

July 1, 2019

A scheduled meeting of Milford Township Supervisors was called to order at 7 P.M. by Vice Chair Penney Luhrs. Also present were Supervisor Gary M. Williams, Solicitor Anthony Magnotta, and Assistant Secretary Shahana Shamim.

A motion was made by Gary M. Williams, seconded by Penney Luhrs, and passed unanimously to approve the minutes of the previous meeting.

Treasurer's Report:

Receipts since last meeting: Zoning Permits \$50.00, Right-to-Know \$1.25, building \$35, Rent from Sawkill Run POA \$25, collected taxes \$11,854.10

Roadmaster:

Gary M. Williams reported that the road crews had been cutting brush since the last meeting. He informed that there was a workshop with Water Authority. The Roadmaster also informed that the upper end of Moon Valley Road was being paved.

New Business:

Mr. Steve Grandinali from Pike County Light and Power informed that their crews were working in Boroughs and Townships to enforce their infrastructure by replacing poles and trimming tree branches. Drones were being used to find the hotspots. He continued that they were equipped with four customer service representatives in the Schneider Lane office, line crews, and a gas technician. 1700 poles were inspected, and many of them qualified to be replaced. These improvements will continue through the Summer. He informed that more inspections would be done in the fall. One of the residents showed appreciation for the electric bill being low.

Public Participation:

Erika Burnett from Foster Hill Road said that she was concerned, as nearby residents kept voicing against the proposed Amendment to the Zoning Ordinance in the past Planning Board meeting, and still this proposal was approved with a new Member, who was appointed to the Planning Board only a few weeks ago. Fred Weber from Milford Borough expressed his concern about not getting enough answers back from the Supervisors and Members when questions are asked. He added that if this Amendment is approved for 20-acre lands, people with lower area lands would start coming with applications. Mr. Pittman from Milford Township expressed his concern about the cost of extending the central sewage and hookups. He also said that a referendum should be used to decide whether the proposed Amendment should be approved, as Mr. Clark was voted out while trying to approve the proposal. Ms. Lutfy pointed out that the minutes of June 3, 2019 meeting wrote that Ms. Peggy Emanuel had handed a list of signatures that opposed the proposed Amendment to the Zoning Ordinance. She added that that list was actually about supporting the importance of residents' voices in adopting changes to Ordinances.

Rachel Hendricks inquired if the minutes of the sewage meetings could be shared with the public. Penney replied that that should be fine, as those minutes are placed on the table. Rachel further inquired if the Township could be forced to implement the central sewer in case the proposed Amendment, which

was contingent upon the result of the feasibility study, got approved. She asserted that a written legal opinion should be there to protect the Township from being forced to implement the Central Sewer. Penney made a motion to make this legal statement to protect the Township, Gary M. Williams seconded, and it was passed unanimously. Mr. Magnotta added that the Intergovernmental agreement allows the Boroughs and Municipalities to decide whether it would be economically feasible to implement the Central Sewer. The Attorney, Mr. Waldron, added that not only economic feasibility, but also it would be the Municipalities' and Borough's choice to implement the Extension. Ms. Hendricks argued that the words "the Municipalities have agreed to evaluate and implement the construction and installation of an extension of the System" are included in the Intergovernmental Agreement. She inquired how the Supervisors would decide if the Extension would be economically feasible. Mr. Magnotta replied that the Engineers would help the Supervisors to read the Extension expense number. Ms. Hendricks also asked if any due diligence was done to determine if the existing system needed any repairs, as after the Extension charges for users might skyrocket from disrepair of the existing system. Mr. Waldron replied that that would be part of the feasibility study.

Greg Lutfy from Milford Borough reviewed some portions of the past meeting minutes regarding this Amendment proposal, and defined the approval of this Amendment by the Planning Board as rubber-stamping. Amy Eisenburg echoed comments of other attendees, and asserted that the Planning Board was not ready to vote on this big proposed Amendment. She said that Mr. SeChrist, the Chairman of the Planning Board, was asked how the approval of the proposed Amendment would be beneficial for the community, and his answer was "we would not know until it is done". One of the residents of Milford Township commented that Supervisors and Members seemed determined to adopt the proposed Amendment. The Solicitor explained that initially the square footage proposed by the Legend Properties was 2,500 square feet per dwelling unit. The Supervisors did not accept this low square footage for dwelling units, and asked to make this area requirement higher. The Legend Properties changed this area requirement from 2,500 to 3,000 square feet per dwelling unit. Nancy Sarcinello, the Community Planner, and the Planning Board dropped the question of area requirement for dwellings, and changed to 100 dwelling units per 20-acre land by performing build-out analyses.

#### Correspondence:

Pike County Area Agency on Aging, information and invitations, PSATS, UGI, Insurance certificate, Pike County Conservation District, Blooming Grove fundraising, Gannett Fleming, Township Officials' Conference, and Engineering District 4-0

#### Old Business:

Snyder Estate Lot Consolidation: The Attorney for Delaware Highlands Conservancy, Mr. Anthony Waldron, said that they intended to join two lots (parcel 1 and 4), which were smaller than an acre, to a larger lot (parcel 2), which was about 47 acres. He continued that he had requested a waiver for some comments of Pike County Planning. The reason for the waiver was that Delaware Highlands was a charitable organization, and no developments could be built, and no subdivisions could be done in that Estate, as building is restricted from the conservation easement. He added that they had addressed some of those comments, and Pike County Planning again made some comments even after the waiver was sent to them. He informed that Mike Mrozinski had sent a letter to the Supervisors stating that it was up to the Supervisors to waive the County comments. Penney Luhrs asked if vineyards or breweries could be built

in that property. Mr. Waldron replied that only non-profit commercials, farmers market for example, would be allowed to build.

Mr. Magnotta explained that showing setbacks, adjoining property owners, and all improvements are required for regular subdivisions. He continued that the existing buildings and sewages were superimposed on the plan from google maps. Township Planning Commission had recommended to accept the waivers, and a modification of section 403.2 of the Subdivision Ordinance allows the Supervisors to approve waivers. Penney Luhrs made a motion to accept this lot consolidation and grant the waivers they asked for, Gary M. Williams seconded, and it was passed unanimously.

Public Comments:

None

There were no other businesses or executive sessions needed, so a motion was made by Penney Luhrs to pay the bills and adjourn. Gary M. Williams seconded to it, and it was passed unanimously. Adjournment was at 8:00 P.M.

Respectfully submitted,

Shahana Shamim

Assistant Secretary

Milford Township

Pike County