

TILDEN TOWNSHIP BOARD OF SUPERVISORS

Wednesday, December 13, 2023
Regular Meeting

The Tilden Township Board of Supervisors met in the Township Municipal Building with the following present: Supervisors Gene Schappell, Fred Herman and Richard Delong, Township Police Chief William McEllroy, Township Solicitor Joan London, Township Manager/Secretary/Treasurer Monica Flower, Assistant Secretary Samantha Hartman, Roadmaster Michael Quick, and local residents. A copy of the roster is on file with the secretary.

The meeting was called to order by Chairman Gene Schappell at 7:09 P. M. followed by the Pledge of Allegiance.

AN EXECUTIVE SESSION WAS HELD WEDNESDAY, DECEMBER 13, 2023 AT 6:30 PM FOR PERSONNEL.

PUBLIC PARTICIPATION:

- Phil Werley requests consideration for his land North of Laurel Ave, East of Pine Road to be rezoned to Commercial. In exchange, he will agree to an easement for sight distance at that intersection for the Township to maintain low cut weeds. Solicitor Joan London states, this kind of exchange would be an inappropriate way of rezoning, potentially being considered "spot zoning". Mr. Werley recalls past instances of property along I-78 that had been rezoned and "spot zoned" at the property owner's request. Mr. Werley also inquired about solar being allowed on his property. He was advised that as per the current Solar Energy Ordinance, solar is allowed on his property.
- Dale Stoudt asked if there is a limit to the amount that can be held in the Fire Tax account at the December 8th Workshop Meeting. Manager Monica Flower and Solicitor Joan London state there is nothing stated in the 2nd Class Township Code or MPC for a maximum amount able to be held. Monica also recalls a educational PSATS webinar stating the account does not need to be zeroed at the end of each year, a balance can be kept.
- Ronnie Arndt states concern for the outdoor lighting at the barn located at 803 Hex Highway. Ronnie explains the light shines at the traffic traveling East on Hex Highway and the light is blinding to the traffic at the stop sign attempting to turn off of Pine Road. A complaint form is to be filled out for this concern and follow up with the property owner will occur.
- Claude Stufflet states his complaint regarding the construction work being done at Edge Self Storage. Claude states the work is continuing after dark, specifically mentioning the work being done as late as 7pm. Claude and Ronnie Arndt are both neighbors to Edge Self Storage and state tractor trailers are backing up with deliveries. The Ordinance for acceptable construction hours is in question along with the Zoning Hearing Board's decision regarding the construction of the new storage buildings at this location. Complaint forms are to be filled out for this concern and follow up from the Zoning Officer will occur.

PAYMENT OF BILLS

A Motion was made by Richard Delong and seconded by Fred Herman to pay the following bills for November 2023 and accept the debt service. Upon roll call Schappell, Herman and Delong voted yes.

PAYMENT OF BILLS - November 2023

General Fund - Ck# 5343 - 5379 in the amount of \$37,500.74
Auto deductions in the amount of \$17,014.49

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Payroll - Ck# 13640 - 13643 & EFT in the amount of \$53,778.78
 ACH & EFTPS Transfers (Fed, State taxes) in the amount of \$20,569.74
 ARP Funds - Ck# 1013 in the amount of \$2,499.61
 Building & Zoning - Ck# 4451 - 452 & EFT in the amount of \$45,380.84
 Sewer Fund - Ck# 3369 - 3371 in the amount of \$11,813.13
 Auto deductions in the amount of \$757.00
 Water System - Ck# 1203 - 1208 in the amount of \$8,971.40
 Auto deductions in the amount of \$579.08
 Cabela Traffic Light - Ck# 2065 in the amount of \$594.54
 Auto deduction in the amount of \$122.93
 Tilden Ridge Traffic Light Fund - Auto deduction in the amount of \$145.81
 TIP Traffic Light - Auto deductions in the amount of \$88.32
 TIP Street Light Fund - Auto deduction in the amount of \$817.25
 West Hamburg Street Light - Auto deduction in the amount of \$261.99
 Stormwater Control Fund - Ck# 158 - 159 in the amount of \$1,239.00

DEBT SERVICE

Tilden Collection System - \$1,232,166.51
 HMA sewer expansion - \$2,184,557.05

A Motion was made by Fred Herman and seconded by Richard Delong to authorize the Treasurer to pay all bills prior to closing out the books for 2023. Upon roll call Schappell, Herman and Delong voted yes.

APPROVAL OF MINUTES

A Motion was made by Richard Delong and seconded by Gene Schappell to approve the November 2, 2023 Workshop Meeting Minutes, November 8, 2023 Regular Meeting Minutes and November 20, 2023 Budget Meeting Minutes. Upon roll call Schappell, Herman and Delong voted yes.

Reports:

POLICE

- The report for November 2023 was given by Chief McEllroy.

A Motion was made by Richard Delong and seconded by Fred Herman to accept the resignation of Officer Ronald A. Mohl effective December 9, 2023. Upon roll call Schappell, Herman and Delong voted yes.

FIRE SERVICES

- Monthly report was given by Fire Chief Jarrod Emes.
- As advised by the Fire Analysis, a Fire Advisory Committee is being created. A community member from Tilden Township, Windsor Township and Hamburg Borough will be on this committee.
- Recent fundraisers were successful. The boot drive generated \$6,500 and the meat ticket sales generated \$1,100.
- A meeting is requested for review of the Final Fire Analysis.

SOLICITOR

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- Solicitor Joan London states she met with LeadCar Honda representatives and Township Engineer Greg Haas virtually on December 5th and requests for LeadCar Honda to be on the January 2nd Regular Meeting and for Greg Haas to be present for this meeting.

ZONING/BUILDING

- The Report for November 2023 was received.

ROADMASTER/DRIVEWAY INSPECTOR

- The Report for November 2023 was given by Mike Quick.

WATER SYSTEM

- Elite Water Ops Monthly report was received for November 2023.

SECRETARY

- The report for November 2023 was given by Monica Flower.

RESOLUTIONS

A Motion was made by Fred Herman and seconded by Gene Schappell to adopt Resolution #2023-18 the Final Budget for Fiscal Year 2024. Advertised in the Reading Eagle on November 22, 2023 and posted at the township municipal building on November 22, 2022. Upon roll call Schappell and Herman voted yes; Delong voted no.

Total General Fund 2024 Budget - \$2,692,761.90

"BE IT HEREBY RESOLVED AND ENACTED, THAT WE, the Board of Supervisors of Tilden Township, hereby adopt the budget for the year 2024, setting forth the estimated expenditures which are hereby appropriated from the revenues available for the current year for the specific purposes set forth, which amounts are more fully itemized in the budget form which is on file with the township secretary."

A Motion was made by Gene Schappell and seconded by Fred Herman to adopt Resolution #2023-19 for Real Estate Tax, to levy real estate taxes, "BE IT HEREBY RESOLVED AND ENACTED, by the Board of Supervisors of the Township of Tilden, that a real estate tax of 1.95 mills on each dollar of assessed valuation or the sum of \$1.95 on each \$1,000 dollars of assessed valuation is hereby levied on all property within the municipality and subject to taxation for the fiscal year 2024 for general government, the maintenance of roads, etc." (NOTE: no increase) Upon roll call Schappell, Herman and Delong voted yes.

A Motion was made by Fred Herman and seconded by Richard Delong to adopt Resolution #2023-20 to adopt all other taxes. ½ of 1% Real Estate Transfer Tax, Local Services Tax \$52.00 and 5% Amusement taxes (NOTE: no increase). Upon roll call, Schappell, Herman and Delong voted yes.

A Motion was made by Fred Herman and seconded by Richard Delong to adopt Resolution #2023-21 to adopt the West Hamburg Street Light Tax. "BE IT HEREBY RESOLVED AND ENACTED by the Board of Supervisors of Tilden Township to levy a street light tax

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at \$1.00 per front foot for street lights in West Hamburg for the fiscal year 2024." (NOTE: no increase) Upon roll call, Schappell, Herman and Delong voted yes.

A Motion was made by Fred Herman and seconded by Gene Schappell to adopt Resolution #2023-22 to adopt Street Light Taxes in the Tilden Industrial Park. "BE IT HEREBY RESOLVED AND ENACTED by the Board of Supervisors of the Township of Tilden to levy a street light tax in the Tilden Industrial Park at .68 mills (\$0.68 per \$1,000) based upon the assessed valuation" for fiscal year 2024. (NOTE: no increase) Upon roll call Schappell, Herman and Delong voted yes.

A Motion was made by Gene Schappell and seconded by Fred Herman to adopt Resolution #2023-23 to adopt sewer rates in the Tilden Industrial Park. "BE IT HEREBY RESOLVED, that the sewer rates in the Tilden Industrial Park to remain at \$180.00 per quarter (minimum 0-16,000 gallons and \$19.00 per 1,000 gallons above 16,000 gallons)" for fiscal year 2024. (NOTE: no increase) Upon roll call Schappell, Herman and Delong voted yes.

A Motion was made by Fred Herman and seconded by Gene Schappell to adopt Resolution #2023-24 to adopt sewer rates in West Hamburg and the Pleasant Hills Mobile Home Park. "BE IT HEREBY RESOLVED, that the sewer rates in West Hamburg and the Pleasant Hills Mobile Home Park remain at \$180.00 per quarter/lot" for fiscal year 2024. (NOTE: no increase) Upon roll call, Schappell, Herman and Delong voted yes.

A Motion was made by Gene Schappell and seconded by Richard Delong to adopt Resolution #2023-25 "BE IT HEREBY RESOLVED, that the water rates for the commercial district will be \$7.00 per 1,000 gallons" for fiscal year 2024. (NOTE: no increase) Upon roll call Schappell, Herman and Delong voted yes.

A Motion was made by Fred Herman and seconded by Gene Schappell to adopt Resolution #2023-26 to adopt a fire tax, "BE IT HEREBY RESOLVED AND ENACTED, by the Board of Supervisors of the Township of Tilden, that a fire tax of .40 mills on each dollar of assessed valuation or the sum of \$.40 on each \$1,000 dollars of assessed valuation is hereby levied on all property within the municipality and subject to taxation" for the fiscal year 2024 for Fire Services. (NOTE: .15 INCREASE) Upon roll call, Schappell, Herman and Delong voted yes.

SUBDIVISION/LAND DEVELOPMENT

A Motion was made by Richard Delong and seconded by Fred Herman to approve the release of the remaining Financial Security for McDonald's in the amount of \$5,981.25. Upon roll call Schappell, Herman and Delong voted yes.

A Motion was made by Richard Delong and seconded by Fred Herman to grant Conditional Final Plan Approval to the Jurgielewicz Duck Hatchery Plan, contingent to satisfying all KCE comments dated October 31, 2023. Upon roll call Schappell, Herman and Delong voted yes.

NEW BUSINESS

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A Motion was made by Gene Schappell and seconded by Fred Herman to approve and advertise the Schedule of Meetings for 2024 in the Reading Eagle. Upon roll call Schappell, Herman voted yes, Delong voted no.

A Motion was made by Richard Delong and seconded by Fred Herman to approve Arlan R. Wessner, Inc. as the hauler for 2024 at \$4.50 per ton. Upon roll call Schappell, Herman and Delong voted yes.

ADJOURNMENT

A Motion was made by Gene Schappell and seconded by Richard Delong to adjourn the meeting @ 8:38 P.M. Upon roll call Schappell, Herman and Delong voted yes.

ATTEST:

Samantha Hartman
Assistant Secretary