

COVINGTON TOWNSHIP SUPERVISORS
REGULAR MONTHLY MEETING
MARCH 3, 2026

The Covington Township Board of Supervisors held their regular monthly meeting on Tuesday, March 3, 2026, at 7:00 p.m. at the Covington Township Municipal building, Moffat Estate, 20 Moffat Drive, Covington Township, PA 18444. Chairwoman Kearney opened the meeting at 7:00 p.m. with the Pledge to the Flag.

Present were: Chairwoman/Secretary Melissa Kearney, Vice-Chairman F. Marshall Peirce, Supervisor William Willson, Supervisor Wanda Andreoli, Supervisor William Beavers, and Attorney Joel Wolff.

Also present: Building Inspector David Lamm and Police Chief Jeff Lamm.

Agenda: ON MOTION, duly made (Kearney), seconded (Andreoli) and carried (5-0) to amend the agenda to add "advertising for bids of the Union Mill Road Improvement Project". ON MOTION, duly made (Peirce), seconded (Willson) and carried (5-0) to accept the agenda as amended.

Announcements: None.

Public Comment: None.

Minutes: ON MOTION, duly made (Peirce), seconded (Beavers) and carried (5-0) to accept the minutes of February 3, 2026, monthly meeting and February 24, 2026, work session.

Bills: Chairwoman/Secretary Kearney reported that a bill, from last month, in the amount of \$978.78 for the Scranton Times, was less than reported. The actual bill amount was \$858.30. Also, there are 3 additional bills to be added to this month's bill list. They are American Rock Salt in the amount of \$7,734.59; Kate Tierney, tax collector, reimbursement for tax certifications in the amount of \$525.00, and reimbursement for envelopes, postage, and membership in the amount of \$5,793.05. ON MOTION, duly made (Peirce), seconded (Beavers) and carried (5-0) to pay the bills on the bill list along with the 3 additional bills.

Treasurer's Report: Chairwoman/Secretary Kearney reported that after speaking with the treasurer following last month's meeting, the deposit, which was questioned last month, was correct, it was just misclassified. The treasurer's report included the following balances:

General Checking account: \$1,115,961.76

Payroll Checking account: \$2,566.34

PLGIT General Investment account: \$1,362,198.78

State Fund account: \$165,138.65

The total for all accounts is: \$2,645,865.53. ON MOTION, duly made (Andreoli), seconded (Peirce) and carried (5-0) to accept the treasurer's report as presented.

Consent Agenda:

Zoning Code Enforcement Officer: Issued (1) sign permit; (2) zoning permits; and inspected properties for violations and questions.

Building Inspector: Issued (3) permits: (2) for Amazon renovations and (1) for Shoprite pharmacy renovations. There are (4) phases for the Amazon project.

Planning Commission: A recommendation has been received for the approval of the Amazon Land Development application with (7) minor contingencies.

Amazon Land Development: Ameer Farrell of Amazon was present. Atty. Wolff reviewed the contingencies reported by the planning commission and questioned Ms. Farrell on some of the items that were outstanding. The outstanding contingencies are as follows along with the comments from Ms. Farrell:

- 1) Recommendation of approval from the Lackawanna County Regional Planning Commission is required. Ms. Farrell advised they have received a letter of noninterest from the LCRPC, basically advising the project does not meet the requirements for review by the county planning commission.

- 2) *The Right-of-Way dimensional on the plan appears to dimension the property driveway and not the ROW of 1st Avenue. Please verify the 1st Avenue ROW ends at the cul-de-sac, and revise the plan as necessary. Ms. Farrell advised they will comply with this requirement; their engineer will take care of this.*
- 3) *Engineers' signature required prior to final approval.*
- 4) *Owner's signature with notary witness are required prior to final approval.*
- 5) *Review and approval by the Covington Township Fire Chief is required. Ms. Farrell responded that a letter has been received from the Fire Chief.*
- 6) *Approved Erosion & Sedimentation Plan by the Lackawanna County Soil Conservation Service is required. Ms. Farrell has advised that an adequacy letter has been received from the County Conservation District.*
- 7) *A Developer's Agreement is required; the Covington Township Solicitor should be contacted. Atty. Wolff will draft the developer's agreement. ON MOTION, duly made (Andreoli), seconded (Willson) and carried (5-0) to allow Atty. Wolff to draft the developer's agreement for the Amazon land development project.*

ON MOTION, duly made (Willson), seconded (Kearney) and carried (5-0) to approve the Amazon land development plan with the contingencies included in the engineer's report dated March 3, 2026.

Engineer: *ON MOTION, duly made (Beavers), seconded (Andreoli) and carried (5-0) to allow the engineer to advertise for bids of the Union Mill Road Improvement Project.*

Solicitor:

Eagle Lake tax assessment lawsuit: *Atty. Wolff advised Eagle Lake has filed a lawsuit on behalf of the Eagle Lake property owners appealing the assessment of their (Eagle Lake property owners) properties. He reviewed the process in which a real estate tax assessment should be handled and asked if the board wanted him to file a petition to intervene since the proper steps were not taken. The school district has already filed a petition with objections. ON MOTION, duly made (Willson), seconded (Beavers) and carried (5-0) to allow Atty. Wolff to file a petition to intervene, and objections, in this lawsuit on behalf of the township.*

Stipulation agreement 1778 Rich Pike, LLC: *A stipulation agreement has been received by 1778 Rich Pike, LLC which, if approved, would allow Covington Township to withdraw its petition to intervene in the land use validity challenge and the procedural challenge that has been filed against Clifton Township. Our reason for intervening in the first place was because the settlement agreement approved by the Clifton Township Board of Supervisors appeared to shift the sewer, water, and power generation portion of the 1778 Rich Pike, LLC project to Covington Township. The stipulation agreement presented to Covington Township addresses the concerns of the supervisors regarding power generation, sewer, and water. A brief discussion ensued on the status of the current court case, with Atty. Wolff advising that our concerns have been addressed in the stipulation agreement and if approved, he will file a petition to withdraw from the Clifton Township court case. ON MOTION, duly made (Kearney), seconded (Peirce) and carried (5-0) to approve the settlement stipulation with 1778 Rich Pike, LLC.*

Director of Public Works: *Vice-Chairman/DPW Director Peirce reported the Freightliner has been delivered. Upon delivery, the salesman mentioned an extended warranty for the truck which Vice-Chairman Peirce recommends the board approve. The extended warranty would include the following: Detroit Ultimate Engine & Aftertreatment warranty for 84 months/100,000 miles \$2,245; Allison 3500RDS Transmission warranty for +48 months/unlimited miles \$1,435; and Towing warranty, \$750 cap per occurrence for 72 months/unlimited miles for \$1,205. The total cost of the extended warranty would be \$4,885.00. ON MOTION, duly made (Beavers), seconded (Willson) and carried (5-0) to approve the purchase of the extended warranties mentioned above. Vice-Chairman Peirce also advised a logo needs to be decided on for the new truck.*

Roadmaster: *Routine maintenance was completed.*

Moffat Maintenance: *Paint touch ups and repairs need to be completed in the mansion. Chairwoman Kearney will speak with Jay regarding this, but we may need to hire a professional to make the repairs.*

Police Department: *Chief Lamm reviewed the monthly report which included 319 total service calls; 8 arrests; 36 traffic citations; 2 juvenile arrests; 36 traffic citations; 21 traffic warnings; 3 non-traffic citations; and 13 parking citations. Chief Lamm requested permission to purchase a new speed timing device for the Tahoe. The cost of this would be \$1,176.55. ON MOTION, duly made (Andreoli), seconded (Willson) and carried (5-0) to approve the purchase of the new speed timing device for the Tahoe. Supervisor Willson commented on the police department doing their jobs and being visible in the township. He also thanked the police department for the escort provided to the girls' basketball team. The decommissioned police car has not been sold, so this can be listed on Facebook marketplace or any other means since it was advertised and listed on Municibid twice with no success.*

Recreation Committee: *Supervisor Beavers reported that the gun raffle is still ongoing. He will reach out to Shoprite to schedule a date to sit and sell tickets there along with advertising the raffle on Facebook. The township has received the America250PA grant in the amount of \$1,000. Supervisor Beavers has been in contact with an Eagle Scout who is willing to build library boxes. The recreation committee will purchase plaques to be put on the top of the library boxes depicting Americas250PA celebration with the balance of the grant potentially going to the Fire Co. for fireworks or a float for the Fire Co. parade. The Easter Event will be held on Sat. March 29th from 12-2, rain or shine. The committee is working on holding a Touch-a-Truck event once again. The fishing derby will be held on August 16th, details to follow and the Christmas Event will once again be held the 1st weekend in December.*

Sewage Enforcement Officer: *No report.*

MOTION TO ACCEPT MONTHLY REPORTS: *ON MOTION, duly made (Andreoli), seconded (Peirce) and carried (5-0) to accept the monthly reports as presented to the board.*

Administrative Actions:

Estimate received for new electrical service at 4 John J. Michaels Dr. (old police station): *An estimate has been received in the amount of \$6,350.00 from Swartz Electric to install a new electric service to the old police station. The current service services both the senior center and the old police station, and for this area to be rented with the tenant paying for the electricity, a separate service needs to be installed. ON MOTION, duly made (Beavers), seconded (Andreoli) and carried (5-0) to approve the estimate from Swartz Electric.*

Correct re-organization meeting minutes: *Chairwoman/Secretary Kearney reported that at the re-organization meeting held in January, she mistakenly reported that Officer Bastek's pay would increase to \$32 per hour effective February 2, 2026, per the CBA, however, after speaking with Chief Lamm, it was discovered that the increase does not take effect until February of 2027.*

Tax Collector request for tax certification payment: *A letter has been received from Kate Tierney, tax collector, asking for 100% of the tax certificates per Ordinance #2003-05. Upon review of the ordinance, it appears that the tax collector is to receive 100% of the tax certificates if no township space/equipment is utilized. Secretary Kearney will send a letter to Kate advising her request has been approved. Supervisor Beavers questioned the purchase of envelopes, stamps, etc. with the answer being the township is still responsible for those.*

Resignation of Joseph Loftus, treasurer: *A resignation letter has been received from part-time treasurer, Joseph Loftus, effective once a replacement is found and training has been established. ON MOTION, duly made (Andreoli), seconded (Beavers) and carried (5-0) to accept the resignation of Joseph Loftus with regrets.*

Hire part-time treasurer/office assistant: *ON MOTION, duly made (Beavers), seconded (Andreoli) and carried (5-0) to hire Jennifer Mateyka at a rate of \$26/hour for a total of 25 hours per week with no benefits.*

New Business:

Municipal Use Letter for NPDES permit ~ PA American Water, Hollister Dam: Pennsylvania American Water Company has applied for an NPDES permit from PADEP to allow for the expansion of a disposal site at the Hollister Dam. This disposal site will expand from 0.99 acres to approx. 4.38 acres and accommodate material from the Curis Dam project and others as needed. Supervisor Beavers questioned if the materials are sludge; the letter calls the disposed materials "spoils" ON MOTION, duly made (Willson), seconded (Andreoli) and carried (5-0) to allow the chairwoman/secretary to sign the land use letter.

Discuss escrow fee schedule for large scale projects: Atty. Wolff explained with the large-scale projects that are coming into the township, the supervisors should consider a fee schedule to address the escrow accounts for these projects. Chairwoman/Secretary Kearney reached out to Upper Macungie and Cranberry Townships for their input. A brief discussion ensued. The board was advised to review the documents provided to them and the discussion will continue at the March work session with the hopes of approving a fee schedule at the April meeting.

Fireproof filing cabinet: We need to purchase another fireproof filing cabinet for our ordinances, as the current cabinet is full. Chairwoman/Secretary Kearney found a fireproof cabinet for \$3,225. ON MOTION, duly made (Peirce), seconded (Willson) and carried (5-0) to approve the purchase of a new fireproof filing cabinet.

Old Business: The sale of the 2017 dodge charger was discussed under the police department's report.

Correspondence:

Invitation to America250PA ceremony: Because our township received the America250PA grant, a letter was received regarding a reception to honor the recipients. A formal invitation will follow and be forwarded to all supervisors.

Liquid Fuels Allocation: The township liquid fuels allocation has been received in the amount of \$120,233.24, which will be used towards this year's road projects.

Letter from Senator Brown: This letter is requesting a meeting with the supervisors to discuss grants, legislative challenges, etc.

Supervisor Comments: Supervisor Willson thanked all who donated and signed the card while he was out due to medical issues. Chairwoman/Secretary Kearney reported the Covington EMS is now reporting their ALS calls, advising that some ALS calls are also covered by BLS. She also advised the 902 Recycling Grant is now open with the deadline being May 22nd.

Public Comment: None.

Adjournment: ON MOTION duly made (Beavers) seconded (Willson) and carried (5-0) to adjourn the meeting at 7:54 pm.

Respectfully submitted:
Melissa Kearney, Secretary

Approved: 4-7-26
