

April 14, 2015
Tuesday, 10:00 a.m.

MINUTES

Chairman John P. Sivick called the meeting to order at 10:00 a.m. Also present were Richard C. Vollmer, Vice Chairman and Robert H. Rohner, Jr., Supervisor and Secretary/Treasurer. Robert F. Bernathy, Esq., Township Solicitor and Jon Tresslar, P.E., Township Engineer was not present.

PUBLIC COMMENTS:

No comments were received.

BUSHKILL FIRE COMPANY:

John Gandolfo, Anna Marie Rohner, Bob Justis and Joe Landi represented the Bushkill Fire Company.

Mr. Gandolfo stated that the Company needs to repair the back entrance ramp and foyer. Contractors that have come to give them an estimate have stated to the Company that it is not a good idea to dig down along the footers of the foundation. It may cause damage to the foundation. There is no damage to the blocks, no cracks, not water seeping into the building, and there is no calcification.

When the building had been constructed, the foundation was enforced with re-bar, blocks water proofed and an 8" drainage pipe installed. This was confirmed by photos that had been taken during construction, conversations with a member of the Company at the time of construction, and this was confirmed by the contractor, who is still in business.

It is the intent of the Company to replace the ramp, change the foyer and replace the existing gutters with larger ones.

Mr. Vollmer stated that it is the opinion of Ed Bland, the township's building code official and inspector that it could be unbalanced fill pushing against the foundation. An engineer should take a look at the situation.

Motion made by Mr. Vollmer and second of Mr. Sivick to direct the township's engineer to review the project for the Company. Cost to be covered by the township. Unanimous.

BUSHKILL VILLAGE PLAN:

Mr. & Mrs. Palma, the new owners of the Turn's General Store building were in attendance.

They were informed of the Bushkill Village Conservation Plan which had been financed by a grant received in 2009 through Department of Conservation and Natural Resources (DCNR) and PennDot , and the National Park Service (NPS) endorsed the study; provided continued staff support; and shared invaluable technical services to enable the township to develop this partnership plan.

It was explained to the Palmas that at the most current Plan meeting held on March 27th with the NPS, which included John Donahue, Superintendent, that the NPS plans to construct a new visitors center.

The supervisors feel that an ideal location for that center would be across from the Turn's building, where the Country Villa Resort once stood. It would be an asset to the Bushkill Village, and would tie the whole project together so as to benefit everyone involved.

A new draft will be prepared following the meeting of March 27th, and copies will be available soon.

With the renovating and eventual opening of the store it will be a success for all parties.

The Palmas were given a copy of the draft plan from May of 2012 and a copy of a market study which had been done.

The Palmas were also informed of the supervisors' intent to enact this year an ordinance designating those properties zoned commercially with the Pike County Tax Preferential Five (5) Year Plan that applies to specific percentages on the improvements only. The Palmas were also given written information on the Pennsylvania's Local Economic Revitalization Tax Assistance Act for their review.

BUSHKILL EMERGENCY CORP:

Ray and Nancy Felmly, Dennis and Kathleen Farrelly and Debbie Kulick represented the Corp.

The discussion centered around the recent article in the Pike & Monroe Life written by Debbie Kulick espousing the need to purchase a subscription from the Corp, which if purchased gives an individual a reduction of \$500 after payment is received from their insurance company, but may be responsible for an amount beyond that. The cost of a subscription is \$70.00.

Mr. Vollmer stated that in 2014 the township, through the collection of the Emergency Services Tax, forwarded \$25,000 to the Corp. Yet, the calls made by the Corp are less than their other coverage areas of Middle Smithfield and Smithfield Townships. Specifically, according to statistics supplied by the Monroe County Control Center there were 697 calls in Lehman, 1,077 calls in Middle Smithfield and 888 calls in Smithfield Township. Ms. Kulick stated that those numbers are not accurate, because sometimes they pick up a Lehman Township resident in Middle Smithfield or Smithfield Township. Mr. Vollmer stated that probable the opposite occurs also, so it would be a wash.

Mr. Vollmer asked what is received by the Corp from Middle Smithfield and Smithfield Townships. Middle Smithfield. Middle Smithfield pays approximately \$8,000, with Smithfield paying \$3,000. Mr. Vollmer stated that does not seem fair that Lehman has the least amount of calls, yet pays the most to the Corp. Mrs. Farrelly explained that Lehman Township is further away from the Pocono Medical Center, and is hilly, so the expense to the Corp is greater. Mr. Rohner asked if the Corp considered that burdensome. The reply was "no".

Mr. Vollmer reiterated that what the supervisors want to see is that the residents of Lehman are given a fair shake.

Mr. Sivick stated that based upon the amount paid by the township, then the cost of a subscription

April 15, 2015

-3-

should be decreased by \$20 to \$50 or less.

The Corp will review and contact the supervisors with a decision.

ADJOURNMENT:

There being no further business, meeting adjourned at 10:52 a.m. by the motion of Mr. Sivick and second of Mr. Rohner. Unanimous.

Respectfully submitted,

Robert H. Rohner, Jr.
Secretary/Treasurer

**APRIL 28, 2015
TUESDAY, 10:00 A.M.**

MINUTES

Chairman John P. Sivick called the meeting to order at 10:00 a.m. Also present were Richard C. Vollmer, Vice Chairman; Robert H. Rohner, Jr., Supervisor and Secretary/Treasurer and Robert F. Bernathy, Esq., Township Solicitor. Jon Tresslar, P.E., Township Engineer was not present.

PUBLIC COMMENTS:

No comments were received.

BID OPENING – SPRING CLEAN UP DAY CONTAINERS:

Mr. Rohner stated that one (1) bid has been received from Waste Management of Pennsylvania, Inc.

The bid is \$21.00 per CYD for trash and \$9.25 per CYD for metal.

Waste Management will not accept electronics, paints or hazardous materials.

All fees are included in quoted CYD.

Motion made by Mr. Sivick and second of Mr. Vollmer to accept the bid received from Waste Management Pennsylvania, Inc. Unanimous.

BUSHKILL VILLAGE PLAN:

Anthony and Vanessa Palma, owners of the Turn's Store were present.

The Palma's had reviewed the copy of the Bushkill Village Conservation Plan that had been supplied to them at the supervisors' April 14th meeting.

The Palma's concern was that the 2012 draft states that the township would acquire the Turn building, and is it an issue since they have purchased the building. They were informed that at the time no one was interested in purchasing the property from Wayne Bank because of the bank's lien for the amount of the unpaid mortgage. There had been discussion that the bank would donate the property to the township, but that did not happen. The township would have acquired the building once it was placed in depository, but the Palmas purchased the property at a sheriff's sale. The supervisors are very happy and support the efforts of the Palmas to refurbish the building and re-open as a retail business.

The Palmas asked what is the township doing now to move forward with the Plan. They were informed that the township had recently submitted a grant application to DCNR for \$130,000 to construct a pavilion over the train station platform, which is located next to their building. Also, at the most recent meeting with the park service, it had been discussed, and it is the recommendation of the supervisors that the park service's proposed new visitor center and museum be located across from the Palmas' building. It would be a perfect addition to the Plan, and it would follow a footprint, since the Country Villa Resort had once been located on that property.

-2-

In addition, park service personnel are in discussions with the Bushkill Historical Society, Middle Smithfield Historical Commission and Pike County Public Library to partner and enter into an agreement for the use of the Peter's House.

PROPOSED ORDINANCE LERTA:

Mr. Bernathy has prepared the proposed ordinance. Mr. Bernathy needs the tax I.D.#s for those properties that will have the LERTA designation (Article II – Designated Area), and tax years for the tax exemption (Article III-Exemptions c.). Mr. Rohner will forward that information to him.

Motion made by Mr. Sivick and second of Mr. Vollmer to schedule the public hearing for Ordinance No. 133 on Wednesday, May 20th at 7:05 p.m.

The supervisors and Mr. Bernathy will attend the East Stroudsburg Area School District Board of Directors Finance Committee on Monday, May 11th with Mike Sullivan of the Pike County EDA and Matt Osterberg, Pike County Commissioner.

NATURAL LAND TRUST – LETTER OF SUPPORT:

The Natural Lands Trust located in Media, PA has requested a letter of support from the supervisors for their application to DCNR and the Commonwealth Financing Authority (CFA) for the acquisition of 1,100 acres that is owned by the Girl Scouts of Eastern Pennsylvania (Camp Hidden Falls). The property will be turned over to the Pennsylvania Bureau of Forestry as part of the Delaware State Forest.

It is the position of the supervisors that there is plenty of open space within the township, and the supervisors support and it is their desire to encourage commercial development, therefore a letter of support will not be forwarded. A letter will be forwarded to DCNR and CFA opposing the awarding of the grant for the acquisition.

Motion made by Mr. Sivick and second of Mr. Vollmer to forward the correspondence. Unanimous.

REQUEST FROM THE BUSHKILL HISTORICAL SOCIETY FOR A COMPUTER AND SCANNER:

The Society will begin scanning photos and documents that belong to residents for its archives.

Motion made by Mr. Sivick and second of Mr. Vollmer to approve this purchase. Unanimous.

April 28, 2015

-3-

ADJOURNMENT:

There being no further business, meeting adjourned at 10:32 a.m. by the motion of Mr. Sivick and second of Mr. Rohner. Unanimous.

Respectfully submitted,

Robert H. Rohner, Jr.
Secretary/Treasurer