

MAHONING TOWNSHIP BOARD OF SUPERVISORS MEETING
MINUTES
June 24, 2020

DRAFT

CALL TO ORDER:

Bruce Steigerwalt called the meeting to order at 6:00 PM at the Mahoning Township Building (Public Works Building), 2685 Mahoning Drive East, Lehighton, PA 18235

PRESENT:

Bruce Steigerwalt, Chairman; Robert Slaw, Vice Chairman; Myron Blahy, Supervisor; David Pollock, Supervisor; Thomas Nanovic, Solicitor and Natalie D. Haggerty, Secretary-Treasurer

ABSENT:

Brian Reeser, Supervisor

PUBLIC COMMENT:

Brent Birth present on behalf of Mildred Felten Subdivision requesting a waiver for no perc tests to be done on the residual tract (on lot one there is an existing system and did perc tests and lot two is the residual tract). The planning commission recommended testing on lot two, because of possible building lot in future.

MOTION

Myron Blahy made a motion to grant the waiver. Seconded by David Pollock. Bruce Steigerwalt abstain; Robert Slaw, no; David Pollock, yes and Myron Blahy, yes. Motion fails.

TABLE

Stormwater Request of not to provide stormwater testing for the access drive on portion that goes across lot number one.

MOTION

Robert Slaw made a motion not to grant waiver form 99-10F. Seconded by David Pollock. Robert Slaw, no; David Pollock, no; Bruce Steigerwalt, abstain; and Myron Blahy, abstain 2-2 (abstain) vote. Motion carries.

APPROVAL OF MINUTES:

MOTION

Myron Blahy made a motion to approve the Minutes of the June 10, 2020 Board of Supervisors Meeting. Seconded by David Pollock. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

NEW BUSINESS:

Beck Family Trust and MTMA Preliminary Plan Major Subdivision and Lot Consolidation Modification Request

(Planning Commission recommend granting the modification request of that they do not require an active survey of the entire 114 acres to give up .08 acres. Conditioned on they provide the information and tie it into the next monument on that line extended to the south dividing the municipal authority and Mr. Becks property)

MOTION

Myron Blahy made a motion to grant the modification with the condition of providing information and tie it into the next monument on the line extended to the south dividing the municipal authority and Mr. Becks property. Seconded by David Pollock. Bruce Steigerwalt,

yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

Lehigh Valley Hospital Land Development

MOTION

Robert Slaw made motion to grant Lehigh Valley Carbon Campus preliminary conditional plan approval per Peter Eisenbrown, Township Engineer DRAFT dated June 23, 2020 conditions of Section #1 (a) through (ee) and #2.

1. Preliminary plan comments, taken from the June 17, 2020 LTL review letter, that must be addressed, prior to the start of construction:
 - a. For the Lot 1 Drainage Easement Line Table and the Lot 2 Drainage Easement Line Table on Sheet EXF, add the partial line segment lengths along the tract boundary lines and the proposed lot lines so that the entire boundary of the each drainage easement may be completely described in each table (refer to line segment E14 as an example).
 - b. For the Lot 2 Drainage Easement Line Table on Sheet EXF, verify the length of line segment E21, Line Segment E21 is listed as 247.94 ft. in the table and measures approximately 265 ft. on Sheet EXF.
 - c. On Sheet LD1, revise label of Sheet EXFAT to Sheet EXF for the drainage easement note in the Proposed Legend and for the drainage easement note in the plan view.
 - d. Section 99-10. F.(2).(h).[7] – This section requires all pipes must meet PennDOT specifications. Specify on Sheet DET1 a stone material for the pipe bedding and initial backfill which complies with Class I, Class II or Class III.
 - e. On page 2-14 of the PCSM Module, an infiltration rate of 5.00 in./hr. has been utilized for Basin 1, Basin 2 and Basin 3. A copy of the infiltration test report shall be submitted to the Township to verify the proposed infiltration rates.
 - f. On page 2-52 of the PCSM Module, update the emergency spillway crest elevation for Basin 1 to elevation 555.00 to match the plans.
 - g. On page 2-72 of the PCSM Module, update the drainage area and time of concentration for the Basin 3 inflow hydrograph to match page 2-46 of the PCSM Module.
 - h. On page 2-73 of the PCSM Module, update the outlet pipe invert, the outlet pipe length and the outlet pipe slope for Basin 3 to match the plans.
 - i. For the Detention Basin/Infiltration Basin detail on Sheet DET1, update the 10-year water surface elevation for Basin 2 from 554.90 to 550.90.

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- j. For the Permanent Outlet Structure – Basin 2 detail on Sheet DET1, revise the 3 ft. wide weir elevation to from 540.40 to 550.40.
- k. For the Emergency Spillway with TRM Lining detail on Sheet DET1, revise the spillway crest elevation for Basin 3 from 554.20 to 544.20.
- l. For the Typical Orifice Plate detail, the Top Mounted Trash Rack detail and the Typical Side Trash Rack detail on Sheet DET1, label all bolts shall be stainless steel bolts.
- m. For the Top Mounted Trash Rack detail and the Typical Side Trash Rack detail on Sheet DET1;
 - i. label the length, width, thickness and material for the bar plate utilized to attach the grate to the outlet control structure
 - ii. label the material and diameter of the rebars utilized to construct the trash racks.
- n. For the Typical Orifice Plate detail on Sheet DET1;
 - i. label the length and width of the orifice plate
 - ii. provide a note to utilize a waterproof caulk material between the orifice plate and the outlet control structure.
- o. For storm profile Outlet Structure O3-1 to Endwall O3-2 on Sheet ST-PROF2, revise the O3-1 top of grate from 542.70 to 542.90.
- p. Add construction details for a Type 5 Inlet Box and a Type 6 Inlet Box.
- q. On Sheet PCSM, label storm structures CB 1-11R2, MH 01-2A, CB 3-1A and CB 3-2A.
- r. Check and label all inlets, where expanded boxes are provided, to ensure adequate construction dimensions are provided that ensure the inlet top and reducer slab do not conflict with the top of the pipe. Proposed Inlet CB 2-5 is a Type 4 box and it has approximately 9 inches of cover over the pipe. Verify that a reducer slab and with a top mounted grate can be provided at this location. Provide construction details for a reducer slab to be utilized for a Type 4 Inlet Box, a Type 5 Inlet Box and a Type 6 Inlet Box.
- s. For the constructed filter detail:
 - i. Label and dimension all 3 proposed ‘layers’ of the filter.
 - ii. Provide detail [composition breakdown] of the proposed top layer of “planting soil”.
 - iii. Provide information on the ‘lifespan’ of the filter, and potential need for replacement of same. To reduce clogging and provide easy capture of

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debris and solids, the designer may want to consider adding snouts on the last inlet of each pipe run, into each basin.

- t. Given the layout, we would recommend that a blanket easement be offered to the Township for access to the stormwater facilities, should the need arise for same.
- u. Provide the detailed information, once it has been designed by the engineer, as noted on the detail, such as clarify the material utilized for the anchor straps, anchor bolt sizing, type of concrete, depth of the concrete foundation, etc.
- v. On Sheet ST-PROF2, storm profile Outlet Structure O1-1 to Stilling Well 01-8 lists the pipe anchors shall be placed 5 ft. uphill of a storm structure. The detail on Sheet DET1 notes the pipe anchors are noted as being placed 3 ft. uphill of a storm structure. Please clarify.
- w. On Sheet ST-PROF2, storm profile Outlet Structure O1-1 to Stilling Well 01-8 refers to the Typical Anchoring System detail on Sheet D3 in multiple locations. Sheet D3 shall be revised to Sheet DET1.
- x. Provide a construction detail for a storm manhole lid with an open grate, that are being used on the manholes for the steep slope pipe run areas.
- y. We suggest that the designer consult with the Building Code Official to review the ADA parking information provided on the plans, in terms of location, quantity, sizes, grades, etc. to ensure same is accurately represented in the design stage.
- z. Review and written input from the local Fire Marshall should be provided on items included and not limited to the following:
 - Hydrant spacing
 - Hydrant locations
 - We note that the one hydrant, located along SR 0443, appears located to negatively impact traffic entering the site if a fire truck is staged at this hydrant.
 - Fire Lanes around the facility and any required pavement marking and/or signage
 - Hydrant details
 - Site circulation
 - Standpipe connections/locations
 - Backup fire flow staging and logistics
- aa. In several locations, proposed storm pipe installation will require the placement of significant fill [variable up to 25' in depth] beneath the pipe. The plan must provide information regarding the fill material types, compaction efforts, etc. to ensure the integrity of the utility. We note this occurs in at least 2 locations – for

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the pipe run between MX01-3 to M01-20 and CB 2-13 to CB 2-14.

- bb. In many areas, related to the site work aspects of the project, specialized inspections will be required for this project. This primarily includes the inspection and testing of fill for utility placement, building pads, stormwater facility berms, etc. The Township and developer should discuss this aspect of the project and notation be added to the plan regarding same. Compaction requirements related to the building pads should be coordinated and specifically discussed with the Building Code official.
 - cc. The Cover sheet should indicate the plan sheets that will be recorded. It is unclear why the table lists that Sheets ESC1 and ESC2 are not to be recorded.
 - dd. Section 99-10.F.(7).(c) – This section requires a plan for erosion and sediment control shall be prepared and submitted to the Carbon County Conservation District. A copy of the PADEP NPDES permit approval shall be provided to the Township.
 - ee. The comments from the County Planning Agency should be addressed.
2. All comments listed under item #1, above, shall be provided on a set of plans labelled as “Revised Preliminary Plans – Construction Set”. This set of plans will be reviewed by the Township Engineer for compliance. Once all conditions have been met, the Township Engineer will issue a letter regarding same.

Additional listed three design changes are subject to positive review of the Mahoning Township Planning Commission and Peter Eisenbrown, Township Engineer:

- 1. Redesign of the parking lot west of the MOB and deferral of the improvement until future building expansion. We are proposing to have this as an option if parking is required in the future. We do not need this parking for zoning compliance, and this will eliminate the driveway conflict at the front driveway. It is anticipated this will be an employee lot so public does not access the rear driveway. I recall this was a suggestion you made earlier.
- 2. The relocation of the generator and oxygen tank.
- 3. Eliminate curb along part of parking area on the south side where not required for drainage or protection from slopes.

Seconded by David Pollock. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

Declaration of Disaster Emergency (Covid 19) extend 30 days.

MOTION

Robert Slaw made a motion to extend Declaration of Disaster Emergency to August 31, 2020. Seconded by Myron Blahy. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

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OLD BUSINESS:

Summit Ridge: TABLE

Sunny Hill Farms

MOTION

Bruce Steigerwalt made a motion to approve Sunny Hill Farms Agreement. Seconded by Myron Blahy. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

Verizon lease extension request (discussion) This is regards to an email received 3/10/20. They are looking to renew lease agreement. Our current contract is in place until 2032:

MOTION

David Pollock made a motion to send edited version of Tom's letter to Verizon including request to modify our access easement for purpose of future building. Seconded by Myron Blahy. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

Traffic Signal Plans and Agreements PennDOT

MOTION

David Pollock made a motion to authorize chairman to sign agreements and plans and to adopt Resolutions 2020-20 and 2020-21. Seconded by Myron Blahy. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

Pumpkin Land Lease (Nevin Frey will provide a description of land as Exhibit A)

MOTION

Myron Blahy made a motion to approve lease agreement. Seconded by David Pollock. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

CORRESPONDENCE:

Bruce Steigerwalt made a motion to accept and place on file the correspondence dated June 24, 2020. Seconded by Robert Slaw. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

***ROBERT YURCHAK, ESQUIRE

RE: BEAVER MEADOWS LOOKING TO ENTER INTO AN AGREEMENT TO PARTICIPATE IN JOINT BOARD OF APPEALS FOR UCC MATTERS

MOTION

Robert Slaw made a motion to allow Beaver Meadows to enter into agreement to participate in joint board of appeals for UCC. Seconded by Myron Blahy. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 4-0 vote. Motion carried.

Tom will notify and include Mahoning is in favor of reducing number of representative numbers to make a quorum.

***JOHN DAVIS, MUNICIPAL SERVICE REPRESENTATIVE

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RE: DUE TO RECENT FAILURE OF A MUNICIPAL OWNED TRAFFIC SIGNAL POLE
INITIATIVE RECOMMENDED FOR ACTIONS TO BE TAKEN TO MINIMIZE RISK TO
THE PUBLIC

***PEMA

RE: GREEN INFRASTRUCTURE AND HAZARD MITIGATION INTEGRATED
PLANNING WEBINAR JULY 16, 2020

***CARBON COUNTY PLANNING COMMISSION, IVAN MEIXELL JR, PLANNER
RE: REVIEW OF MINOR SUBDIVISION LOT LINE REVISION BECK AND MTMA.
RECOMMEND PRELIMINARY PLAN APPROVAL

Robert Slaw questioned the Zoning Hearing Board application for variance hearing for LV signs.

Bruce Steigerwalt shared correspondence he received regarding notice of intent to remediate the former Lehighon Electronics

COMMITTEE REPORTS:

Police

Requesting over time permission for the racetrack.

MOTION

David Pollock made a motion to grant permission for an officer to be present at the Mahoning Valley Racetrack and to right down the number of tickets at the open (approx. 4:00PM and go back over approx. 7:00PM and take another count) do said to verify attendance. Seconded by Robert Slaw. Bruce Steigerwalt, no; Robert Slaw, yes; Myron Blahy, yes and David Pollock, yes 3-1 vote. Motion carried.

Road

Did not meet. The road department is doing a lot of paving.

OFFICIALS:

Carl Faust: Blakeslee Blvd West. property complaint. The modular is recorded in Schuylkill County.

Bruce Steigerwalt: There is a fence on Jamestown Drive and Center Road hindering sight distance (perhaps amend ordinance for no parking). The KIA Dealership are parking cars in the wedge. (Carl will investigate)

Robert Slaw: Bennett purchased MV Self Storage and cut the screening. Carl will investigate should be noted on the land development plan.

Thomas Nanovic: Brief executive session needed.

Bruce Steigerwalt announced that there will be an executive session for legal matters at the conclusion of tonight's meeting.

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ADJOURNMENT:

MOTION

Bruce Steigerwalt made a motion to adjourn the meeting at 8:29 PM. Seconded by David Pollock. Bruce Steigerwalt, yes; Robert Slaw, yes; Myron Blahy, yes; David Pollock, yes and 4-0 vote. Motion carried.

Respectfully Submitted,

Natalie D. Haggerty
Secretary-Treasurer