

MINUTES OF MEETING HELD BY
COLLEGE TOWNSHIP BOARD OF SUPERVISORS
IN THE MUNICIPAL BUILDING

FEBRUARY 11, 1975

7:30 P.M.

The meeting of the Board of Supervisors was called to order by Chairman Elwood Williams. Mr. Ziegler and Mr. Trotter were also in attendance.

The minutes of the meeting held January 14, 1975 were read and the following correction made: page 7, line 16 - insert word "increase" after the words "population projection".

It was moved by Mr. Trotter, seconded by Mr. Williams that the minutes be approved as corrected. Passed.

The Treasurer's Report was as follows:

Balance as of January 1, 1975 -----	\$ 9,295.39
Deposits for January -----	\$13,358.47
Balance -----	\$22,653.86
Expenditures for January -----	\$15,529.35
Balance as of February 1, 1975 -----	\$ 7,124.51

It was moved by Mr. Trotter, seconded by Mr. Williams, that the Treasurer's Report be accepted. Passed.

CORRESPONDENCE

A letter from the College Township Planning Commission Chairman Ronald Weis. The Commission asked that due to the irregular attendance of Mr. Dewey Wagner the Supervisors assist them in determining Mr. Wagner's

willingness to serve on the Commission as a viable and regular member. Mr. Williams stated he had tried, unsuccessfully, to reach Mr. Wagner concerning this matter. He will contact him by phone or otherwise to determine if he wishes to remain on the Commission.

A letter from Douds, Inc. of Plumville, Pa., dated January 16, 1975 to the Supervisors in response to a letter sent to them from the Township Solicitor, Mr. McCormick. The property at 2541 East College Avenue was purchased by Douds, Inc. as a site for a new Ethan Allen Furniture Gallery and expect to begin building approximately June 1, 1975. Prior to ground-breaking, the former Slacks & Jeans building and the farm house will be torn down. The letter sent to them from the Solicitor had asked that they hook onto the Sewer as they were in violation of College Township Ordinance No. 39 - Sewer Connections. They asked that they be exonerated from sewage connections until the new building is up.

It was moved by Mr. Trotter that Douds, Inc. be exonerated from sewer hookup until the new building is put up. This motion was seconded by Mr. Ziegler and Mr. Williams supported it. Passed. It was mentioned by Mr. Trotter that if they are going to put up a new building they can't occupy it until it is hooked to the sewer as required by the Ordinance.

A letter from Mrs. Martha T. Driver for all Klinger Heights and Lemont residents to the College Township Supervisors, dated January 20, 1975. She expressed their thanks for replacing the lights in Slab Cabin Park sledding area, and that all efforts will be made to see that these are kept in working order.

Mr. Williams said these lights were all shot out by BB guns and that the cost to replace them was \$26.00 each, plus the cost of the glass to be put on. Mrs. White, of the Park & Recreation Board, turned over \$7.00 to the Board which was collected to help with the expenses incurred.

A letter from the Centre County Vacationland Council, Charles Mong - Executive Secretary, subject Centre County Bi-Centennial. Their Council has been designated by our County Board of Commissioners to coordinate Bi-Centennial activities for Centre County. They asked that one resident be appointed to represent College Township on the County Bi-Centennial Commission and also an alternate.

At the last meeting of the Supervisors, Mr. J. Marvin Lee was appointed to take leadership to organize a local committee. It was felt that this letter should be turned over to him for determination, at their discretion, if they want to go along with this suggestion. If his committee wishes to maintain some liaison with this group or not was entirely up to him and his committee.

Mr. Williams moved that this letter be forwarded to Mr. Lee for his action. Mr. Ziegler seconded this motion and Mr. Trotter supported it.

Mr. Ziegler said he had talked to a man who is retired and is really interested in working and interested in the Township. His name has been submitted to Mr. Lee who, in turn, was going to contact the gentleman.

A letter from Commonwealth of Pennsylvania, Clearfield, Pa., dated January 27, 1975, to Mr. Ziegler, Secretary. A request was made for participation of College Township in their "Keep Pennsylvania Beautiful" days which will be held Friday, April 25, and Saturday, April 26. It is their aim to clean up as much litter and debris along the State Highways as possible. The program coordinator in this County is Paul Wood, E. Bishop Street, P. O. Box 507, Bellefonte, or phone 355-4731, in order to unify efforts in making this a successful program. Mr. Williams was authorized to contact him letting him know of the Board's willingness to cooperate with them on this program.

A letter from Jack Nasar of Whitehall Road, dated January 6, 1975, complaining of the road conditions and that he thought it would be to the Township's best interest to ascertain who is responsible, State or Township, and take appropriate action - plowing the snow, leveling the connection and resurfacing the road.

Mr. Williams said he discussed this with him by phone, indicating that this was State road, that his men sometimes, when on the way to Everhart Village, do drop the plow when they go through there. He also indicated that this spring this road will be fixed up and will probably then be turned back to the Township after it has been blacktopped and in acceptable condition.

A letter from Sylvia Lee, Director of Manpower Services, Community Services Office of Centre County, located in the Centre Community Hospital, Second Floor, Willowbank Unit, Bellefonte. This was an inquiry as to whether the Township has need for employees in the near future and if so, to submit a budget for consideration. Their office would reimburse public employers for wages and fringe benefits of employees hired under this program.

Mr. Williams said the Township Office had also been contacted by a representative from Clearfield Office, and he had told the gentleman at that time that if the Township considered buying Park ground, there might be opportunities for employment cleaning up the ground. All the Township would have to do would be to provide the supervision.

A letter from David A. Allison, Executive Secretary of the College-Harris Joint Authority, to the College Township Supervisors in reference to Proposed Phase III Sewer Service Areas. Mr. Allison informed the Supervisors that a work session had been set for Tuesday, February 18, 1975,

at 8:00 p.m. in the Township Building to discuss the "proposed service areas" with the Supervisors, Planning Commissions of College and Harris Townships, and the Centre Regional Planning Commission.

Objection was raised about the date being set without first consulting the Supervisors to see if they could all attend. Mr. Williams was told the Sewer Authority had only two nights open and that was one of them.

OLD BUSINESS

The Final Report on Flood Hazard Boundary Maps was given by Mr. Roush, Zoning Officer. He presented the letter to the Supervisors that he proposes they send along with the revised maps to the Federal Insurance Administrator, which office presently is not filled or exists, but which will be filled in the near future. The letter was read by the Secretary re appeal and request for amendment to FIA Flood Hazard Boundary Map, H 01-07, Township of College, Centre County.

Mr. Roush presented and explained the completed, revised maps showing the areas that are to be appealed. A set will be sent to Harrisburg, Philadelphia, and Washington, D. C., and the Supervisors will retain one copy. The Board thanked Mr. Roush for a job well done.

Mr. Ziegler gave a report on the meeting between the Supervisors and the Sewer Authorities on the rent charges held on January 28, 1975, at 4:00 P.M. in the Township Building. Mr. Allison represented the University Area Joint Authority, Mrs. Flipse represented College-Harris and Charles Forney represented Patton-Ferguson. They discussed the rate of \$300 which the Supervisors had proposed from the standpoint of everything that it covered, with the exception of mailing and telephone. On the basis that the Supervisors

had waited until fairly late in the year and had not previously discussed this with the Authorities, a compromise was made to lower the amount to \$250,000^{in month} for the current year 1975. This matter is to be discussed with their respective Townships for their approval and then incorporated into a legal document. Before the end of the year they would renegotiate the lease for 1976. Mr. Trotter mentioned also that the Sewer Authorities felt one municipality unit should not charge another unit and make a profit from that but he mentioned that there were other Authorities using these facilities outside College Township such as Patton-Ferguson, Harris Township, University Area, thus the Supervisors felt they were justified in charging rental. So what it actually amounts to is that from a legal standpoint the residents of College Township are subsidizing the other areas, thus the Board felt there should be some rental arrangement to compensate for this. Mr. Ziegler said that after everything is considered, it amounts to a very reasonable fee, but should be renegotiated for 1976.

A report on the Hearing of Centre Hills PRD Appeal held in Harrisburg on February 4, 1975 was given by Mr. Ziegler who had attended along with Mr. Williams. Mr. Trotter was unable to go because of another commitment. He felt this was very well covered by the Pennsylvania Mirror Reporter, Denise Bowman Emmers, the following morning. He said those who attended this hearing had their faith in the judicial system restored; that it was run very businesslike and the judges had read the briefs and knew what they were there to consider. One of the Judges, Theodore Rogers, who was there and is extremely knowledgeable in the area of zoning, kind of took over during this hearing and hammered away at the issues involved - how many acres were going to be included and how many are going to be for the use of the people involved in the PRD. There was no question as to how well

he had studied the briefs. Mr. Williams said he even knew what the setup was in the Toftrees and residential area. He also said he felt a very good article was written on this hearing.

Report on meeting of Solid Waste Committee with the Garbage Collectors held on February 6, 1975 concerning increase in rates. Mr. Williams reported that the Committee had studied the two reports they had received, one from Robert Kline and one from Fred Carson. The Committee decided to recommend a \$1.00 increase for this year. Mr. Carson's report of landfill costs for 1973 were \$11,354 and for 1974 were \$36,729. The haulers are willing to accept the \$1.00 increase this year even though they will not break even at the end of the year. This will be submitted to the municipalities and haulers for their approval. The question was asked if the haulers could be assigned a certain area to service thus eliminating duplication, save gas, etc. Mr. Williams said this had been suggested sometime ago but that the haulers cannot be forced to do this as they are private haulers. Mr. Trotter mentioned the fact that they would probably get more static from the public because each family has his own preferred hauler. It was also mentioned there will be an updating of the agreement.

The question was asked if the rates would all be the same. This would be left to the hauler. There would be no minimum charge but the maximum amount would be \$4.50, also allowance should be made for those people who have only one can of refuse to be picked up.

NEW BUSINESS

Report of Zoning Officer's activities during the year 1974. A copy of Mr. Foush's report is attached. He indicated that in 1974 the total construction costs were \$2,333,633.00 as compared with 1973, a total increase of \$286,138, so despite the inflationary trend, building expenditures went

up somewhat. He also indicated that all six Mobile Home Parks in the Township have been licensed. Mr. Roush added he had received full support of the Board of Supervisors and the Zoning Hearing Board which he was very thankful for, and that the Ordinance enforcement is very alive and active. Mr. Williams thanked Mr. Roush for a job well done.

Discussion of Stewart Rezoning Request. Mr. Williams indicated that at this meeting of the Supervisors the date for the Stewart hearing was to be set; however, because of late developments it is uncertain as to whether a hearing will be held. The owner of the land is questionable. Mr. Stewart apparently does not own the land. His mother is the owner and Mr. Stewart does not have the power of attorney to make the request. He and his attorney are trying to get this document from his mother but it has not arrived as of February 11, 1975 according to telephone correspondence with the lawyer. It was decided that the Planning Commission should submit their recommendations to the Board of Supervisors and in turn Mr. McCormick will contact Mr. Stewart's attorney. In order for the Supervisors to take action on this request they would have to have a document or power of attorney from Mr. Stewart.

The results of the discussion that followed were that Mr. Williams will check with Solicitor Reed McCormick, then go to the Court House in Bellefonte to check on documentation and legality of application. No action was taken by the Board of Supervisors pending investigation of legality of ownership.

PLANS

None

OPEN DISCUSSION

Mr. Williams attended the Code Committee for Mr. Ziegler. It was asked by the representative from Harris Township if the Building Inspector would

be available if anyone should request their services to inspect new buildings to see they are in accordance with the Building Code. The Code Officer cannot go into Harris Township and tell them how to build. It was also mentioned that the Code Officers weren't making house inspections like they used to do. Mr. Williams reported they are making about 20 a day and that with 9,000 units, it would take a good many days to get around. Laurel Glen was an example. A lot of the complaints were not under the Code at all. Another report they had received was the Woskob Apartments. He said he had \$100,000 damage done by his tenants last year - damage to various items in the apartments such as elevators, etc. Mr. Ziegler asked if that was actually lost - didn't they have enough of a fee to cover such expenses? A tenant of the Woskob Apartments said they (Mr. Woskob) wasn't losing any money because any damage done the tenant is charged for, that they are responsible for cleaning the drapes, etc. Generally it was agreed that "it was a two-way street".

The meeting adjourned at 8:54 P.M.

Respectfully submitted,
John Ziegler, Secretary

1974 ZONING OFFICER'S REPORT

SUMMARY:

	<u>Number</u>	<u>Fee</u>
Zoning Permits	96	\$775.70
Mobile Home Licenses	6	623.00
Sign Licenses (Aug.-Dec.)	23	300.00

ZONING PERMIT BREAKDOWN:

	<u>New</u>	<u>Additions or Alterations</u>
Residential	29	30
Commercial	7	11
Industrial	3	5
Other		
Swim Pool	3	
Demolition	5	
Miscellaneous	3	

1974 TOTAL CONSTRUCTION COSTS:

	<u>New</u>	<u>Additions or Alterations</u>
Residential	\$ 831,708.00	\$107,540.00
Non-Residential	1,137,844.00	256,541.00
TOTAL	\$2,333,633.00	