

**WASHINGTON TOWNSHIP BOARD OF SUPERVISORS
MINUTES
NOVEMBER 16, 2023**

CALL TO ORDER: Chairman Powanda called the regularly scheduled meeting of the Washington Township Board of Supervisors to order at 7:03 p.m., at the Washington Township Municipal Building. The meeting opened with the Pledge of Allegiance.

A moment of silence was observed in remembrance of Sandra S. Moser, who served as Township Manager for 33 years, who passed away October 25, 2023.

ROLL CALL

The following members were present: Supervisors, Chairman Powanda, David Moyer, Romnie Long, Solicitor, Joan London, Esquire; John Weber representing LTL Consultants, Tom Unger, Systems Design Engineering, Rich Sichler, Township Manager, Township Secretary, Susan Brown, and twenty-one (21) members of the public were in attendance.

Absent: None

TAPING OF MEETING

The meeting was recorded as an aid in the preparation of the minutes. It was noted no one other than the Township Secretary taping the meeting this evening.

Chairman Powanda announced Executive Session was held this evening for personnel matters.

SPECIAL REQUESTS

John Shields, President, Padre Pio-rehab of 1357 Route 100. Mr. Shields explained Padre Pio has had some difficulty scheduling a Parish Priest to come on site. They have been allowed to have a resident Priest on site. Padre Pio would like to renovate the vacant house on the property as a temporary residence until a permanent Rectory can be built on site. Mr. Shields explained there are a few issues that will need to be addressed, one of which is that the house is in the Commercial Zoning District and another issue is the driveway into the property. Mr. Shields indicated they would abandon the current driveway that serves the house and utilize the driveway that connects to the shed and extend the driveway from the shed to the house with a parking area. The house would be converted from a one-story home to a two-story home with additional bedrooms and bathrooms. Mr. Shields stated the home would be brought up to meet all current codes. The footprint of the house would not be increased it would be a matter of adding a second floor and renovating the lower level. The house will require a new heating system, electrical system, septic system and the well will need to be tested. Eventually, when the Rectory is built, this house will be torn down.

Mr. Weber felt the house could be an accessory use to the center but felt there would need to be a driveway permit since the driveway will be altered. Rich will check into the need for a driveway permit.

Camp Camino – Ms. Bernadette Kearney was present this evening to discuss Camp Camino sewer. Ms. Kearney explained they received a recommendation, subject to the review letters and subject to figuring out the water and sewer, from the Planning Commission at their November 2nd meeting. Ms. Kearney said they are proposing a low-pressure system and the applicant would enter into a perpetual maintenance agreement supported by a performance bond so the township would not have any cost associated with the system. Information was provided with respect to the pros and cons of a low-pressure system and a gravity system as well as a cost comparison for connection by residents. A low-pressure system would not require a pump station and would flow directly to the treatment plant however a gravity system would require a pump station and would cost approximately 40% more to install.

It was explained Kate’s Place sewer would be pumped down to Schwenkfelder Road, through Camp Camino and connect to the line along Schwenkfelder Road. The issue at the Camp is nitrate load of the existing ground water which is why the preference is to connect to public sewer because on-site systems impact the nitrate loading. Mr. Lehmann said they propose running the low-pressure line down Schwenkfelder Road to Gehman Road to the treatment plant. Mr. Unger asked if the homestead would be connected by low-pressure. Mr. Lehmann indicated yes, with its own pump not the same pump as the camp. The camp will have a duplex pump station going into a low-pressure system and additionally 37 homes from Kate’s Place with individual pumps into the low-pressure system. Mr. Lehmann stated it has not yet been totally designed however that is the theory. Mr. Unger stated PADEP will require a water quality permit which will be required to be in the township’s name which would require the township to become the owner/operator of the system. Mr. Lehmann stated only the low-pressure main along Schwenkfelder Road.

Chairman Powanda stated he didn’t feel the Board was ready to make a decision on the sewer tonight.

PUBLIC COMMENT

Tom Meck – stated he did not have any questions at this time.

Bill Piersol – said he wanted to make sure Mrs. Moser was remembered.

Paul Tholey – stated he did not have anything to discuss at this time.

APPROVAL OF BUDGET MEETING MINUTES OF OCTOBER 16, 2023 AND REGULAR MEETING OF OCTOBER 26, 2023

Motion to approve the budget meeting minutes of October 16, 2023 and the regular meeting minutes of October 26, 2023 was made by David Moyer and seconded by Ronnie Long.

All ayes

TOWNSHIP REPORTS

A motion was made by David Moyer and seconded by Romnie Long to approve the payment of all bills for the General Fund, Highway Aid Fund, Recreation Fund, Street Light Fund, Traffic Impact Fund, Sewer Fund and Building Escrow Funds up to and inclusive of November 16, 2023, and to file the treasurer’s report for audit.

All ayes

TAX COLLECTOR

Tax Collector Brenda Bredigan presented her report for the month of October 2023:

Real Estate Tax	\$ 1,923.97
Interim Tax	\$ 207.60
Per Capita Tax	\$ 955.33
Amusement Tax	\$ <u>342.02</u>
Total	\$ 3,428.92

FIRE CHIEF’S REPORT

A copy of the Eastern Berks Fire Department report is enclosed.

ZONING/SEO REPORT

Reports are in the binders.

SEWER ENGINEER'S REPORT

A copy of the Engineer’s Monthly Report is enclosed.

Mr. Unger reported flows are down due to the lack of rain.

- **Edison View update on lift station and sewer lines** – the cc tving has been completed however the footage has not yet been received. The system looks in pretty good shape. A new pump will be purchased for the pump station and will be installed. The current pump will be refurbished and shelved for a stand-by. Along with that they will be getting a motor starter and some seals and should have a complete set of replacement parts in the event they are needed.
- **Drum disposal-Aluminum Chloride Shed** – A motion was made by Romnie Long, seconded by Thomas Powanda authorizing the disposal of three drums of Aluminum Chloride by Elk Environmental in the amount of \$2,010.

All ayes

Mr. Unger said he has the locators to be mounted on the manholes at Jake’s and will discuss with Gary and Brian.

TOWNSHIP ENGINEER

A copy of the Township Engineer’s Report is enclosed.

- **Barto Road straightening update/Padre Pio temporary construction easement** – John reported Mr. Shields did sign the temporary construction easement this evening. A motion was made by Thomas Powanda, seconded by

Romnie Long to enter into a temporary construction easement agreement with the National Centre for Padre Pio.

All ayes

Mr. Weber indicated he has been in touch with a new representative from Windstream who has been assigned to the Barto Road project and he will begin work on this project. Mr. Weber also provided Rich with a list of items for completion prior to construction and suggested meeting to discuss how to proceed.

- **Cubbler Court/Hoffman Estates detention basin clean-out** –Mr. Weber indicated three stormwater facilities were inspected at 261 Weinstein Road, 27 Cubbler Court and 2 Audrey Drive and provided a report to Rich. The most work needs to be completed at 261 Weinstein Road and 2 Audrey Drive also needs some clean out. The facility at 27 Cubbler Court needs no maintenance.
- **Edison View update on pavement, curbs and stormwater** – Mr. Weber reported there are concrete repairs underway. They expect to be finished with the concrete work next week and then to complete the paving.
- **Stauffer Road potential road project** – The original plan called for a two-foot widening on each side of Stauffer Road however there was no real benefit to this. Upon talking to the developer, they are willing to make a contribution to the township in lieu of doing the work in the amount of \$36,837.58. A motion was made by David Moyer and seconded by Thomas Powanda accepting the contribution in the amount of \$36,837.58 and to keep the funds for the upgrade of Stauffer Road.

All ayes

SOLICITOR'S REPORT

- **Consideration of possible solar energy system ordinance** – Ms. London provided a sample ordinance for consideration with no action being taken at this time.
- **Ordinance update, setting of 25 mph speed limit for all subdivisions and inclusion of existing stop signs** – a draft ordinance is prepared and will be on the December agenda for adoption.
- **Contribution agreement for PADOT Route 100 stormwater project** – still waiting for a fully executed copy of the agreement.
- **Request to Bally Borough to amend Intergovernmental Sewage Agreement** – The agreement has been revised and is currently under review by the engineers and will hopefully be ready for adoption at the December meeting.
- **Township review of Ordinances & codification project** – *ongoing*
- **Public Works garage project, Gorski Engineering MOU** –Ms. London prepared the MOU and it has been signed by Gorski Engineering and Blue Scope. A motion was made by Romnie Long, seconded by Thomas Powanda authorizing the signing of the MOU with Gorski Engineering and Blue Scope for the new Public Works garage.

All ayes

SUPERVISORS

UNFINISHED BUSINESS

- **2024 Budget, 3rd draft, setting of tax and sewer rates, authorize to advertise** – A 30” milling head was discussed for the 2024 budget at a cost of \$31,200. Rich will add this to the budget. Rich presented three, five-year real estate tax rate projections. It was decided to reduce the real estate tax rate by ¼ mill to 2.45 mills. In addition, the same three, five-year sewer rate projections were presented. After some brief discussion, it was decided to reduce the sewer rate effective 1/1/24 from \$300 to \$290 per quarter.

- **2023 Budget adjustment, Ash Tree removals** – A motion was made by Romnie Long, seconded by David Moyer authorizing the transfer of \$96,200 from 438.200 Highway Repairs to 439.250 Resurfacing Roads.

All ayes

- **Barto Park parking lot paving project** – A quote has been provided by Sacks & Sons for the paving project with different options with a cost estimate of \$9,721.57. A motion was made by Romnie Long and seconded by David Moyer authorizing the Barto Park parking lot paving project, sections 1 & 2 at a cost not to exceed \$11,000.

All ayes

- **Parking lot line striping** – A motion was made by David Moyer, seconded by Romnie Long authorizing the parking lot line striping by Schiavo Asphalt, Sealcoating & Line Striping in the amount of \$1,320.

All ayes

- **Approval of 2024 meeting dates and authorize to advertise** – Potential workshop meetings have been added for the second Thursday of the month. The July 11, 2024 Workshop will be removed as it is a conflict with the July Planning Commission meeting. A motion was made by David Moyer, seconded by Romnie Long approving the 2024 meeting dates and authorize to advertise.

All ayes

NEW BUSINESS

- **2024 Lighting Districts revision of rates** – Motion made by David Moyer, seconded by Romnie Long adopting Resolution No. 2023-23 establishing a street lighting district for the Clover Hill Subdivision.

All ayes

Motion made by Romnie Long, seconded by David Moyer adopting Resolution No. 2023-24 establishing the street light rates for 2024 and going forward.

All ayes

- **Report on LTAP meeting for traffic calming** – Rich and Brian met with LTAP to look at some traffic calming measures. The LTAP representative stated both ends of a raised crosswalk would need to be made ADA compliant which adds considerable to the cost. A traffic study will be done the week after Thanksgiving using the township electronic speed sign and the data will be provided to LTAP for consideration. One recommendation was to continue the white line on the edge of the roadway which the representative felt may be the most effective traffic calming method for that portion of Gehringer Road.

- **Adoption of Berks County Hazard Mitigation Plan** – A motion was made by David Moyer, seconded by Thomas Powanda adopting Resolution No. 2023-25 for the adoption of the Berks County Hazard Mitigation Plan.
All ayes
- **Close out of Texas Eastern/Enbridge TEM Project** – Motion made by Ronnie Long and seconded by Thomas Powanda to close out the TEM Project Agreement with Texas Eastern/Enbridge.
Thomas Powanda – aye
Romnie Long – aye
David Moyer - abstained
- **Pressure washing of siding on Township building** – Rich will get price quotes
- **Tree removal** – Tree located at the Barto Park. A motion was made by Thomas Powanda and seconded by David Moyer authorizing the tree removal by Dallas Tree Service in the amount of \$500.
All ayes
- **Township building slope stabilization** – At the end of the township building toward the tot lot is a sloped area which is difficult to mow. It was thought this would possibly be a good area to have rock scaping installed to control the weeds and poison. In addition, it is proposed to remove the small side deck which is in disrepair and have a concrete pad poured. Rich will also work on scope and pricing.
- **Salt shed wall repair** – Rich will also work on scope and pricing for the repair. Chairman Powanda suggested removing the wall at a height of four (4) feet and install Hardie Plank cement board.
- **Victoria Village repair parts reimbursement** – The water system was sold to Bally Borough. A contract item specified the township would provide some spare parts which are currently needed for a water shut-off. A motion was made by Thomas Powanda, seconded by Ronnie Long authorizing the repair parts for a water leak in Victoria Village.
All ayes

SUBDIVISION/PLANNING

Camp Camino-discussion of possible conditional preliminary plan approval – Bernadette Kearney stated the Planning Commission, at their November 2nd meeting, made a recommendation for conditional preliminary plan approval subject to the LTL and SDE Review Letters and subject to addressing the water and sewer issues and are seeking the same from the Board of Supervisors. Ms. London stated there is concern regarding the type of sewer system to be installed which at this point is not known if it will be gravity or low pressure which could change the layout dependent on the system. Mr. Unger stated he has not seen any calculations for the total dynamic head and flows for the pump stations and at this point the information is not complete. Ms. Kearney asked if the information was provided by Monday afternoon could a decision be made at the December 21st meeting. Mr. Unger stated he could have it reviewed prior to the December meeting.

Public Comment

Dan Stauffer, asked the Solicitor for clarification on the agreement with respect to the on-lot systems for Kate’s Place. Ms. London stated Keating has the right to pursue public sewer under the stipulation, that is not an obligation for it to be provided and it was designed, and the stipulation shows, on-lot systems. They could pursue a public system at their expense if it is feasible and they are not required to be on-lot systems.

Mr. Unger asked Mr. Lehmann to respond to SDE’s Review Letter.

SUBDIVISION/LAND DEVELOPMENT EXTENSIONS

None

COMMUNICATIONS

- Copy of the ARB Delinquent Account Report is enclosed.

ANNOUNCEMENTS

The next regular board of Supervisors meeting will be held on Thursday, December 21, 2023 at 7:00 pm. *(this is one week early due to the Christmas holiday)*

EXECUTIVE SESSION

None

ADJOURNMENT

A motion was made by Thomas Powanda, seconded by Romnie Long to adjourn the meeting at approximately 8:55 p.m.

All ayes

Respectfully submitted,

Susan J. Brown
Township Secretary