

Phil Kline, Chairperson of the Board, called the December 2, 2015 Workshop Meeting of the Alsace Township Board of Supervisors to order at 7:04 p.m. Present were Phillip Kline, Keith Blankenbiller, Michael Stump, Township Solicitor Gary Swavely, and Mary Anne Fieux. The meeting was held at the Alsace Township Municipal Building and Phil Kline led the Pledge of Allegiance.

COMMENTS FROM THE PUBLIC – There were no comments from the public.

SOLICITOR'S REPORT – Solicitor Gary Swavely reported he was authorized at the last meeting to advertise for the ordinance related to PSATS and participating in the Pennsylvania Townships Health Insurance Cooperative Trust. Mr. Swavely stated the legal ad has been sent off to the Reading Eagle and will be advertised on Friday, December 4, 2015.

Mr. Swavely reported on the Reserve at Spring Pointe – Phase 2 and the request for partial release of escrow tabled at the last meeting. Mr. Swavely stated he has spoken with the developer's attorney who stated the emergency access cost is higher than anticipated. Solicitor Swavely stated there is enough contingency to cover the cost of the emergency access.

ADMINISTRATION REPORT – Chairperson Kline asked the Supervisors if they had any questions on the 2016 tentative budget and there were none.

Phillip Kline reported on the proposed Zoning Ordinance and asked Ms. Fieux for an update. Ms. Fieux stated Planning Commission discussed it at their November meeting and Chairperson Ned Brumbach stated his timeframe for moving forward was February/March 2016.

SEWER REPORT – Keith Blankenbiller stated he had nothing to report.

BUILDING & ZONING REPORT – Keith Blankenbiller reported he received an email today from Scott Sweigart from Forino regarding the Reserve at Spring Pointe – Phase 2. Mr. Blankenbiller stated he received a copy of the approved Highway Occupancy Permit (HOP) for the emergency access from Mr. Sweigart. Mr. Blankenbiller stated since the HOP has been issued, Mr. Blankenbiller recommended the partial release of the Improvements escrow.

Solicitor Swavely summarized Township Engineer, Gary Kraft's letter of November 13, 2015 recommending the partial release of escrow for improvements at the Reserve at Spring Pointe – Phase 2. Keith Blankenbiller made a motion for the partial release of escrow for the Reserve at Spring Pointe – Phase 2, per the Township Engineer's recommended release of \$381,426.99 from escrow, leaving a balance of \$272,544.20 in escrow, Mike Stump seconded the motion, and the motion was unanimously approved.

Mr. Blankenbiller asked if there was any information from Fred Ebert regarding 5-Points sewer project. Keith Blankenbiller expressed his concern about the easements required to move the project forward. Mr. Blankenbiller authorized Mr. Swavely to contact Mr. Ebert regarding the easements required for the dedication of the sewer line.

PUBLIC WORKS REPORT – Mr. Stump reported leaf collection is finished and the trucks are ready to receive salt. Mr. Stump stated he hopes for a mild winter so the Township can save money on salt.

PLANNING COMMISSION REPORT – Mr. Kline asked Ms. Fieux provide a report since Chairperson Ned Brumbach was not present. Ms. Fieux reported tomorrow is a Planning Commission meeting and they will discuss Mr. Donny Wessner's plan for an annexation. Mr. Wessner's property is located at 38 Cherry Lane. Mr. Wessner is interested in obtaining additional acreage from the Evers property located at 2960 Pricetown Road to provide a larger buffer from Pricetown Road, according to Ms. Fieux.

Ms. Fieux reported at the November Planning Commission meeting the Planning Commission met with Mr. Erdlitz from 14 Wanshop Lane regarding his minor subdivision. Ms. Fieux continued stating initially Mr. Erdlitz anticipated submitting his formal submission for the December meeting. Mr. Erdlitz was not able to provide plans for the upcoming December meeting since his current minor subdivision plan was taken from four (4) different plot sources, according to Ms. Fieux. Ms. Fieux stated Mr. Erdlitz would make a formal submission to the Planning Commission after a proper survey of his property is conducted.

SUPERVISORS REPORT – Chairperson Kline asked the Supervisors for their reports. Keith Blankenbiller asked Mr. Swavely about the Barrett property. Solicitor Swavely explained the case was continued and will be rescheduled at a future date. Mr. Swavely stated he sent a letter to the Barrett's attorney, Mr. Bambrick to clarify the outstanding issues needing to be resolved. Solicitor Swavely concluded stating he should know the new court date tomorrow and will follow-up with Attorney Bambrick.

ALSACE MANOR VOLUNTEER FIRE COMPANY – Fire Chief Wendy Becker was not present, however, Darlene Bartsch reported the hoagie sandwich sale was a success. Ms. Becker stated they sold out of all hoagies at Sam's Club.

ADDITIONAL COMMENTS – Chairperson Kline asked if there were additional comments from the Supervisors or the Public. Ryan Eller from the public asked a question about building on a particular lot located on Poplar Avenue. Mr. Kline deferred the question to Mr. Blankenbiller who recommended Mr. Eller speak with the Township Code and Zoning Officer, Joe Neidert, from Kraft Code Services. Mr. Blankenbiller suggested Mr. Eller obtain a map of the lot prior to meeting with Mr. Neidert.

Keith Blankenbiller made a motion to adjourn the meeting, seconded by Mike Stump and the motion was unanimously approved. Adjournment was at 7:25 p.m.

Respectfully Submitted,

Mary Anne Fieux
Secretary – Treasurer