and seconded by Mr. Weaver that all bids for the Spring Creek Park Phase II be rejected. Motion was carried. Mr. Williams indicated that all bids received were over the allotted amount of \$175,000 set aside for this project. Mr. Williams also indicated that the Park and Recreation Committee will be going over these proposals again and will revise or cut out certain things, trying to get the cost down to the allotted amount.

It was mentioned by Mr. Williams that the papers for the traffic light in Lemont have been approved by Harrisburg Office and they are to be mailed out on November 9, 1972 to the Clearfield office.

NEW BUSINESS

The final Plan for Nease Chemical Company Two-Lot Subdivision located at Struble Road and First Avenue ^{was} received by the Board. The conditions which the Planning Commission had indicated were: (1) Provision for the Right-of-Way be made (10 feet on Struble Road and 5 feet on First Avenue) (2) Statement of Intended Use be included with plans, (3) No development is to take place on Lot #2 until off-site sewage be provided. If not willing to use off-site sewage system, require a percolation test.

(4) Filing of Application to include Previous Deed Restrictions.

The question arose as to whether the statement of Intended Use should be included on the plans or presented with it. The Supervisors said it did not have to be included on the plans but should be submitted along with the plans. Mr. Skinner moved that they approve the plans since Nease Chemical Company had fulfilled all the conditions set forth by the Planning Commission. Mr. Weaver seconded the motion and the motion was carried. The Application for Review of Final Subdivision Plan was signed by the Secretary, Lester Weaver.

The next item on the Agenda was the review of the Centre Regional Budget which included the following:

COG General Fund

Total Budget -----	\$900
Local Government Share -----	900
College Township Share -----	150

No objection was raised on this portion of the Budget.

Centre Regional Planning Commission & COG Administration

Total Budget with COG Contingency -----	\$103,188
Total Grants -----	55,162
Local Government Share -----	48,026
College Township Share -----	6,532 (13.6%)

No objection was raised on this portion of the Budget.

At this point, Mr. Skinner read an excerpt from the Budget. Page 18, 2nd paragraph, "...This budget does not reflect financial participation by the Pennsylvania State University. They were requested to share in the 1972 budget by 9.5% of that budget, but in July, 1972, we were informed that the University was unable to participate. We can again ask for their assistance in the 1973 budget"...

Parks and Recreation

Total Budget -----	\$148,354
Local Government Share -----	139,137
College Township Share -----	18,923

(This amount is up about \$2500
over last year)

No objection was raised on this portion of the Budget.

Library

Total Budget -----	\$101,960
Local Government Share -----	68,750
College Township Share -----	6,820

No objection was raised on this portion of the Budget.

Mr. Williams stated that College Township has approximately 1400 cardholders.

Fire (Operations & Equipment)

Total Budget -----	\$66,643
PSU -----	5,000
Local Government Share -----	61,643
College Township Share -----	7,791

No objection was raised on this portion of the Budget.

Mr. Williams said the Fire Company had to purchase a new tanker at a cost of \$26,000 last year.

Fire Training Site

Total Budget -----	\$2900
PSU -----	400
Local Government Share -----	2500
College Township Share -----	348

No objection was raised on this portion of the Budget.

Emergency Call Service

There was no amount for this. This service has been discontinued. It will be taken care of by the new Police Call System which will go into effect January 1, 1973.

Code Enforcement

Total Budget -----	\$64,671
Local Government Share -----	2,069
College Township Share -----	255

No objection was raised on this portion of the Budget.

Phase II Regional Mapping

Total Budget -----	\$18,170
Local Government Share -----	14,850
College Township Share -----	2,673

No objection was raised on this portion of the Budget.

Regional Contingency Fund

Total Budget -----	\$5,067
Local Government Share -----	5,067
College Township Share -----	689

No objection was raised on this portion of the Budget.

It was moved by Mr. Weaver and seconded by Mr. Skinner that the Budget be accepted. Motion was carried.

A letter was read from the University Area Joint Authority requesting that the Board of Supervisors approve the appointment of another member to the Authority. The new member would be from the State College Sewer Authority giving them 2 representatives. The motion was made by Mr. Weaver and seconded by Mr. Skinner that if all other municipalities vote for the addition of a new member, the Supervisors would go along with it. It was stressed that all municipalities had to approve this request. Mr. Skinner was opposed to another member being added.

OPEN DISCUSSION

Mrs. Taricani discussed the new shopping center on Route 322 and Branch Road. She said that the Hills Store had told the Zoning Hearing Board if the necessity arose for a signal light to be installed for traffic coming into and going out of the shopping center, they would install it at their expense and the access road onto the Branch Road would be closed if shown to be hazardous. She mentioned the fact that people were trying to cross the highway from the shopping center to the

Penn Hi-Boy restaurant which is very dangerous. She said she feels there definitely is a need for a light there. Mr. Williams said that possibly after a week or two the traffic load would lessen and they could better judge then as to the need for a light. She also mentioned the fact that there was to be a green strip along Route 322 on the side of the shopping center. Mr. Williams informed her that this was not the final occupancy plan and that there is more work to be done before it is finished.

Another comment was made concerning the exit from the shopping center to Branch Road. It was felt that the exit was too small a road and there was not enough sight distance. It was felt there would probably be a number of accidents there due to these factors. Mr. Williams said he understood that this exit was to be the road for Mr. Witmer to get to and from his home. If this is true, then the road will not provide access to the shopping center and thereby cut off the traffic coming onto Branch Road from that area. This matter will be checked by the Supervisors.

It was also mentioned by Mrs. Brown that she felt the yield sign should be changed to a stop sign located at the intersection coming North on Route 322 and turning onto Branch Road. She also mentioned the fact that the lights from the Hills Plaza sign glare and she felt they should be shielded more. The Supervisors indicated they would look into these matters.

Mrs. Sue Smith raised the question of the Township taking over the road through Lemont if it was put in good shape. She asked the Supervisors if they would consider taking it over now that it had been repaired. They indicated that they would not even consider it. Phase II of the

sewer is going to start which means that the roads will be torn up again in other sections of the highway.

It was asked if there was any way possible at all to stop the heavy trucks from going on Pike Street. The answer was no. There was no legal way to stop them from traveling through Lemont.

A question was asked about the Signal Light at the Houserville-Lemont intersection, if it was working right. This was explained by Mr. Williams.

Mrs. Brown asked if there were any minutes taken at the meeting held in connection with the Industrial Development Authority available. The answer was no, not at the present time.

Mr. Reed McCormick, Solicitor for College Township, explained to the people present the reasons for the Supervisors taking such quick action in forming this Industrial Development Authority, and answered any questions that were asked. Mr. Skinner, as Chairman of the Authority, read the legal agreement and the approval received from the Commonwealth. He also read a statement to the effect that no one in Nease Chemical Company has any connection with this Authority at all. Mr. Williams indicated that this Authority would not use any of the tax money of the Township. He indicated that the Authority has \$500 in the treasury for any expenses which might occur such as secretarial work, legal fees, etc. which they don't anticipate having any at this time or in the future.

The question was asked why this Authority was formed. The answer was to stop any other Authority from coming in to the Township and also that the Township would benefit from the real estate taxes which would be collected from these companies. It was indicated that the Authority

has no other plans for expansion in mind.

Mrs. Taricani made the statement that she felt the resentment of the people was that they were not informed about this transaction prior to the forming of the Authority. She said they probably wondered what they were getting into, and what they would be held responsible for. It was questioned as to what control the citizens have. It was answered by the statement from Mr. Skinner that the citizens have more control over this than any other authorities.

Mrs. Brown asked when the purchase of land took place. The date was October 12. She also asked if the sale was prior to approval of subdivision of land owned by Nease Chemical Company. This approval for subdivision was given by the Planning Commission on October 19 but due to events "just precipitating" involving Polymetal and the Authority, the lease arrangement was set up prior to the final approval by the Supervisors. The haste was necessary because the New York City bank which held the mortgage on the Nease property was pressing the firm and had set a deadline of October 20. Mr. Skinner stated he supported and agreed to serve on the new Authority because the creation of the Polymetal firm meant 20-25 jobs which would have gone out of the township if the bank foreclosed and took over the property for the previous company along with other reasons.

The question was asked what happens if the Authority is sued? Mr. McCormick explained that under the legal agreements, the developer, Tussey Realty Company, put up both that land and another parcel of property it has as collateral for the \$200,000 loan. Mr. Skinner said each parcel of land alone would cover the costs if the new firm defaults on its loan payments, so there is no problem there.

Mrs. Brown asked the Supervisors if the tapes taken at the Rezoning Hearing had been taken off yet. The answer was no but an estimate of about two more months and they should be finished.

ANNOUNCEMENTS

It was announced by Mr. Williams that a tentative date of week of November 20 has been set to collect leaves.

The meeting was adjourned at 10:00 P.M.

Respectfully submitted,

Lester M. Weaver

Lester M. Weaver, Secretary
College Township Supervisors