

**BLAIR TOWNSHIP BOARD OF SUPERVISORS**  
**375 CEDARCREST DRIVE**  
**DUNCANSVILLE, PA 16635**

**MINUTES OF THE MONTHLY MEETING OF JULY 12, 2022**

Acting Chairman Brad Germaux called the meeting to order at 6:00 p.m. and led the assembly in the salute to the flag. Chairman Paul Amigh, II joined the assembly via telephone conferencing. Solicitor Fanelli confirmed a quorum.

Township elected officials and personnel included Chairman Paul Amigh, II; Supervisor Brad Germaux; Secretary/Treasurer, Betty Robertson; Police Sergeant, Roger Peacock; Road Foreman, John Reed; representing Stiffler McGraw, Eric Banks; and Township Solicitor, Patrick Fanelli. Supervisor Louis Lusk was absent.

Visitors: Trina Illig, CDBG Administrator; and John Castle, developer, Mezzy Court Subdivision.

The **First Public Hearing** for the **2022 CDBG Program** was held this evening at 5:30 p.m.

Public comment is welcome and invited in accordance with the Township policy and the Commonwealth of Pennsylvania's Right-To-Know provisions and the Sunshine Act.

Supervisor Amigh made a motion to approve the minutes of the Monthly Business Meeting of June 14, 2022. Supervisor Germaux seconded the motion. The motion to approve passed with two yes votes.

Disbursements for the month of June: Payroll \$30,992.11; General Fund disbursements and payroll liabilities \$83,785.79; Liquid Fuels \$3,356.40; Capital Reserve \$6,305.50; and Local Services Tax, \$2,291.35.

Supervisor Amigh made a motion to approve the total June disbursements in the amount of \$126,661.15. Supervisor Germaux seconded the motion. The motion passed with two yes votes.

Supervisor Amigh made a motion to approve the Treasury Balance for June 2022 of 1,659,627.84. Supervisor Germaux seconded the motion. The motion passed with two yes votes.

Supervisor Amigh made a motion to approve the "Specific Service Investment Account Funds" Treasury Balance for June 2022 of 94,340.96. Supervisor Germaux seconded the motion. The motion passed with two yes votes.

Acting Chairman Germaux called for Public Comment. No public comment was offered.

No new information was received for the **Longshadow & 26 Stone Stand Subdivision Plan**.

Supervisor Amigh made a motion to table the plan. Supervisor Germaux seconded the motion. The motion to **table** the **Longshadow & 26 Stone Stand Subdivision Plan** passed with two yes votes. The municipal review period will end on 09/25/2022.

No new information was received for the **Mattern Woods Subdivision**. Supervisor Amigh made a motion to table the Mattern Woods Subdivision plan. Supervisor Germaux seconded the motion. The motion to **table** the **Mattern Woods Subdivision** passed with a unanimous vote. The municipal review period will end on 08/16/22.

The **Mezzy Court Subdivision** plan as prepared by Todd Beiswenger on behalf of John Castle was discussed. The developer clarified that the subdivision is served by a flag lot and is not an extension of the Township roadway. Solicitor Fanelli outlined notable issues that need included in the Shared Driveway Agreement. The Stiffler McGraw review comments of May 3<sup>rd</sup> need to be addressed.

Supervisor Amigh made a motion to **table** the **Mezzy Court Shared Driveway Agreement**. Supervisor Germaux seconded the motion. The motion to table the Shared Driveway Agreement passed with a unanimous vote.

Supervisor Amigh made a motion to **table** the **Mezzy Court Subdivision plan**. Supervisor Germaux seconded the motion. The motion to table the plan passed with two yes votes. The municipal review period will end on 08/13/22.

Update: **Wilbur and Evelyn Henry Subdivision plan** as prepared by Charles M. Colony, P.L.S. Conditional approval was granted at the June 14<sup>th</sup> meeting. Financial Security in the amount of \$13,282.50 for the construction of a well on Parcel D is in place. The subdivision plan was signed by the owner, Mrs. Evelyn Henry. The Shared Well Maintenance Agreement for Parcels B & C remains outstanding. The Supervisors signature, and plan recording, is pending receipt of the Shared Well Maintenance Agreement. No action taken.

Eric Banks introduced the **Leighty / Olechoviski Lot Line Relocation** as prepared by Andrew Ebersole of Keller Engineers. The site is located near Dunnings Highway in both Blair and Freedom Townships. Freedom Township has waived the right to review. The parcels are owned by parents and a daughter. This is a non-build plan with the purpose of reconfiguring two parcels bringing them into compliance for Clean and Green. A request for Planning Waiver and Non-build Declaration is included. A waiver to Section 350-30. G is requested as Parcel 9-1-30 will no longer lie entirely within Freedom Township. A waiver to Section 350-22 plan scale is requested.

Supervisor Amigh made a motion to **approve** the waiver to **Section 350-30. G** to follow municipal boundary lines. Supervisor Germaux seconded the motion. The motion to approve the waiver passed with a unanimous vote.

Supervisor Amigh made a motion to **approve** the waiver to **Section 350-22** plan scale. Supervisor Germaux seconded the motion. The motion to approve the waiver passed with a unanimous vote.

Supervisor Amigh made a motion to **conditionally approve the Leighty / Olechoviski Lot Line Relocation plan contingent on Luke Helsel's review and approval of the Planning Waiver and Non-build Declaration**. Supervisor Germaux seconded the motion. The motion to conditionally approve the **Leighty / Olechoviski Lot Line Relocation** plan passed with two yes votes.

Eric Banks conducted an informational review of the **McKibbin Enterprises, LLC Lot Merger plan**. The property is located on East View Street. The plan indicates twelve parcels being merged into one. The plan submission fee remains outstanding. No municipal clock is in place. No action taken.

Solicitor Fanelli reported on the draft **Franchise Agreement** prepared for **Comcast**. Comcast made some changes to the draft. Most changes were standard, the most notable change was with respect to the level of service requirement, this caused disappointment. The contract also has a lot of language with regard to their standards of service, i.e., how quickly they return phone calls, etc. Solicitor Fanelli reminded the Supervisors that the contract language, as well as their decision to move forward or think about it for a little while, remains their decision. The Supervisors expressed interest in moving forward with the Comcast Franchise Agreement.

Supervisor Amigh made a motion to approve Solicitor Fanelli's drafting and advertising the Ordinance for adoption at the August Meeting. Supervisor Germaux seconded the motion. The motion to **advertise the Comcast Franchise Agreement Ordinance** passed with two yes votes.

Trina Illig, **CDBG Grant** Administrator, announced that the First Public Hearing was held this evening at 5:30 p.m. Supervisor Germaux and Secretary Robertson attended; no additional public attended. The **2022 CDBG Allocation** for Blair Township is \$103,237.00 less 18% County Administration \$18,580.00. Expendable balance is \$84,657.00. The Supervisors will need to determine how the funds are to be budgeted at the September 13<sup>th</sup> Meeting.

Trina stated that sixty-six surveys remain unaccounted for on the **Reservoir Road Sewer Project**. The low to moderate income rate is at 47%. Supervisor Amigh confirmed with Trina that the door-to-door survey is to be conducted promptly.

McCarl's Preferred Services has completed the **Police Department HVAC** installation. Sergeant Peacock indicated that the HVAC is working as it should. A final walk-through inspection will be performed by Stiffler McGraw, as well as the Third-Party Inspection Agency, PMCA.

Supervisor Amigh made a motion to **approve final payment** in the amount of **\$6,305.50** to **McCarl's Preferred Services, contingent on final walk-through and inspection**. Supervisor Germaux seconded the motion. The motion passed with two yes votes.

Supervisor Amigh made a motion to approve payment to **Impel Web Development** in the amount of **\$1,796.00** for the **annual renewal** of the **Anterior Marketing Solutions contract**, the Township's **website** provider. Supervisor Germaux seconded the motion. The motion passed with two yes votes.

Supervisor Amigh made a motion to **approve** the **purchase** of the **2022 Police Cruiser**, as ordered in 2021, **contingent** on the cost being **less than \$48,000.00**, providing that the 2016 Ford trade-in value is found to be acceptable. Supervisor Germaux seconded the motion. Delivery is expected before the August meeting. The motion passed with two yes votes.

A written request for final inspection and release of the **Barneywood Land Development** financial security was discussed. Eric Banks visited the site on July 11<sup>th</sup>, providing a review letter outlining the inspection. Supervisor Amigh made a motion to table the release providing the developer satisfy the items outlined in the review letter dated July 11, 2022. Supervisor Germaux seconded the motion. Certification from the engineer and as-built plans are to be submitted to the Township. The motion to **table** the request to **release** the **Barneywood financial security** passed with two yes votes.

Eric Banks stated that the permit to remove and replace the **HVAC system** in the **general office** is approved by PMCA. The project is ready to be advertised for bidding, with a proposed bid opening due date of September 2<sup>nd</sup> and bid award date of September 13<sup>th</sup>.

#### INFORMATIONAL ITEMS:

Solicitor Fanelli briefly commented on the **Harvest Glen Developer's Agreement**. It was determined that there is no strong preference as to whether or not the Harvest Glen Phase II plan submission is presented first, or the Developer's Agreement, as both are related and needed to move ahead with Phase II of the Development.

Acting Chairman Germaux called for other business. Supervisor Amigh asked for a welfare status report on Officer Brantner.

There being nothing additional to report. Supervisor Amigh made a motion to adjourn the meeting. Supervisor Germaux seconded the motion. The motion to adjourn passed with a unanimous vote. The meeting adjourned at 6:55 p.m.

Respectfully Submitted by

Betty Robertson

Secretary