

VALLEY TOWNSHIP SUPERVISORS' MINUTES
September 12, 2018

Attendance:

Chairman Gary Derr, Vice-Chairman Walt Rupert, Supervisor Mike Kull, Solicitor Bob Buehner, Zoning Officer Fred Shappell & Secretary, Judy Achy. Public was represented by David Fox, John Fenstermacher, John Kerschner of Fine Line Homes, Bill Swanick of HRG for Fine Line Homes, Mark Satteson of Fine Line Homes, Dave Walters & Tim Tritch from Larson Design Group, John Derr and Karen Blackledge of the Danville News.

Call to Order:

Chairman Gary Derr called the meeting to order @ 7:00 p.m. with all in attendance reciting the Pledge of Allegiance.

Approval of Minutes:

Motion to approve the minutes of both 7/11/18 and 8/8/18 made by Mike, 2nd by Walt and motion carried unanimously.

Executive Session:

Gary reported that the Board of Supervisors met on August 30th in Executive Session to discuss a matter of potential litigation against Valley Township. During the July, 2018 public meeting, a representative of Fine Line Homes threatened to sue the township because the Supervisors were considering whether or not to accept a deed of road dedication for a proposed subdivision named Mahoning Meadows. The Supervisors did not take any formal action at the Executive Meeting.

Citizens' Comments: Dave Walters & Tim Trish of Larson Design attended tonight's meeting on behalf of Mahoning Township. They are in the process of transferring their water & sewage facilities to Suez and because of this, they need to update their 537 plan and Valley must also be involved in that there are 5 or 6 homes within Valley Township @ Woods of Welsh that Mahoning Township provides service to. Valley Township must also approve and adopt their plan as required by DEP and hopefully this will be adopted at the October 10, 2018 Valley Township Supervisors' Meeting. Once Suez takes over, the PUC must approve their rate plan. They are requesting a rate increase which would be in effect for 3 years.

Reports:

(1)

Fire Department –Chief Mike Kull reported that there were 17 incidents during the month of August with 6 MVA, 3 VJ, 4 FA & 4 others.

(2)

Planning Commission – Mike reported that at the Planning Commission Meeting on 9/5, there was a one lot subdivision request which was granted conditional approval and Key Trucking had an amendment to their land development that needed engineering review.

(3)

Solicitor – Bob Buehner reported that he heard from Dan Mathers of Mathers Law Firm, 416 Pine Street, Suite 308, Williamsport, PA 17701 representing Moonrise Acquisitions, LLC regarding 3 parcels of land adjacent to the Sheraton. They presented an application to partially amend the Zoning Map requesting it to be all commercial instead of a little of residential which it now is. Bob was notifying the Planning Commission and they would have 30 days to comment and a public meeting should be able to be scheduled on November 12 prior to the regular Supervisors Meeting for which he will arrange a stenographer. ***Motion by Mike, 2nd by Walt to ask Bob to go forward with making these arrangements and motion passed unanimously.***

Bob also reported on the MS4 stormwater management with Josh Haines which needs completed by November 31, 2018. ***Motion by Mike Kull to adopt resolution for Gary Derr as Chairman and Judy Achy as Secretary to execute on behalf of the township, 2nd by Gary and motion approved unanimously.***

(4)

Zoning Officer – Zoning Officer Fred Shappell reported that he issued 3 zoning permits, one on Valley Green Drive, one on Sundland Drive and a 3rd on Kaseville Road.

(5)

Municipal Authority – Nothing to report.

(6)

Road Foreman/Equipment Report – Gary Derr reported that they have been cleaning ditches and keeping the water at bay. There has been a delay in the tar and chipping due to all of the rain. There is more drainage needed on Landau Road and that will be blacktopped in the spring.

(7)

SEO –No word from SEO.

Old Business: Fine Line Homes was in attendance to discuss the Mahoning Meadows Project. Bill Swanick of HRG reported that he has been to the Montour Conservative District as well as discussion with Andy Kiester from McTish, Kunkel & Associates who is representing Valley Township. Bill reported that there has been no follow-up comments regarding hydrology study. Bob Buehner reported that at this time, the Board of Supervisors is not in favor of accepting the deed of restriction. He indicated that at this time all of the homes on that road need to be built with a lot of heavy equipment running over what is basically a private roadway to that development and the supervisors are not ready to jump into accepting that road at this time. Bob reported that the supervisors prefer to take a wait and see attitude and it is no reflection whatsoever on Fine Line Homes. Bob reported to Fine Line Representatives that at this time, it is a private roadway and they will need a maintenance agreement. Mark Satteson stated that naturally they must do the infrastructure first including sewer, roads, etc. ***Motion by Mike, 2nd by Walt to grant waivers for street trees, 6 foot shoulders and 500 foot cul-de-sacs and motion approved unanimously.*** Bill Swanick indicated that they are probably looking at a month for the NPDES permit and requested a formal extension until 10/17 and ***motion by Mike to grant extension until 10/17, 2nd by Walt and motion passed unanimously.***

New Business: Judy asked the Supervisors to keep in mind that the Montour County Association of Township Officials Convention would be coming up on October 18, 2018 @ the Montour Delong Fair Ground Building and to join in if possible. Walt reported that he is unable to join.

There was further discussion regarding purchase of a mower and Gary will talk further with Wayne Yearick.

Approval of Bills: *Motion by Mike to pay the bills, 2nd by Walt and motion passed unanimously.*

Adjournment:
Motion by Mike to adjourn @ 8:05, 2nd by Gary and motion passed unanimously.

Respectfully submitted,
Judy Achy, Valley Township Secretary