

# GREENE TOWNSHIP BUSINESS MEETING NOVEMBER 6, 2024

Present:

Rodney Weaver  
Robert Bressler  
Todd Pysher  
Donald Lamey  
Gale Phillips  
Doug Nicholas  
Burton Ware III

Matthew Miller  
Mala Moore  
Ben K Esh Jr.  
Tom Jeffries  
Duane Eichenlaub  
Coreena Meyers  
Benuel K Stoltzfus Jr.

**Hearing:** A Hearing took place at 6:30PM on November 6, 2024. The purpose of the hearing was to receive public comment on Township Ordinance Number 2024-03 known as the Greene Township Stormwater Management Ordinance. Greene Township Engineer Todd Pysher was present and presented the changes in red font. The changes were placed on the Township monitor for public comment.

Supervisor Matthew Miller called the meeting to order at 7:00PM with the Pledge of Allegiance.

After consideration, Robert Bressler motioned to enact Ordinance Number 2024-03 known as the Greene Township Stormwater Management Ordinance. Rodney Weaver seconded the motion. Motion carried.

It was further stated by the Board of Supervisors that the Timber Harvest portion of the Stormwater Ordinance Number 090622 was removed. All timber harvest earth moving activities will be handled through the Clinton County Conservation District.

**Hearing:** Public notice is hereby given that the Board of Supervisors will hold a public hearing to consider enactment of Ordinance No. 2024-02 amending Sections 1.03, 2.02, 2.03, 3.03 and 8.22 of the Greene Township Zoning Ordinance to, among other things, correct textual errors. The Board and the public examined each section mentioned. Two textual errors were discovered: Section 1.03 dwelling (not swelling) and Section 2.02 (2) should read Institutional Residence.

Robert Bressler motioned to enact Ordinance No. 2024-02 amending the noted sections as presented. Rodney Weaver seconded the motion. Motion carried.

**Minutes:** The minutes were emailed to the Board of Supervisors. Robert Bressler motioned to accept the minutes from the October 1, 2024 meeting as presented. Rodney Weaver seconded the motion. Motion carried.

**Treasurers Report:** The Treasurer's Report was presented to the Board of Supervisors for review. The General Fund Account stands at \$537,094.76. State Liquid Fuels balance is \$10,356.91. After reviewing the reports/payroll/invoices, Robert Bressler motioned to accept the Treasurer's Report as presented. Rodney Weaver seconded. Motion carried.

The Board authorized the treasurer to pay all incoming bills for the month of November, 2024.

Nicholas Escrow Account balance as of 09/30/24 was \$140,464.99 which includes interest of \$59.62.

John L Stoltzfus Escrow Account balance as of 09/30/24 was \$142,603.63 which includes interest of \$60.53.

**PUBLIC COMMENT:** Coreena Meyer asked that the agenda be posted sooner than 24 hours before the meeting.

**The Planning Commission Report:** The Planning Commission minutes were presented to the Board. The meeting took place on October 16, 2024 with the following actions:

1, Rueben & Annie Esh Lot Consolidation Plan: Mr. Esh presented five copies of the revised Plan. The Planning Commission recommended the Plan to the Board of Supervisors with a Condition that a Consolidation deed be drafted and ready for recording. The Commission signed the Plan at their meeting.

**Rueben & Annie Esh Lot Consolidation:** The Board of Supervisors reviewed the Consolidation Plan as presented. Also presented to the Board was a drafted Consolidation deed from Mike Evanko. Robert Bressler motioned to conditionally approve the Plan upon our solicitor Scott T Williams review the draft copy. Rodney Weaver seconded the motion. Motion carried. The Board asked the secretary to deliver the Plan and the drafted consolidation deed to Scott's office for review. The Board did not sign the Plans.

2. Amos Beiler Consolidation Plan was on the agenda. There was no representation and the Plans that were available had not been revised. It was tabled until the November meeting.

3. Amos Glick Duck Barn: No show. The Planning Commission tabled that Plan until the November meeting.

**Report of Zoning Officer:** Zoning Officer Kyle Kehoe emailed a report for the month of October. Zoning permits were issued in the amount of \$1,230.00.

**Emergency Management Coordinator Report:** Chris was not present for the meeting. Clinton County Emergency Manager Scott Kemmerer emailed a copy of the completed Mitigation Plan for the Township record. No action was needed.

## OLD BUSINESS

**The Zoning Ordinance Amendments:** The hearing took place at 7:00PM. Amendments were enacted.

**General Code:** The Board will meet on November 12, 2024 to complete the analysis.

**Sustainable Resource Facility (SRF) Preliminary LDP:** Conditions 3 & 4 are outstanding. The Township has had no correspondence from Nicholas Meats, LLC.

**Nicholas Meat, LLC Sewage Disposal Plan:** Greene Township received a letter dated October 31, 2024, from Ned Slocum of Milnes Engineering who represents Nicholas Meats LLC. The letter stated that Nicholas Meat LLC will be applying to the PA DEP for a Water Quality Management Permit. Duane Eichenlaub of Nicholas Meats LLC was present and commented that the WQM permit was submitted electronically to PA DEP on November 1, 2024.

**NM Stormwater LDP:** Nicholas Meats, LLC had nothing to report.

**Ben K Esh Veal Barn:** Mr. Esh was not able to fulfill the COA for property owners signatures, therefore, our solicitor and our Township Engineer as well as the Board of Supervisors agreed that the condition be removed. Supervisor Robert Bressler motioned to remove the Condition of Approval for Maintenance Agreement. Rodney Weaver seconded the motion. Motion carried. All conditions were met; therefore, the Board of Supervisors signed the Plan as required. One copy was kept for Township record.

## NEW BUSINESS

**Resolution and Right-to-know policy:** Robert Bressler motioned that we approve Resolution 2024-1106 the Right-to-know policy as written by Perciballi & Williams. Rodney Weaver seconded the motion. Motion carried.

**2025 Budget:** The Board of Supervisors asked the secretary to advertise the 2024 Budget for consideration at the December 3, 2024 meeting.

**Dirt & Gravel Road Project Application:** The application is with the CCCD, nothing to report.

Correspondence:

1. CCCD – Save the Date – December 18, 2024 – Ag Brunch & Workshop
2. Jonathan Plessinger email concerning Code Red sign up.
3. Maxwell Truck & Equipment – advertisement

**Adjournment motion Robert/Rodney.** Motion carried at 7:54PM: The next meeting will be on **Tuesday, December 3, 2024**

Respectfully submitted,  
Mala Moore, Secretary/Treasurer