

**GREENE TOWNSHIP  
BUSINESS MEETING  
JANUARY 3, 2023**

Present:

Rodney Weaver

Robert Bressler

Jeff Corson

Chris Scaff

Brian J Miller

Wade Jodun

Coreena Meyer

Jim Harbach

Levi S Fisher

Matthew Miller via phone

Mala Moore

Gayle Phillips

Tom Jeffries

Brian Wynn

Donald Lamey

Justin Snook

Emanuel Peachey

Jake Fisher

Robert Bressler called the meeting to order at 7:00PM with the Pledge of Allegiance.

**Greene Township Supervisor Chairman:** Supervisor Co-Chairman Robert Bressler motioned that Matthew Miller retain the position of Chairman of Supervisors for Greene Township for the year 2023. Rodney Weaver seconded. Motion carried.

**Greene Township Supervisor Vice-Chairman:** Supervisor Chairman Matthew Miller motioned and it was seconded by Supervisor Rodney Weaver that Robert Bressler retains the office of Vice-Chairman of Greene Township Supervisors for the year 2023. Motion carried.

**Greene Township Secretary/Treasurer:** Robert Bressler motioned that Mala Moore retain the position of Greene Township Secretary/Treasurer at present salary of \$830.52 per month with a 3% pay raise for 2023. Rodney Weaver seconded the motion. Motion carried.

**Greene Township Zoning Officer:** Robert Bressler motioned that Light-Heigel & Associates, Inc. become the zoning officer for Greene Township. The representative for that company is Kyle Kehoe. He will retain the office of Zoning & Building Code Officer. He will also be the Floodplain Administrator for Greene Township as of this date, January 3, 2023.

**Greene Township Zoning Hearing Board:** Members are Mark Geisewite, Robbie Weaver, and Heath Soo. Rodney Weaver motioned and seconded by Matthew Miller that the members retain their position as Zoning Hearing Board for the year 2023. The pay of \$35.00 per board member, per hearing will apply. Motion carried.

**Greene Township Planning Commission:** Members are Jeff Corson (Co-Chairman of Planning), Alicia Cramer (Co-Chairman of Planning), Alicia and Jeff will be compensated \$50.00 per meeting. Paul Bohnert, Larry Sheats, and Donnell Jeffries retain their positions as Greene Township Planning Commission and compensated \$30.00 per meeting. Rodney Weaver motioned to accept the members and compensation rate as stated. Matthew Miller seconded the motion. Motion carried.

**Greene Township Auditors:** Christina Ware, Dawn Jeffries, and Kelly Bixel are Greene Township's elected auditors. Rodney Weaver motioned to accept Greene Township Auditors at the rate of \$10.00 per hour plus mileage of \$65.5 per mile while auditing. Matthew Miller seconded. Motion carried.

**Greene Township Tax Collector:** Rodney Weaver motioned to retain Mala Moore as elected Greene Township Tax Collector at a rate of \$2.25 per collected bill and \$5.00 per tax certification. Matthew Miller seconded the motion. Motion carried.

**Greene Township Solicitor:** Rodney Weaver motioned that Greene Township retain Scott T Williams, and the law firm, Perciballi & Williams as Greene Township Solicitor for 2023. Matthew Miller seconded the motion. Motion carried.

**Greene Township Alternate Solicitor:** Rodney Weaver motioned that McQuaide Blasko be retained as our alternate solicitor for Greene Township. The representative for that firm is John C Bee. Matthew Miller seconded the motion. Motion carried.

**Chris Scaff Emergency Management Coordinator:** Rodney Weaver motioned to keep Chris Scaff as Emergency Management Coordinator for Greene Township, Clinton County. Matthew Miller seconded the motion. Motion carried.

**Greene Township Roadmaster/Full-time employee:** Matthew Miller motioned that Rodney Weaver continue to fill the position of roadmaster/employee as a full time position for the year 2023 at the present rate of \$20.76 per hour. Matthew Miller seconded the motion. Motion carried. Note: Rodney Weaver will need to approach the auditors in the form of a letter for any pay increase as he is a working supervisor.

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**Insurance Co.:** Rodney Weaver motioned and it was seconded by Matthew Miller that The Motter Agency remains our insurance agent for 2023. Selective is the surety company with The Motter Agency. Motion carried.

**Hearing Board Attorney:** Rodney Weaver motioned that Frank Miceli remain as Zoning Hearing Board Solicitor. Matthew Miller seconded. Motion carried.

**Sewage Enforcement Officer:** We received a letter from Jeff Kreger expressing an interest to remain our Sewage Enforcement Officer for Greene Township for 2023. Rodney Weaver motioned that Jeff Kreger remain our Sewage Enforcement Officer with Stan Wallace and Shawn Kreger as alternate. Matthew Miller seconded. Motion carried.

**UCC Building Inspection:** Rodney Weaver motioned that Light-Heigel & Associates, Inc. fill the position of our third party inspection agency. Matthew Miller seconded. Motion carried.

**Engineer:** Rodney Weaver motioned and seconded by Matthew Miller that Todd Pysher Associates, Inc. remain Greene Township engineer. Motion carried.

**UCC Appeals Board:** Rodney Weaver motioned and seconded by Matthew Miller that we retain Charles A Grieb, James Matthews, and John H Moore as UCC Appeals Board. Motion carried.

**Right to Know Officer:** Rodney Weaver motioned that Mala Moore remain our Right to Know Officer for Greene Township. Matthew Miller seconded. Motion carried.

**Part-Time Employees:** Marvin Weaver, Matthew Miller, Shawn Weaver, Chad Weaver, and Bill Kerstetter. Rodney Weaver motioned to approve part-time employees as listed. Matthew Miller seconded. Seasonal employees, Chad Weaver and Shawn Weaver will be compensated \$15.00 per hour for 2023.

**Greene Township real estate tax rate:** Rodney Weaver motioned that the tax rate for 2023 real estate remain at .00056. Matthew Miller seconded. Motion carried.

The following fee schedule was motioned by Rodney Weaver and seconded by Matthew Miller. Motion carried.

**Fee Schedule:**

Subdivision:	\$100.00
Land Development Plan	\$250.00
Zoning Board Hearing:	\$600.00
Board of Supervisors Hearing	\$600.00
Snow Removal:	\$100.00 per hour
Antiskid:	\$80.00 per ton
Grader/hour	\$100.00
Hi-lift/hour	\$100.00
Boom Mower	\$100.00 per hour
Municipal Building Rent	\$100.00 (refund of \$25.00 if acceptable)
Mileage reimbursement	\$.65.5 per mile
Ordinance Book sale or electronic	\$20.00 plus shipping
Subdivision Book sale or electronic	\$20.00 plus shipping

The zoning permit application fee of \$75.00 will be charged for under \$5,000.00. A permit application that exceeds \$5,000.00 will be charged \$75.00 plus \$2.00 for each additional \$1,000.00, with no cap. This fee schedule will apply January 4, 2023.

A Municipal Building Administration fee of \$50.00 per permit will be applied to all building permits collected by Light-Heigel & Associates, Inc. for 2023.

SEO fee Schedule: Jeff Kreger fee schedule as posted at the township board.

Rodney Weaver motioned and seconded by Matthew Miller to accept the above fee schedule as printed. Motion carried.

**Minutes:** The minutes were emailed to the Board of Supervisors. Rodney Weaver motioned to accept the minutes from the December 6, 2022 meeting as presented. Matthew Miller seconded the motion. Motion carried.

**Treasurers Report:** Financial reports of revenues and expenditures were distributed for approval. The General Fund Account stands at \$339,237.67. Liquid Fuels State Account Balance is \$11,479.52. The ARPA fund account was closed on December 12. The deposit on \$92,900.94 is shown in the General Fund. The Board also inspected December payroll and December paid invoices. Rodney Weaver motioned to accept the Treasurer's Report/payroll/invoices as presented. Robert Bressler seconded. Motion carried.

Robert Bressler motioned to allow the treasurer to pay all incoming bills for the month of January 2023. Rodney Weaver seconded. Motion carried.

Nicholas Escrow Account balance as of 11/30/22 was \$281,899.52 with interest earned \$150.52. On December 13, 2022 Check #0991 was written out in the amount of \$143,165.00 and delivered to Brian Miller. On December 13, 2022 the account balance is \$138,734.52.

**Report of Zoning Officer:** Zoning Officer Rich Brungard emailed the December's zoning activity sheet. The amount collected for the month was \$7,809.00. There were 11 permits approved.

**Report of Planning Commission:** Jeff Corson reported that the Greene Township Planning Commission met on December 21, 2022. The purpose of the meeting was to review Brian Wynn Final Subdivision Plan – Lot 2 as well as review a Final as Built LDP for Nicholas Meat.

**Wynn Preliminary Final Subdivision Plan – Lot 2:** The Greene Township Planning Commission met on December 21, 2022 to review a Subdivision Plan – Lot 2 presented to them by Larson Design Group. After their review, the Planning Commission recommended by a vote to the Board of Supervisors. The Board of Supervisors had their monthly meeting on January 3, 2023. After reviewing the Wynn Subdivision Plan – Lot 2, Rodney Weaver motioned to approve the Plan as presented. Robert Bressler seconded the motion. Motion carried. A letter of approval will be send to Brian Wynn. The subdivision review fee of \$100.00 was paid.

**Final/As-Built LDP for Nicholas Meat, LLC Parking Lot Project:** The Greene Township Planning Commission met on December 21, 2022 to review the Final/As-Built LDP for Nicholas Meat, LLC Parking Lot Project. It was reviewed by Todd Pysner, our township engineer prior to their meeting on December 21, 2022. Todd reviewed the LDP and had minor conditions. The PC also requested HOP which was given to the PC by Brian Miller. By vote, the Planning Commission approved the Plan contingent of conditions. No signatures were put on the Plan. When the Plan is available to sign, Jeff Corson reported that signatures would be sought.

**Emergency Management Coordinator Report:** Chris stated that PEMA is asking for basic and Pro-level members do 75 hours of training. Chris discussed the Clinton County Dept. of Emergency Service Letter dated December 8, 2022. Rodney Weaver stated he would try and attend the meeting with Chris in January as a township representative.

#### OLD BUSINESS

**Zoning Ordinance Amendment:** With Scott Williams.

**Snook Road Bridge Replacement:** Project is complete. The secretary is in the process of submitting paperwork to PennDOT for reimbursement.

**Renewable (Sustainable) Resource Project Preliminary LDP:** Brian reported that 90% of site improvements are done.

**Nicholas Meat, LLC Sewage Deposal Plan:** In addressing the DEP technical deficiency letter, a revised O & M Agreement needs to be approved by the Board of Supervisors and signed. (See New Business). The other item on the letter needs Jeff Kreger attention. The Board asked that this letter be processed for DEP ASAP.

**Final/As-Built LDP for Nicholas Meat:** Brian Miller stated that Milnes Engineering will submit the Plan to meet the conditions. He hopes to have the Final Plan available for the Board of Supervisors at their February 7, 2023 meeting.

NM Stormwater LDP. Release of funds took place on December 13, 2022

**2023 Proposed Budget:** The Proposed Budget for 202 was adopted at the December 6, 2022 meeting.

Keith Kerns Consulting: The Township has asked him to work on a website for the township.

General Code: In progress.

**Citizens Input:** Citizen Coreena Meyer as well as conservationist Wade Jodun were in attendance at our meeting questioning the new Stormwater Ordinance that was adopted by the Board of Supervisors on October 4, 2022. The township through Zoning Officer Rich Brungard, received two zoning requests that will require

both Land Development Plan as well possible stormwater plan. Wade Jodun stated that since its enforcement, he has had a ton of phone calls. Coreena stated that she received the ordinance that day and had not a chance to read through the 74 page document, however, she has many questions. Robert Bressler stated that at our next monthly meeting which would be February 7, 2023, we would invite our township engineer, Todd Pysher to come explain enforcement of the new ordinance.

Robert stated that the Stormwater Ordinance was advertised as required and the Board of Supervisors were ready at the September 6, 2022 business meeting to adopt it, however, there were questions asked so they tabled it until the October 4, 2022 meeting. Todd Pysher attended the October 4, 2022 meeting and explained the Stormwater Ordinance in detail at that meeting. The Board of Supervisors adopted the ordinance at that meeting.

## NEW BUSINESS

**O & M Agreement for Nicholas Meat, LLC Sewage Deposal Plan:** As stated in Unfinished Business, the deficiency letter from DEP asked that the O & M Agreement be revised. Rodney motioned to accept the revised O & M Agreement as rewritten by Attorney Scott Williams and Robert Schena. Robert Bressler seconded the motion. Motion carried. The Supervisors will sign and Mala will notarize their signature.

**Light-Heigel Proposal:** As stated in the Organizational part of this meeting, the Board of Supervisors unanimously approved Light-Heigel & Associates, Inc. as our Zoning Officer and Building Code Inspection agency. The Board had a work session with this company. All zoning permits can be submitted via email or we will have a container outside of the building for picking up new applications as well as a drop off box for filled out applications. Kyle Kehoe is the representative of that company. He will have a key to the building. His phone number is available.

Mala will need to contact Rich Brungard and Code Inspections, Inc. on Wednesday, January 4, 2023.

**2023 Road Project:** It was discussed that Snook Road is the road project this year. Rodney will contact Daren Stover and have an estimate for the February meeting.

**PSATS/CDL:** Pay dues and subscriptions for year 2023. We received the PSATS conference brochure.

**Manure Pits:** Due to an investigation on Brungard Road concerning a manure pit that was never issued a zoning permit. The township contacted Beth Futrick, Blair County Conservationist, ombudsman, who informed us that a zoning permit may not be required for a manure pit in the state of Pennsylvania.

Correspondence:

1. A letter from CCCD dated December 13, 2022 and December 2, 2022.
2. Letter from Cedar Run Evn. Services, Inc. dated December 5, 2022.
3. Membership brochure from Goodwill Hose.

**Meeting Adjourned at 8:41 PM:** The next meeting will be on **Tuesday February 7, 2023 at 7:00 P.M.**

Respectfully Submitted,  
Mala Moore