

CLAY TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
August 14, 2017

The Supervisors of Clay Township met on a regularly scheduled meeting date of August 14, 2017, at the Clay Township Municipal Office, 870 Durlach Road, Stevens, Pennsylvania, at a time and place duly established to hold such a meeting, and advertised and posted in accordance with the Second Class Township Code and the Sunshine Law.

Supervisors present were Tim Lausch, Chairman, Keith Martin, Vice-Chairman and Gary Landis, Secretary.

Also present was Bruce Leisey, Township Manager, Robert Lynn of Hanover Engineering, Inc., Township Engineer and Jennifer Mejia of Mejia Law Group, Township Solicitor.

Also attending were those listed on the meeting attendance sheet, which is attached to these Minutes.

Tim Lausch called the Meeting to order at 7:00 p.m.

Meeting Minutes

Gary Landis made a motion, seconded by Keith Martin to approve the July 10, 2017 meeting minutes as printed in the August 14, 2017 Agenda with two typo corrections on page 3, 4th paragraph delete “the” and page 6, 2nd paragraph change “not” to “no”. * The motion was unanimously approved.

Treasurer’s Report

Keith Martin made a motion, seconded by Gary Landis to approve the Treasurer’s Report for the month of July 2017. * The motion was unanimously approved.

Visitors

1. Jon and Kathleen Stoner – 280 West Girl Scout Road Stormwater Issues

Jon and Kathleen Stoner shared their concerns with the volume of stormwater that crosses West Girl Scout Road during storm events onto their property. They believe the pipe under the road at their driveway is not big enough to handle the amount of water flowing through it.

Dan Stahl, 265 West Girl Scout Road, has lived at this location for 34 years and states that stormwater volume is increasingly getting worse. There are more roof lines on the mountain along Furnace Hill Road causing water to flow through the former Eberly property and the woods buffer was removed on Keith Martin's property. The gutter along West Girl Scout Road is not big enough to handle the volume of water.

Sharon Getz, 1380 Furnace Hill Road, has the same issue with more volume of water in the last 11 years. In 1984 there was no erosion on her property and now she has massive erosion. The gutter along Furnace Hill Road is not large enough to handle the volume of water.

Dan Stahl said the water is traveling along Keith Martin's property via Camp Road and then onto his property. Even smaller rain events are causing more water.

Kathleen Stoner said the water was up to their garage doors in the last rain storm.

Donna Thomas, 280 Stony Lane, stated their property cannot take the water coming from Camp Road. The water flows on both sides of their house without the water from Camp Road.

Kathleen Stoner said their driveway was damaged and must be repaired but they are waiting to fix the driveway until the stormwater issues are corrected.

Lorrie Dunn, 272 Stony Lane, said the water flows over the pipe across from her barn and over tops on Stony Lane and goes into their barn. She said the water does not get to the pipe because the gutter is not deep enough across the street.

John Merkey, 1250 Forest Hill Road, said the pipe under Forest Hill Road should be replaced with larger pipes. He also asked when Forest Hill Road is going to be rebuilt.

Tim Lausch stated that the Board of Supervisors understands there is a problem and will have the Road Master, Township Manager and Township Engineer review issues and recommend solutions.

2. PA State Representative Mindy Fee

Representative Fee informed the Board of Supervisors of recent happenings in Harrisburg.

There was discussion on the state budget and real estate tax reform.

3. Luke Weaver, 2320 West Main Street

Mr. Weaver distributed a document to the Board of Supervisors detailing the history of his struggle to replace his septic system by connecting to public sewer. He read the document to the Board of Supervisors and audience.

Mr. Weaver asked four questions of the Board of Supervisors:

- Is the Board of Supervisors committed to the project (Tim Lausch stated yes they are)
- Is the project in the budget (Bruce Leisey stated yes)
- What is the estimated completion date of the project
- What other solutions can the Board of Supervisors offer to home owners if a septic system failure occurs

No decisions were made at this time.

The Board of Supervisors understands Mr. Weaver's concerns and they indicated due to the prolonged delay in working through the process of supplying public sewer to Mr. Weaver's lot, they would suggest he investigates boring under West Main Street to connect to the sewer lateral on the North side of West Main Street.

The Board of Supervisors will update Mr. Weaver on the process of constructing a sewer main on the South side of West Main Street.

The Solicitor noted that the Clay Township Board of Supervisors must work through the Service Agreement with Ephrata Borough. Due to recent administrative changes by the Borough, the Township cannot be certain of the timing of the proposed expansion.

Engineer's Report

1. Ephrata Community Church – Sewage Module Exemption

Bob Lynn reviewed the sewage planning module exemption with the Board of Supervisors.

Keith Martin made a motion, seconded by Gary Landis to approve the sewage module exemption.

* The motion was unanimously approved.

Old Business

1. Charity Gardens HOA – request to plant trees on park property

This item was tabled at this time. The Township staff is waiting on further information from the Charity Gardens HOA.

2. Route 322 Sewer Main Service Agreement

This item was tabled at this time. The Township staff is waiting on further information from Ephrata Borough.

New Business

1. Request for Payment for the Snyder Park Pavilion Project

Bob Lynn reviewed the payment requests with the Board of Supervisors.

Gary Landis made a motion, seconded by Keith Martin to approve payment #7 on Contract #1 in the amount of \$53,177.07 to Amric Construction with Change Order for additional seeding in the amount of \$572.70. * The motion was unanimously approved.

Gary Landis made a motion, seconded by Keith Martin to approve payment #5 on Contract #3 in the amount of \$3,885.00 to AKC Mechanical. * The motion was unanimously approved.

2. 420 West Church Road – Tax Exoneration Request

Keith Martin made a motion, seconded by Gary Landis to approve the tax refund request for Dennis & Lois Steffy in the amount of \$90.61 due to a building on the property that was removed before the new tax bills were prepared and mailed but was not taken off the tax roll. * The motion was unanimously approved.

3. 815 Summit Circle – Request Relief to Install 6’ High Fence

Leonard Nolt, owner, explained to the Board of Supervisors that during the February 2017 high wind storm an evergreen screening on his property was destroyed. He is requesting relief to replace the evergreen screening with a 48’ long by 6’ high semi-private fence which will be 5 1/2’ off the property line. Mr. Nolt provided signed support letters from his neighbor.

Keith Martin made a motion, seconded by Gary Landis to approve relief from the Clay Township Code of Ordinances Chapter 10, Section 104.b to allow a fence higher than 5’ in any side or rear yard. * The motion was unanimously approved.

4. Renew Penn Dot Winter Municipal Snow Removal Contract

After review, Gary Landis made a motion, seconded by Keith Martin to approve the 2017-2018 Winter Season Penn Dot Agreement #3900037115 in the amount of \$16,943.78. * The motion was unanimously approved.

5. Lancaster Bicycle Club Ride Approval

After discussion, Keith Martin made a motion, seconded by Gary Landis to approve use of Township Roads for the Covered Bridge Classic bike ride on August 20, 2017 contingent on submittal of Certificate of Insurance identifying Clay Township. * The motion was unanimously approved.

6. 138 Bloomfield Drive – Landscape Change Request

The Board of Supervisors reviewed the request by Sharon Redcay, owner, to remove two dying evergreens from the landscape buffer easement at the rear of her property and replace with laurel bushes, butterfly bushes, knockout roses and black eyed susan.

The Board of Supervisors requested that the Clay Township Planning Commission review and make comments since the buffer was required in the Land Development Plan. The Township Manager will contact Sharon Redcay regarding decision.

7. Rock Road and Lime Rock Road Bridge Bids

Bob Lynn reviewed the road bridge bids with the Board of Supervisors.

The Rock Road bridge bid was table until the August 22, 2017 meeting. Bob Lynn will obtain cost to replace the total super structure of the Rock Road Bridge to review at the meeting.

Gary Landis made a motion, seconded by Keith Martin to reject the Lime Rock Road bridge bid.
* The motion was unanimously approved.

Engineering Report - Continued

2. Wildflower Pond HOA

Jennifer Mejia informed the Board of Supervisors that Dr. Busko is attempting to contact the Two Cousin Plaza Developer to coordinate repairs of the stormwater basin in preparation of turning the basin over to the HOA.

There was discussion on the ongoing problem of high weeds on the commercial lots on Larkspur Lane.

3. HomeTowne Square Basin

Landmark is working on finalizing the Stormwater Easement Agreement and Repair documents and plans to forward the documents to Peaceable Animal Kingdom for their review and approval.

Bills to be Paid

General Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the General Fund bills totaling \$216,088.27 for the month of July. * The motion was approved unanimously.

Rec Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the Recreation Fund bills totaling \$71,662.83 for the month of July. * The motion was approved unanimously.

Sewer Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the Sewer Fund bills totaling \$4,635.43 for the month of July. * The motion was approved unanimously.

Liquid Fuel Fund

Keith Martin made a motion, seconded by Gary Landis, to approve the Liquid Fuel Fund bills totaling \$129,105.32 for the month of July. * The motion was approved unanimously.

Reports for the Month

1. Chief of Police / Police Department
2. Fire Companies / Ambulance
3. Planning Commission Minutes
4. Engineer’s Report
5. Manager’s Report
6. Road Master’s Report

Adjournment

Gary Landis made a motion, seconded by Keith Martin, to adjourn the meeting at 9:35 P.M. * The motion was approved unanimously.

Clay Township Board of Supervisors

Timothy Lausch, Chairman

Keith Martin, Vice Chairman

Gary Landis, Secretary