

The Peach Bottom Township **Board of Supervisors** met on **July 5, 2017** at 7:00 p.m. in the Municipal Office Building. Members present David Gemmill (Chair), Michael Kahl (Vice Chair), and Andrew Jarvis.

- **Motion** to accept the minutes as presented was made by Supervisor Kahl and 2<sup>nd</sup> by Supervisor Jarvis, vote, 3/0.

### Public Comment

Hope Bradley, owner of 691 Lay Road expressed her displeasure with the Peach Bottom Township Municipal Fields logging project. She is concerned with the decrease of her property value.

Brian Lutters, a Delta Borough Council Member, recommended the Township and Borough work together to consider Act 172 which gives a tax credit to volunteer fire fighters. He provided information for review. This would provide an incentive to recruit and retain volunteers.

### Old Business

Ordinance No. 2017-04

An Ordinance amending the Building Permit Ordinance, Holding Tank Ordinance, Sewage Inspection and Pumping Ordinance, Sewage Management Ordinance, Sewer Permit Ordinance and well Permit Ordinance to establish fees and values by Resolution of the Board of Supervisors.

- **Motion** to adopt Ordinance No. 2017-04 was made by Supervisor Kahl and 2<sup>nd</sup> by Supervisor Jarvis, vote 3/0.

Resolution No. 2017-01 establishes fees for Land Development, Zoning and Sewage.

- **Motion** to adopt Resolution No. 2017-01 establishing fees was made by Supervisor Kahl and 2<sup>nd</sup> by Supervisor Jarvis, vote 3/0.

The Supervisors explained that revising the fees helps to eliminate tax payers of the community picking up the tab for individual improvements or inspections.

### Zoning Ordinance

SECTION 390 - Performance Standards-

The attorney explained the legality of the amendment in reference to existing uses that may not comply if stricter standards are implemented. Research found no case law for a violation on a preexisting non-conforming use. This would apply to any new uses and existing uses would have, 2 years to become compliant.

Planning Member Diamond provided information on decibels to help explain the difference between the current and proposed sound levels.

Sammy McConnell explained the sound emitting from the Calpine plant.

The Supervisors will review the information provided and work with the sound meter.

## Reports

### Attorney

Yohn Subdivision - Map BR Parcel 1G (lots 8, 9 & 10), revert building rights to parent tract. Mr. Yohn has accepted the Townships determination that lot 8 reverts back to Map BR Parcel 1 and lot 10 reverts back to Map AR Parcel 1B.

The attorney informed that Section 202 concerning bonus rights is not easy to decipher. He will meet with the manager for more past history on this issue.

### Treasurer

- **Motion** authorizing the payment of bills was made by Supervisor Jarvis and 2<sup>nd</sup> by Supervisor Kahl, vote 3/0.

### Supervisors

A quote to install the radio tower was received. With the county still working on their communication system, the Supervisors do not want to spend more money on the tower if a less expensive alternative is available. The tower was purchased with county funds per Exelon.

Marlyn Flaharty commented on the amount of time and money spent on the York County Emergency Services Radio System which is still not functioning properly.

The Supervisors tabled the antenna installation at this time.

#### Recreation Center Painting project

Exelon offered to paint the gym during volunteer week, but upon inspection realized it was beyond their capabilities and offered to pay to have the room painted. Quotes were received from \$4,400.00 to \$6,200.00, but unfortunately that amount is not in their budget for this year.

Supervisor Gemmill was disappointed that no article, concerning the information provided at last month's meeting on the Farmers Market appeared in the local paper. The market is doing great and they need the publicity.

- **Motion** to adjourn the Supervisors Meeting to conduct an executive session concerning negotiations on the Real Estate Tax Agreement with Exelon was made by Supervisor Kahl and 2<sup>nd</sup> by Supervisor Jarvis, vote 3/0.
- **Motion** to close the Executive Session and open the regular Supervisor meeting was made by Supervisor Kahl and 2<sup>nd</sup> by Supervisor Jarvis, vote 3/0.

#### Peach Bottom Township Recreation Center

The Supervisors want to clean up the area and will be removing 3 of the sheds by August. The remaining shed will be relocated to the end of the parking lot until December 31<sup>st</sup> at which time, if not already removed, the Township will remove it.

- **Motion** to adjourn at 8:17 p.m. was made by Supervisor Kahl and 2<sup>nd</sup> by Supervisor Jarvis, vote 3/0.