

COVINGTON TOWNSHIP SUPERVISORS
MONTHLY MEETING
FEBRUARY 7, 2023

The Covington Township Board of Supervisors held their monthly meeting on Tuesday, February 7, 2023 at the Covington Township Municipal building, Moffat Estate, 20 Moffat Drive, Covington Township, PA 18444. Chairwoman Kearney called the meeting to order with the Pledge of Allegiance at 7:00 p.m.

There were present: Chairwoman Melissa Kearney, Vice Chairwoman Vicki Williams, Supervisor Marshall Peirce, Supervisor William Willson, Supervisor Wanda Andreoli and Attorney Joel Wolff.

Also present: Police Chief Robert Bastek, Zoning Code Enforcement Officer David Hall and Building Inspector Dave Lamm.

Agenda: *Chairwoman Kearney revised the agenda by removing Resolution 2023-03 to Repeal the Amusement Tax. She is unsure whether this can be done by resolution, so it will be tabled until next month. MaryLou Butler, engineer, asked that the Road and Bridge Safety Improvement Award be added under her report. ON MOTION duly made (Willson), seconded (Peirce) and carried to accept the amended meeting agenda.*

Announcements: *None*

Public Comment: *Anna LoRusso of Five C's Realty asked the board for an extension on obtaining the building permits for her conditional use as she will be leaving the country in 3 weeks and won't be back until the end of April. She has had Joe DeScipio, architect, begin the work on getting the plans for the permits, but she hasn't gotten them back yet. David Hall stated that Five C's has been active in working on this, but they are now at the mercy of the architect for the plans. Dave Lamm stated that he has met with Joe (DeScipio) a few times about this and reiterated that we are at the mercy of the architect. When the plans come in, they (Five C's) will get them to Dave Lamm for his review. Chairwoman Kearney asked for an update on the sign. Anna stated that once the weather gets nicer, they will be removing the letters. ON MOTION duly made (Willson), seconded (Peirce) and carried to extend the deadline for the conditional use for Five C's Realty until May 2, 2023. Anthony Magnotta, attorney for, and Dan Naylor of Onvo/611 Land Development were present to report on the status of the 611 land Development Project. Mr. Magnotta reported that they are moving forward with the project and attempting to address the DEP issues, mainly clean water and sewage. He reported that they have recently gone under contract with an adjoining property and have begun some preliminary testing on this property. They have also met with the zoning office to discuss some alternate solutions to this problem. He advised that he will be meeting with NorthPoint's counsel to discuss the contract, although the contract has expired and has not been renewed and at this point it is a mutual decision. Onvo/611 Land Development will be meeting with another warehouse group, but they will continue this project on their own, if need be. They have been making some strides in dealing with the DEP issues, and have spoken with Springbrook sewer about bringing their sewers down, but DEP is not allowing this. MaryLou mentioned that DEP wants on-lot systems, even though both Springbrook and Covington agree with allowing them to tie into Springbrook. Mr. Magnotta advised that they are going to continue this project and asked the board to consider an extension of 90 days with respect to the hearing, so they can try to get under contract with someone on this warehouse project. Chairwoman Kearney advised that the board will take this under consideration and let them know. Mr. Naylor reported that they have drilled a well on their property to check the water quality.*

Minutes: *Roz Davis stated "on the 31st, you have that I asked about the \$1,000 per zoning hearing board member; it was exactly what you read. You had read it. It's \$1,000 in the budget, not per zoning hearing board member, and it was the \$500 for the secretary, just the 2 amounts in the budget. It was what you read." Chairwoman Kearney advised that Ms. Davis was looking for \$1,000 per zoning hearing board member. Ms. Davis advised "no, not per zoning hearing board member, it was \$1,000 for members in the budget and \$500 for the zoning hearing board secretary." Chairwoman Kearney advised that she will look into this again as she was looking for a revision later in the meeting for \$1,000 per zoning hearing*

board member, to which Ms. Davis replied, “it was whatever you read.” Supervisor Willson asked if Chairwoman Kearney would look into this, and she replied “yes”. Ms. Davis again advised “that it was not per member.” ON MOTION, duly made (Peirce), seconded (Williams) and carried to accept the minutes of the January 10, 2023 monthly meeting. Chairwoman Kearney stated she will look into the concerns raised by Ms. Davis, and the vote will be taken to accept the work session minutes at the next meeting.

Bills: Chairwoman Kearney asked that the bill for the Zoning Hearing Board attorney, Daniel Penetar be added to the bill list as it was missed. The total for this invoice is \$3,405.00 for the year 2022. ON MOTION duly made (Willson), seconded (Andreoli) and carried to pay all bills including the bill for Atty. Penetar.

Treasurer’s Report: ON MOTION duly made (Peirce), seconded (Williams) and carried to accept the Treasurer’s Report.

Administrative Actions:

Termination of Mary Kizer, Police Secretary: ON MOTION duly made (Willson), seconded (Andreoli) and carried to terminate Mary Kizer, police secretary effective January 20, 2023.

Resignation of (3) zoning hearing board members: A letter of resignation was received on Friday, Feb. 3, 2023 from Roslyn Davis. Two (2) letters of resignation were received on Monday, Feb. 6, 2023, one (1) was from Adelaide White and the other was received from Thomas Quinnan. ON MOTION duly made (Peirce), seconded (Williams) and carried to accept all three (3) resignations.

Appoint Zoning Hearing Board Member: A letter of interest was received from Eric Decker in being appointed to the zoning hearing board. ON MOTION duly made (Willson), seconded (Andreoli) and carried to appoint Eric Decker to the zoning hearing board.

Resolution 2023-02 Appoint Chief Administrator for retirement Plans: Chairwoman Kearney read Resolution 2023-02, appointing Diana Patton as the Chief Administrative Officer for both the uniform and non-uniform pension plans. ON MOTION duly made (Peirce), seconded (Williams) and carried to adopt Resolution 2023-02, appointing Diana Patton as the Chief Administrative Officer for both the uniform and non-uniform pension plans.

Knox Box Ordinance Extension: The Knox Box Ordinance was adopted on March 29, 2022, but the businesses in the township were never made aware of this ordinance. Chairwoman Kearney is asking for a 6 month extension for the Knox Box ordinance to allow the township time to notify the business owners of this ordinance and to allow the business owners time to come into compliance. ON MOTION duly made (Williams), seconded (Andreoli) and carried to extend the Knox Box Ordinance #2022-01 by 6 months, to September 29, 2023.

Approve Two (2) properties for the Land Bank: The land bank is looking to acquire two (2) properties that appear to be in Eagle Lake. These properties are being acquired for recreational purposes. ON MOTION duly made (Peirce), seconded (Williams) and carried to allow the land bank to acquire these properties. Supervisor Andreoli questioned whether these properties were being acquired for the purpose of short-term rentals. Chairwoman Kearney advised the land bank acquires depleted properties to allow for the properties to be sold with the purpose of the land being cleaned up and put back on the tax rolls.

Set Public Hearing dates for the Nuisance Alarm Ordinance and the Solar Ordinance (#2023-01 & #2023-02): Supervisor Williams questioned the advertising requirements for the public hearings. A discussion was held on when we would like to hold the hearings and a few minor changes that need to be made to the ordinances, prior to the hearing dates. Supervisor Peirce mentioned that he had spoken with Atty. Wolff regarding the Solar Ordinance and making it a conditional use. A discussion was held. Atty. Wolff’s recommendation was that by making it a conditional use, it would be getting into the zoning ordinance as opposed to a stand-alone ordinance that is dealing with solar alone. Atty. Wolff advised that it would have to go thru subdivision/land development also, and that conditions can be placed at that time. ON MOTION duly made (Williams), seconded (Andreoli) and carried to hold the public meeting for

the Solar Ordinance on Tuesday, February 28th at 6 pm, prior to the work session and the Nuisance Alarm public hearing on Tuesday, March 7th at 6 pm prior to the monthly meeting.

County Hazard Mitigation Plan 2026 Update: ON MOTION duly made (Willson), seconded (Williams) and carried to participate in the County Hazard Mitigation Plan for the 2026 Update.

Planning Commission: Supervisor Williams asked if the planning commission secretary updated her minutes to reflect the proper last name of the supervisor. It was advised that she did not, but that she has been made aware of her error. Chairwoman Kearney reviewed the monthly report. ON MOTION duly made (Williams), seconded (Andreoli) and carried to accept the planning commission report with the correction of the minutes.

Building Inspector: Dave Lamm reviewed his monthly report. One (1) permit was issued for the pavilion at Eagle Lake. ON MOTION duly made (Willson), seconded (Williams) and carried to accept the building inspector's monthly report. Dave also questioned the status of Mavis Tire. It was reported that the plot map was just dropped off at the township building and they have asked to be added to the planning commission meeting next week. No application has been received yet.

Zoning Code Enforcement Officer: David Hall reviewed his monthly report. He has been handling multiple ordinance violations within Eagle Lake; he is beginning the condemnation process on a property within the township; he has been dealing with an out of state investor for a property on Lehigh Road; he ordered the emergency condemnation of a property within Eagle Lake that is (at this time) temporary until the 20th of February; an application for the Mess Hall zoning permit has been denied at this time. He is working with Eagle Lake on issuing permits in Eagle Lake. He reported one (1) sign permit and two (2) zoning permits. Chairwoman Kearney reported that at the work session, the zoning code enforcement officer requested a bullet proof vest. The cost of the vests is approx. \$600 each. Supervisor Peirce commented that two (2) vests should be purchased. A discussion was held. ON MOTION duly made (Andreoli), seconded (Williams) and carried to allow for the purchase of two (2) bullet proof vests for the zoning department. Supervisor Peirce advised that if the ZCEO feels that there may be an issue at a property, the ZCEO should have the police chief or officer accompany him to the property. ON MOTION duly made (Peirce), seconded (Willson) and carried to accept the zoning code enforcement officer's monthly report.

Engineer: MaryLou Butler asked that all board members review the Road and Bridge Safety Improvement Award. She stated that the deadline to submit is March 3, 2023. If there are any revisions, please let her know within the next week. She also asked that the board start thinking of a road project to be discussed at the March meeting, so we will be able to get it in for the paving season this year. She did speak with Jerry Stiles about our grant that we submitted for Bailor Road. We were ranked 3rd, but it appears that there will be no funds left after the first 2 grants, so our grant will be ranked 1st for next year. We will not need to resubmit the grant and we should receive the grant unless something comes up or they don't get grant money. This project can then be completed in 2024. ON MOTION duly made (Williams), seconded (Andreoli) and carried to allow MaryLou to submit the Road and Bridge Safety Improvement Award project. MaryLou will check with Supervisors Williams and Peirce to be sure there are no changes for the award project prior to submitting. ON MOTION duly made (Williams), seconded (Andreoli) and carried to accept the Engineer's report.

Solicitor: Atty Wolff advised the stipulation has been received for the Hinkley reassessment. All parties have signed off, he just needs the authority to sign on behalf of the township. ON MOTION duly made (Willson), seconded (Williams) to allow Atty. Wolff to sign the stipulation for the Hinkley tax assessment. ON MOTION duly made (Williams), seconded (Andreoli) and carried to accept the solicitor's report.

Director of Public Works: Supervisor Peirce asked Roadmaster Hall to speak about the 2008 GMC 5500 dump truck with plow and wing plow that Springbrook Township is selling on Municibid. He is looking for authorization to bid on this in the amount of \$32,000 to \$35,000. This would replace the 2003 Ford F550. He and Donald Cook personally looked at this truck and feel that it is worth the amount he is

looking for. ON MOTION duly made (Willson), seconded (Williams) and carried to allow the DPW director and Roadmaster to bid on this truck with a cap of \$35,000. DPW Director Peirce advised they are working on the lights at the dance studio and made a minor repair inside the dance studio. They have also begun work on the space where Wonderful Art Studio was. ON MOTION duly made (Williams), seconded (Andreoli) and carried to accept the DPW Director's report.

Roadmaster: Tom Hall reported they have been working on the equipment in between handling the roads. Supervisor Peirce showed the audience and board the condition of the seat that was in the loader, showing the need for maintenance on the equipment. Scott VanFleet commended the road department on the work they are completing doing twice the work with half the employees they used to have. ON MOTION duly made (Willson), seconded (Andreoli) and carried to accept the roadmaster's report.

Moffat Maintenance: No report submitted.

Police Department: Chief Bastek reviewed his monthly report, stating there were 145 service calls in January. He reviewed the breakdown of the calls. They placed an order for training guns that they were able to purchase thru donations received from businesses and individuals within the community. They will be sending thank you cards out. They have a training scheduled for active shooter situations and they will be able to use these guns for this training. The in-car computers were received from Clarks Summit today. Clarks Summit was very generous in donating (2) computers, printers, mounts, chargers, and license scanners with additional accessories. A thank you card will be sent from the township for this generous donation. Roz Davis asked Chief Bastek if he would be able to assist the zoning department with pepper spray. He replied that he could purchase pepper spray, but if the police department was to carry it, they would need proper training for it. They (police department) can't just carry items without proper training and certification. David Hall reported that he will take the police department with him for a case that is a major issue. The purpose of the bullet proof vests is for the unknown, because he is knocking on doors and not knowing what the door will open too. When he reports to a property, he does his best to de-escalate the situation. Chief Bastek also reported that he will be staggering the shifts in the next month as there has been activity that requires the police. ON MOTION duly made (Peirce), seconded (Williams) and carried to accept the police department's report.

Recreation Committee: Chairwoman Kearney reported that the Recreation committee held their re-organization meeting to re-organize the board. The next meeting will be the 3rd Thursday of this month.

Sewage Enforcement Officer: Chairwoman Kearney reviewed the sewage enforcement officers monthly report which included activity for one (1) property in Covington lake Estates. ON MOTION duly made (Andreoli), seconded (Peirce) and carried to accept the Sewage Enforcement Officer's monthly report.

New Business: None.

Old Business: Chairwoman Kearney reported there was a typo in the December 6, 2022 monthly meeting minutes, where the secretary had it showing \$100 for zoning hearing board members and it should have been \$1,000. Chairwoman Kearney is looking for a motion to amend the minutes of the December 6, 2022 to reflect \$1,000 for zoning hearing board members since they had been previously approved. ON MOTION, later rescinded, (Willson) to accept the amendment of the minutes since they had been previously approved. Roz Davis commented "and it's supposed to be with the \$500 for the zoning hearing secretary, that was part of it. That was my question on that." Chairwoman Kearney asked if Supervisor Willson would rescind his motion so that she (Kearney) can review the minutes once again to be sure of accuracy. Supervisor Willson rescinded his motion.

Correspondence:

Supervisor Comments: None.

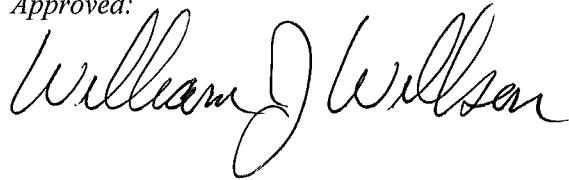
Public Comment: Maclain Walsh introduced himself to the board of supervisors and attendees of the meeting. He submitted a letter of interest for the vacancy on the Sewer Authority and just wanted to introduce himself and his wife, Gwen, to the board. He and his wife are the owners of the Covington

Fitness Center and he has been in the electrician union since 2009. Chairwoman Kearney asked if the CTSA had gotten in touch with him, as she did send his letter of interest to them. He replied they had not, so she (Kearney) will reach out to them again. Mr. Walsh also questioned the pre-requisite to become a member of the zoning hearing board. A brief discussion was held on holding both positions.

Adjournment: *ON MOTION duly made (Williams) seconded (Andreoli) and carried to adjourn the monthly meeting at 8:12 pm.*

*Respectfully submitted:
Melissa Kearney, Secretary*

Approved:

A handwritten signature in cursive script that reads "William J. Wilson". The signature is written in black ink and is positioned below the "Approved:" text.