

Township of Greenwich
Board of Supervisors Meeting
Tuesday, September 5, 2023, 7:30 p.m.

Attending: Supervisors: Dean Spohn, Steven Diehl, Professional Staff: Colin Macfarlane-Kozloff Stoudt P.C., and Diane Hollenbach-Administrator

Guests: Linda Wood, Ken Franke, Rev. Dr. Harry Heffelfinger, Marc Sable, Dodie Sable, Fred Germann, Jim Vozar

Mr. Spohn called the Greenwich Township regular meeting to order in the Greenwich Township Municipal Building at 7:30 p.m.

ANNOUNCEMENTS: Mr. Spohn asked the public to please state your name and address when addressing the Board. This meeting will be recorded for the accuracy of the minutes and deleted. Attending visitors may also be recording.

APPROVAL OF THE MINUTES:

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to approve the minutes of the August 7, 2023 regular meeting. All voted in favor. Motion carried.

PERSONAL APPEARANCES & PUBLIC COMMENT:

Ken Franke of 850 Long Lane Road asked the Supervisors to consider requesting a No Truck except Local Deliveries sign at Old Route 22 and Gensinger Road. Signage was posted at Long Lane and trucks are now using Gensinger Road and Deer Run Road and crossing the bridge in Maxatawny Township illegally. Because Gensinger Road is a township road, Penn DOT requires the township to make the request.

Harry Heffelfinger representing the Kutztown Community Library thanked the Supervisors for their past contributions. He reported that the library lost \$8,800 in County funding last year and requested a \$1 per capita donation from Greenwich Township which enables the library to receive County funding.

Marc Sable of 593 Old Route 22 asked for the public to have an opportunity to answer the developer's response to public comment on the planning module for the JVI Warehouse. Public comment response #1 was misunderstood by the developer. The residents are asking about wastewater treatment and impervious surface coverage and propose that reducing the size of the warehouse will reduce the wastewater produced. This could allow the facility to utilize a traditional on lot system. Public comment response #2 is incorrect as the National Wetland inventory shows there are emergent wetlands on the opposite side of I78 where the warehouse sewage discharge will flow. Public comment response #5, Mr. Sable clarified that the public's concern is due to the alteration of the topography of the site and changing the ground water runoff to flow into the ephemeral and perennial stream and then directing the streams into the detention basins to infiltrate will change the streams. What will the facility be then be discharging into? Public comment response #8 states that the warehouse employee count will be 210. The public is unaware that the developer had a tenant. The PA Geod site lists two wells on

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the property with one well capped and the other being a test well, Mr. Sable thought there were four wells and the developer's engineer at the last meeting stated there were three wells. Mr. Sable asked what the safe yield on the wells is; what the cone of depression was; and if there will be an escrow account set up if people's wells run dry? Who will be responsible for supplying those residents with water?

PLANS TO REVIEW: All plans are current.

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to adopt Resolution 2023-12 amending Act 537 for the JVI Warehouse Planning Module. All voted in favor. Motion carried.

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to authorize the Administrator to sign the Dollar General Planning Module Application Mailer. All voted in favor. Motion carried.

Mrs. Hollenbach reported that the township traffic engineer had reviewed the Dollar General Scoping Application and made the Board aware that Penn DOT will be determining if the Township or Dollar General will be the applicant for the highway occupancy permit since the driveway into the Dollar General is proposed to be the Long Lane realignment in the future.

OLD BUSINESS:

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to authorize the execution of the Sittler Valley Road Easement Agreement. All voted in favor. Motion carried.

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to adopt Resolution 2023-13 authorizing participation and committing to cost sharing for a multimunicipal comprehensive plan. All voted in favor. Motion carried.

NEW BUSINESS:

29 Nunemaker Road Escrow Release

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to authorize the return of the driveway escrow for 29 Nunemaker Road. All voted in favor. Motion carried.

Fire Tax Disbursement

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to authorize disbursement from the Fire Tax Acct of \$10,248.65 to the Kempton Fire Company for repairs and modifications to the 1999 tanker truck. All voted in favor. Motion carried.

Storm Water Agreement

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to authorize the Chair to sign the Storm Water Agreement for 189 Yarnell Road. All voted in favor. Motion carried.

Agricultural Security Area

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to accept the Agricultural Security Area Enrollment Application for 93.31 acres at 251 Blue Rocks Road. All voted in favor. Motion carried.

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2024 Pension Minimum Municipal Obligation

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to adopt Resolution 2023-14 setting the Pension Minimum Municipal Obligation at \$62,220 for 2024. All voted in favor. Motion carried.

REPORTS:

Administrator - Mrs. Hollenbach reported that the Sittler Valley Road project will begin September 25th. The road will be closed from September 25th to December 4th. The PLGIT bank account has been set up and funded. Also, the Board has been invited to attend the Berks County Convention for elected officials. There is no cost, and this is an informative evening with a presentation from PSATS on new laws.

Road Master – None.

Engineering and Zoning Reports – Not present. A written Zoning Report was submitted.

Solicitor - Nothing additional to report.

FINANCIAL MATTERS:

A motion was made by Mr. Diehl, seconded by Mr. Spohn, to approve the bills and accept the Treasurer's Report as presented. All present voted in favor. Motion carried.

Hearing no further business, Dean Spohn adjourned the September 5, 2023 Board of Supervisors meeting at 7:56 p.m.

Respectfully submitted,

Diane Hollenbach
Administrator/Secretary/Treasurer