

Commissioners:

JEFF C. WHEELAND
Chairman

ERNEST P. LARSON
Vice Chairman

TONY R. MUSSARE
Secretary



ANN M. GEHRET
*Director of Administration
and Chief Clerk*

J. DAVID SMITH
Solicitor

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**Minutes of the Meeting of
July 3, 2014
Board Room, Executive Plaza
Pine Street, Williamsport**

Commissioner Wheeland - Present
Commissioner Larson - Present
Commissioner Mussare - Present

Solicitor Smith - Present

1.0 OPERATIONS

- 1.1 CONVENE COMMISSIONERS MEETING. Mr. Wheeland convened the Commissioners Meeting 10:01 a.m.
- 1.2 APPROVE THE MINUTES OF THE PREVIOUS MEETINGS. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved the minutes of the previous meeting as they are recorded.
- 1.3 RECEIVE PUBLIC COMMENTS (AGENDA ITEMS ONLY). Mr. Wheeland opened the floor to public comment on agenda items only, and none were received.

Mr. Wheeland recessed the Commissioners' Meeting at 10:01 a.m.

Public Hearing for Zoning Map Amendments.

Mr. Wheeland opened the public hearing for the Zoning Map Amendment.

Solicitor Smith reviewed the rules of conduct for a public hearing.

Kurt Hausammann, Director of Planning and Community Development explained the 4 map amendments.

Mr. Hausammann added the advantage of being in the Zoning partnership is that it relieves the municipality of the zoning requirements, and the county takes this on.

The floor was opened to public comment and the following were received:

Sherry Gray of Ralston/McIntyre Township stated her concerns with the change there.

James Gray dittoed Sherry's comments.

Sharon Broadbent of McIntyre is a homeowner with a business. She said the intentions are not clear for the property that is being re-zoned.

Max Mechly of McIntyre Township represents 45 members of the community and he wants to know if the rezoning will increase the property owner's taxes. He also says the bridge and the playground are both an issue.

J. Michael Wiley, representing Brooks Lumber Company explained this is to correct a previous mistake.

Mr. William Brooks, III explained that he was not aware his property was rezoned. It used to be heavy industrial property. He is not sure what his plans are. He does not want to do anything detrimental to the community. As the property is currently zoned, it is worthless.

Al Boyer, supervisor of McIntyre Township feels the property was zoned incorrectly in the 1990's. The vote of the supervisors for this change was 2-1. A fence around the playground was discussed.

Kurt Hausammann agreed it was an error in the 1990's, and this would be correcting that.

Mr. Mussare emphasized it is your community, your property and you have rights.

Sharon Broadbent stated she has a petition opposing this, and that the supervisors are not listening to the residents.

Kurt Hausammann explained that all advertising and posting requirements were met.

Robert Shearer of McHenry Township is afraid of changing the zoning there to rural center and neighborhood preservation. He is concerned that his rights are being taken away. He asked for clarification on uses.

David Hines, Zoning Administrator explained the uses and definitions.

Don Price, supervisor of McHenry Township, wants to protect the areas from parking trucks, and wants to protect the roads. The vote of the supervisors in favor of this was 3-0.

Mr. Wheeland explained that all property owners suffer if there is no zoning.

Mr. Hausammann said that health, safety, and welfare are the reasons for zoning.

Mr. Wheeland closed the hearing at 11:02 a.m.

Mr. Wheeland reconvened the Commissioners' Meeting at 11:02 a.m.

2.0 ACTION ITEMS

- 2.1 ENACT ORDINANCE 2014-5. A motion by Mr. Larson and seconded by Mr. Mussare and passed (Mr. Larson - yes; Mr. Mussare - yes; Mr. Wheeland - yes; 3-0), enacted Ordinance 2014-5 for Zoning Map amendment.
- 2.2 ADOPT RESOLUTION 2014-15. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), adopted resolution 2014-15 donating surplus items to the American Rescue Workers.
- 2.3 APPROVE AGREEMENT WITH COLUMBIA COUNTY. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved agreement with Columbia County for inmate housing.
- 2.4 APPROVE PSA WITH R.A.T.T. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved professional service agreement with R.A.T.T. Inc. off of COSTARS contract.
- 2.5 APPROVE AGREEMENT WITH THE CITY OF WILLIAMSPORT. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved drop off recycling agreement with the City of Williamsport.
- 2.6 APPROVE HAZMAT ASSESSMENT SUBMISSION. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved annual HAZMAT Assessment submission to PEMA.
- 2.7 APPROVE TDA CHANGE. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved TDA Change - Public Defender's Office - addition of one full time temporary paralegal.

Mr. Wheeland recessed the Commissioners' Meeting at 11:10 a.m.

3.0 SALARY BOARD

- 3.1 CONVENE SALARY BOARD. Controller Rogers was absent.

3.2 PRISON - A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved Douglas J. Ellsworth as full time replacement Correctional Officer Relief - COI - \$14.71/hour effective 7/21/14.

3.3 ADJOURN SALARY BOARD. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), adjourned the Salary Board at 11:11 a.m.

4.0 BOARD OF ASSESSMENT APPEALS

4.1 CONVENE BOARD OF ASSESSMENT APPEALS. Mr. Wheeland convened the Board of Assessment Appeals at 11:11 a.m.

4.2 APPROVE CLEAN & GREEN REFUND. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), approved Clean & Green refund:
Parcel 48-253-105.B for MBC Development in the amount of \$68.50.

4.3 ADJOURN BOARD OF ASSESSMENT APPEALS. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), adjourned the Board of Assessment Appeals at 11:12 a.m.

Mr. Wheeland reconvened the Commissioners' Meeting at 11:12 a.m.

5.0 REPORTS / INFORMATION ITEMS.

5.1 Kristin McLaughlin presented the 2014 CDBG Project Review.

5.2 Mya Toon announced that LCRMS is requesting bids for tire and tire repair. (2nd request)

5.3 Jason Yorks announced that LCRMS is requesting bids for Replacement Landfill Gas Dryer.

6.0 PUBLIC COMMENT. Mr. Wheeland opened the floor to public comment and none were received.

7.0 NEXT REGULARLY SCHEDULED MEETING. Mr. Wheeland announced the next regularly scheduled meeting as a work session on Tuesday, July 8, 2014. There will be no regular meeting July 10, 2014.

8.0 ADJOURN COMMISSIONERS' MEETING. A motion by Mr. Larson and seconded by Mr. Mussare and passed (3-0), adjourned the Commissioners' Meeting at 11:19 a.m.