

Minutes of the March 25, 2008 Meeting

The regular meeting was called to order at 7:00 p.m. by Chairman Gregor. Present were all Supervisors; Solicitor Tom Campbell, Carol Merryman, Tim Knoebel, Chief Boehs, Mike Galassi, Elizabeth Magner, Steve Lauriello, Rob Lauriello, Matt Sentz, Carl Athey, Erin James from the Evening Sun and Scot Pitzer from the Gettysburg Times. The meeting was tape-recorded.

Mrs. Golden made a motion to approve the Minutes of the March 11, 2008 meeting, as presented, seconded by Mrs. Underwood and carried.

Mrs. Underwood made a motion to approve the bills list, in the amount of \$58,069.25 from the General Fund and \$20,000.00 from the Park and Rec Fund seconded by Mr. Waybright and carried. Mrs. Underwood noted that the \$20,000.00 from the Park and Rec Fund was the township's 2008 donation to the Gettysburg Rec Park.

Mr. George Scott, from S & S RV Service located at 40 Knight Road, read a prepared statement to the Supervisors requesting that while they are reviewing the MX Zoning District that they also consider changing the interchange at Rt. 15 and SR 134 (Taneytown Road) from VMX zoning to the "new MX" zoning or make the VMX a viable zoning district. Chairman Gregor stated that the Supervisors will take this request under advisement.

The first item on the agenda was a proposal from Matt Sentz for security improvements to the front office including a wall, sliding glass window, counters and locking door in the amount of \$4,382.52. Mr. Shealer pointed out that a project costing between \$4,000.00 and \$10,000.00 needs three verbal/telephone estimates. Mr. Campbell confirmed this information and stated that he did not know if this had been done or not. **Mr. Shealer made a motion to table this item until it can be clarified if the township received three estimates seconded by Mrs. Underwood and carried.**

Mr. Knoebel explained that the Cambridge Crossings Land Development Plan was previously approved and this new submission separates the development into three distinct phases. Phase 1 proposes 42 unit townhouses residential development on 11.83 acres accessed off of Table Rock Road. Mr. Knoebel recommended approval of the Phase I plan contingent upon several conditions being met including: the signing and sealing of the stormwater management report by the design engineer and the owner's or equitable owner's acknowledgement being signed and continued financial security for related improvements. Mr. Knoebel reported that the developer does have a Letter of Credit with the township and the amount is adequate to cover the improvements for Phase I. He added that subsequently the developer is asking for a reduction in the amount financial security for improvements that they have already made in the field. He cautioned the Board that the amount of security held does not match the bid tabulation because it was submitted with their prior plan but, if the Board retains \$399,948.00 it will be consistent with the revised spreadsheet. The developers and their consultant indicated that they are in agreement with the conditions of the approval. **Mr. Shealer made a motion to approve the Final Land Development for Cambridge Crossings, Phase I subject to the three conditions as stated in the engineer's letter dated March 25, 2008 seconded by Mrs. Golden and carried.** Mrs. Golden clarified that the developers will revise the original plan to include the phasing and submit that revised plan to the township. The developers and their consultant agreed that they would do that.

Mrs. Golden made a motion seconded by Mrs. Underwood and carried to reduce the existing Letter of Credit for Cambridge Crossing, Phase I, in the amount of \$137,682.00, retaining \$399,948.00.

The township has also received a request for bond reduction for Cumberland Village, Phase 1A, Requisition No. 6 (dated February 25, 2008), in the amount of \$10,800.00. Mr. Knoebel reported that they have inspected the work and recommend that a reduction of \$10,450.00 be approved retaining \$636,168.50. **Mr. Shealer made a motion to retain \$636,168.50 and reduce the security bond by \$10,450.00 seconded by Mr. Waybright and carried.**

Mr. Waybright made a motion to approve a request for extension from C. S. Davidson, Inc., on behalf of St. Francis Xavier Preliminary Land Development Plan, for a ninety-day extension for approval of their plan seconded by Mrs. Underwood and carried. Approval is now needed by July 6, 2008.

Chairman Gregor reported that the Supervisors prepared an amendment to the MX Zoning District and held a public hearing on the amendment on October 30, 2007 and now approval is needed to advertise the Supervisor's Intention to adopt the amendment. **Mr. Waybright made a motion to advertise the Supervisor's Intention to adopt an amendment to the MX Zoning District on April 17, 2008 at 7:00 p.m. seconded by Mrs. Golden and carried.**

Chairman Gregor also reported that it is necessary to re-schedule a Conditional Use hearing for S & A Homes for the Old Mill Road Pumping Station that was supposed to be held this evening but, because of an error in advertising could not be held. **Mrs. Underwood made a motion to schedule the Conditional Use hearing for S & A Homes for the Old Mill Road Pumping Station for April 17, 2008 at 6:30 p.m. seconded by Mrs. Golden and carried.**

Chairman Gregor reported that Patrolman Brand Briggs was awarded a grant from Wal-Mart for \$1,000.00 and expressed the Board's appreciation to Brand for that work.

Mr. Knoebel reported that the Land Development Plan for the township's proposed Maintenance Garage has been running through the approval process and has been reviewed by the township's Planning Commission. The Commission's recommendation was to pass the plan on to the Board subject to County review comments being addressed and Mr. Knoebel is working on that. There is one item, setbacks from Willoughby Run Road, which requires a variance. **Mrs. Underwood made a motion to authorize the Solicitor, Mr. Campbell, to proceed with an application for a variance from the Cumberland Township Zoning Hearing Board reference the proposed Maintenance Garage seconded by Mr. Waybright and carried.**

Being no further business, the meeting was adjourned at 7:30 p.m. by motion of Mr. Waybright, seconded by Mr. Shealer and carried.

Carol A. Merryman, Asst. Secretary

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