

COLLEGE TOWNSHIP COUNCIL
REGULAR MEETING MINUTES
Thursday, April 16, 2015

ATTENDED BY:

COUNCIL:

Lynn B. Herman, Vice-Chair
Carla Stilson
D. Richard Francke
William H. Sharp

STAFF:

John J. Franek, Jr., Management Analyst
Mark Holdren, CRPA Sr. Planner
Mary E. Wilson, Asst. Township Secretary

ABSENT:

L. Eric Bernier, Chair
Adam T. Brumbaugh, Township Manager
Kent N. Baker, Township Engineer

CALL TO ORDER:

In the absence of Chair Bernier, Vice-Chair Herman called to order the April 16, 2015, Regular College Township Council Meeting at 7:03 PM, following a public hearing on Ordinance O-15-05, Wireless Communication Facilities.

OPEN DISCUSSION:

1. Ms. Sue Smith, Lemont Village Association (LVA) Chair, distributed to Council copies of LVA's new pamphlet.
2. Ms. Stilson reported that she and current Council members Sharp, Francke, and Bernier participated in the well-attended Earth Day Birthday event on April 12th at the Millbrook Marsh Nature Center. Former Council member Mary Shoemaker also participated. Ms. Stilson encouraged individuals to respond to the Centre Region Refuse and Recycling's organic recycling survey.
3. Mr. Francke reported that he and Ms. Sue Smith, Parks and Recreation Committee member, attended the bike plan meeting hosted recently by the Centre Regional Planning Agency (CRPA).

PLANS:

**P-1 Barn Brewing Parking Lot Preliminary/Final Land Development;
Tax Parcel 19-013-051-0000**

In correspondence to Council, dated April 19, 2015, Mr. Kent Baker, Township Engineer, advised that staff had conducted its review of the Barn Brewing Parking Lot Preliminary/Final Land Development Plan. The plan proposes a 56-stall parking lot for clients and employees at the parcel located on Pencek Lane across the street from the restaurant/pub site. This parcel was rezoned to Gateway Commercial (GC) in February 2014; and no modifications are being proposed to existing parking agreements. Mr. Baker noted in his memorandum that advanced warning signs would be needed for the crosswalk.

Mr. Mark Saville, P.E., Sweetland Engineering, presented the proposed plan, adding that the developer would be seeking a Highway Occupancy Permit (HOP) from PennDOT for the driveway connection, crosswalk, and stormwater outlet pipe. Mr. Saville clarified that the location of the crosswalk was dictated by PennDOT, and it would be lighted, as required as an element of the HOP.

Mr. Francke moved to approve the Preliminary/Final Land Development Plan for the Barn Brewing Parking Lot, dated June 16, 2014, last revised April 8, 2015, subject to the following conditions:

- 1. Obtain all required signatures;**
- 2. Pay all outstanding review fees; and**
- 3. Obtain approval from PennDOT on the HOP application for the driveway, crosswalk, and stormwater outlet pipe.**

Mr. Sharp seconded the motion.

Motion carried unanimously.

MANAGER'S UPDATE:

Mr. John J. Franek, Jr., Management Analyst, presented the April 16, 2015, Manager's Update, highlighting 1) the Nittany Outdoor Advertising legal matter; 2) the approved occupancy permit for the Oak Hall Regional Park, scheduled for a May 2nd grand opening; 3) the anticipated receipt of a land development plan for the Christ Community Church site; and 4) the recent receipt of a UAJA update on their facility's odor problem and ongoing actions taken and anticipated to control it.

The Manager's Update was received, as presented.

COMMITTEE REPORTS:

Public Services and Environmental Committee (PSEC), April 7, 2015: Ms. Stilson reported that the PSEC engaged CRPA representatives and Mr. Cory Miller, UAJA Executive Director, in a prolonged discussion regarding the Act 537 amendments. Halfmoon Township expressed their interest in extending sewer services into the Northeast corner of that Township. Ms. Stilson advised that the Centre Region COG Refuse and Recycling office is conducting a survey regarding organic recycling and compost and encouraged all to take the survey. A meeting was held with state and local officials to discuss the need for DEP to change its references to beneficial reuse water from its current reference as sewage.

Finance Committee, April 9, 2015: Mr. Francke reported that he and Mr. Robert Long, Finance Director, attended the Finance Committee and offered the following highlights.

- Loan Borrowing Options – Consensus was reached to review possible refinancing of previous borrowing in addition to new borrowing for the centralized parks maintenance facility. The general timeline to accomplish this review is 131 days, gauged on project start.
- Oak Hall Regional Park Overages – Consensus was reached to use an internal loan from Code Administration’s fund balance to pay overages, rather than include overages with new, extended borrowing. A similar approach was discussed for work on the Hess Softball Field driveway. COG staff was directed to supply proposed terms and rate at the next meeting.
- CATA Budget – The Committee voted to reduce proposed four percent (4%) operating budget increase to three percent (3%). Prior to this change, College Township’s operating portion showed a 3.35% (\$2,207) decrease. The Capital portion showed a 16.16% (\$2,061) increase. College Township would realize a slight net decrease for 2015/2016.
- Fund Balance Policy – The Committee did not support moving forward with setting up an ad hoc committee to work on a fund balance policy. The COG staff was directed to develop documentation to memorialize current practices and develop an enterprise funds plan as part of the COG Program Plan.
- Energy Procurement – The Committee voted to recommend to the General Forum entering into contract.
- Aerial Equipment – The Committee voted to recommend to General Forum the purchase of the Pierce Aerial, at a price not to exceed \$1,065,000, pending the sale of the Sutphen aerial equipment.

College Township Planning Commission (PC), April 7, 2015: Mr. Anthony Fragola, PC – Council Liaison Alternate, reported that PC members were reviewing ordinance changes to accommodate a rezoning request for the Shiloh Road area.

CONSENT AGENDA:

- CA-1** Minutes: April 2, 2015, Regular Council Meeting
- CA-2** Correspondence:
- /1: Email from Mr. Michael Alexander, dtd March 24, 2015, regarding Western Pennsylvanians for Passenger Rail (WPPR)
 - /2: Thank You Letter from Insurance Services Office (ISO), dtd Feb. 23, 2015, regarding Public Protection Classification survey for fire suppression delivery system analysis
 - /3: Letter from Boalsburg Fire Company, dtd March 23, 2015, regarding ISO analysis of structural fire suppression delivery system
 - /4: Letter from Centre County Planning Office, dtd March 25, 2015, regarding West Nile Virus Surveillance and Control
 - /5: Email from Ms. Amanda Kunkel, dtd April 7, 2015, regarding Mt. Nittany Road traffic and parking
 - /6: Letter from Penn State University, dtd April 7, 2015, regarding PSU Water Treatment Plant HAZMAT Storage Building
 - /7: Email from Ms. Amanda Kunkel, dtd April 13, 2015, regarding weekend visitors to Mt. Nittany and parking
 - /8: Email from Ms. Amanda Kunkel, dtd April 16, 2015, regarding car racing on Mt. Nittany Road to shale pit
- CA-3** Bid Awards:
- a. Ash Tree Insecticide Application contract to Aikey's Tree Service for a total bid amount of \$26,262.50
 - b. Resurfacing Project to Glenn O. Hawbaker, Inc. for the total contract amount of \$118,229.00.

Council pulled Consent Agenda items CA-2/4, CA-2/5, CA-2/7, and CA-2/8 for discussion.

**Ms. Stilson moved to approve the April 16, 2015, Consent Agenda, minus items CA-2/4, CA-2/5, CA-2/7, and CA-2/8.
Mr. Francke seconded the motion.
Motion carried unanimously.**

CA-2/4: Council directed staff to add the West Nile Virus surveillance information to the Township website, newsletter, and Facebook page.

CA-2/5, CA-2/7, and CA-2/8: Council discussed the parking conditions along Mt. Nittany Road and the relief granted by the Township's seasonal opening of the shale pit as overflow parking for hikers accessing the trailhead. Ms. Amanda Kunkel, Mt. Nittany Road resident, provided written updates to Council in emails registered as CA-2/5, CA-2/7, and CA-2/8, which provided comments on continuing roadside parking violations and speeding vehicles, and recommending line striping and additional signage. Following their discussion, Council directed staff to place a notice on the website and an informative article in the upcoming Township newsletter about the availability of seasonal visitor parking at the shale pit. Council recommended that staff contact Mount Nittany Conservancy regarding their shared participation in managing this situation.

These Consent Agenda items were subsequently received.

OLD BUSINESS:

OB-1 Ordinance O-15-05, Wireless Communication Facilities; Adoption of

Following a duly advertised public hearing held this date on proposed Ordinance O-15-05, Wireless Communication Facilities, Council considered action. This ordinance would amend Chapter 200, Zoning, to modify regulations for wireless communication facilities.

There being no Council objection to the ordinance language and no public comment received, Vice-Chair Herman called for a motion.

**Mr. Francke moved to adopt Ordinance O-15-05, Wireless Communication Facilities, as presented.
Ms. Stilson seconded the motion.
Motion carried unanimously.**

NEW BUSINESS:

NB-1 College Township Logo

Ms. Stilson placed this new business item upon the table for consideration. Ms. Stilson reported that she and Council members Messrs. Sharp, Francke, and Bernier participated in the Earth Day Birthday event on April 12th at the Mt. Nittany Nature Center. Because the Township has no College Township banner for such events, Ms. Stilson suggested that the Township order a College Township logo banner to be used as part of a take-along marketing pack for future events off site. Following discussion, Council directed staff to research the cost for a six-foot, vinyl banner with the Township's logo and name on it and to advise Council on the cost of adding that same logo to the home page of the website.

STAFF INFORMATIVES:

No *Staff Informatives* were pulled for discussion.

OTHER MATTERS:

1. Mr. Franek, Management Analyst, presented a request from Mr. E. Eby, All-Nations Bible Translation, 150 and 151 All Nations Lane, for a one-time, open burn waiver for the disposal of brush preceding their site development.

Mr. Sharp moved to approve the open burn waiver request from Mr. E. Eby, All Nations Bible Translation, 150 and 151 All Nations Lane, conditioned upon the approval and permitting of the Centre Region Fire Director.

Ms. Stilson seconded the motion.

Motion carried unanimously.

2. Ms. Stilson reported that she used the newly drafted COG committee meeting report form in developing her recent COG committee report. Following a brief discussion, staff was directed to make several minor alterations to the form, convert to a fillable .pdf file, and provide to Council for future committee reports.

ADJOURNMENT:

Hearing of no further business, Vice-Chair Herman called for a motion to adjourn.

Ms. Stilson moved to adjourn the April 16, 2015, Regular College Township Council meeting.

Mr. Francke seconded the motion.

Motion carried unanimously.

Vice-Chair Herman adjourned the April 16, 2015, Regular Council Meeting at 7:50 PM.

Respectfully submitted,

Mary E. Wilson

Mary E. Wilson
Assistant Township Secretary