

PALMER TOWNSHIP BOARD OF SUPERVISORS  
GENERAL BUSINESS MEETING  
JUNE 14, 2010

A general business meeting of the Palmer Township Board of Supervisors was held on Monday, June 14, 2010 at 7:00 p.m. in the Community Room of the Palmer Library with all Supervisors in attendance: David Colver, Robert Lammi, Michael Mitchell, Ann-Marie Panella and Robert Smith. Also in attendance were the Township Manager, Public Services Director, Planning Director, Police Chief, Township Engineer and Township Solicitor. Chairman Colver convened the meeting and led those present in the Pledge to the Flag.

The meeting room was filled beyond capacity with residents filling the outside halls and lobby of the library. Residents were in attendance for agenda item number ten, the Highlands Maintenance Release. Dave Colver announced that the item was being tabled since attendance was beyond building capacity and it was unsafe. Colver announced the item would be rescheduled for the June 29<sup>th</sup> meeting.

Colver said the Board held an executive session on May 27<sup>th</sup> to discuss one personnel item. No action is required tonight.

2. APPROVAL OF DISBURSEMENT OF FUNDS JUNE 7, 2010 AND JUNE 14, 2010

INFORMATION

The report will be provided at the meeting.

DISCUSSION

On motion by Mitchell, seconded by Panella, and agreed by all, the Board approved the disbursement of funds for June 7, 2010 and June 14, 2010.

3. APPROVAL OF MINUTES – MAY 25, 2010

DISCUSSION

On motion by Smith, seconded by Lammi, and agreed by all, the Board approved the minutes of May 25, 2010.

4. MIRACLE LEAGUE PRESENTATION

INFORMATION

Bob Lammi will be making a presentation to the Board.

DISCUSSION

Bob Lammi made a presentation about the Miracle League. Lammi said it is a league that allows children with disabilities to play baseball. Lammi said there is a field in Lehigh County but there is nothing available in Northampton County. Lammi said our Community

Center Director, Dan McKinney, has been involved with the Miracle League for several years. Lammi introduced Dan McKinney who commented about the great kids that participate in the league. McKinney said the other closest field in the area is in Trenton, New Jersey. McKinney said families are travelling significant distances to make it to the ball park and that is not an easy thing to do with some of the handicaps these children have. Lammi said he spoke to County Executive, John Stoffa, and Tom Harp who had involvement with the organization about possibly looking into a location in Northampton County. Lammi said we keep coming back to the Charles Chrin Community Center site because we have the space and a facility that is handicapped accessible. McKinney said the National Miracle League requests that the site be in an area where other similar activities take place. McKinney said the field could also be used for T-ball games and adult MH/MR leagues. Lammi said the first step to begin this process would be to have this Boards approval to make the land available for the facility. Lammi said he would then make a presentation to the Recreation Board of the township.

John Stoffa said if you spend any time with individuals with disabilities you find that all they really want is what we all want. When you see these kids play baseball it is well worth the effort. Stoffa said he feels the community center is an ideal location for the field. Tom Harp said there are only four fields in the United States like the one in Lehigh County that are available to disabled children. McKinney said he believes everyone in this room has been involved in an organized sport at some point in their life; either themselves, their kids, or their grandkids. McKinney said most disabled children don't get that opportunity. For the kids that get the opportunity – it is a life changing experience. It is very fulfilling for the kids as well as their families.

Lammi made a motion that that the Board approved the concept of using the property at the Charles Chrin Community Center for a Miracle League field if a field, is financed and built by another organization. Mitchell seconded the motion. Colver said when he watched the presentation he thought it was a great thing to do. Colver asked for a ball park amount of what a facility like this would cost. Harp said the Miracle League office in Georgia is telling startup leagues – at least \$250,000 to build the field. Harp said in Lehigh County they have lights but that may not be needed at this field. Smith asked about the maintenance on a field like this. McKinney said the maintenance is minimal. McKinney said the Lehigh Valley field upkeep is mostly in the dugouts, the field requires minimal upkeep. McKinney said in the Lehigh Valley the main concerns were bathrooms and a concession stand and that wouldn't be an issue at our facility. McKinney said the field surface is similar to a track. Smith said Palmer Township currently has 400 baseball players and 100 softball players and he believes a lot of those players would support this type of endeavor. Ric Agretto said as everyone knows he's been involved with the Special Olympics for many years and there are 900 Special Olympic athletes. Agretto said you will have the athletes and you will have the volunteer base that you need. Agretto said it will be remarkable for Palmer Township to participate in something like this. The motion was voted on and agreed by all.

#### 5. RIC AGRETTO PROCLAMATION PRESENTATION

#### INFORMATION

Dave Colver will be presenting a proclamation to Ric Agretto on behalf of the Board.

DISCUSSION

Dave Colver presented a proclamation to Ric Agretto recognizing his induction into the Pennsylvania Special Olympics Hall of Fame for his 34 years of volunteering. Agretto said he appreciated the recognition. Agretto said his roots are strong in Palmer Township. His father was active in the beginning of the Palmer Athletic Association. Agretto said he and his brother were players as well as his children. Agretto said when he received this honor in Philadelphia he dedicated the award to his parents since they were the ones to teach him to give back to his community. Agretto said he will continue to give back to the community and if the Miracle League becomes a reality in Palmer Township, he and his family will be there to help.

6. SWEARING IN OF NEW PART-TIME POLICE OFFICERINFORMATION

The Chairman of the Board will swear in new part-time police officer Brent Lear.

DISCUSSION

Chairman Colver introduced Brent Lear and swore him into office as a part-time police officer.

7. FIRE TRUCK LOAN ORDINANCEINFORMATION

The Board needs to approve/disapprove the ordinance.

DISCUSSION

Bruno said the ordinance was publicly advertised. It is to purchase a 2010 Pierce Impel pumper/rescue fire truck. Bruno said if it is approved tonight it needs to be forwarded to DCED for approval.

On motion by Colver, seconded by Lammi, and agreed by all, the Board approved the ordinance authorizing the issuance of a general obligation note in the principal amount of \$475,000 for the 2010 Pierce Impel pumper/rescue fire truck.

8. PLCM ELECTRIC MUA AGREEMENTINFORMATION

The Board needs to approve/disapprove the agreement.

DISCUSSION

Anckaitis said we discussed this a few meetings back and the Board agreed they would like to go in the direction of joining a cooperative to purchase electricity beginning in January

2011 when the rate caps are lifted. Anckaitis said because of the buying power of the cooperative it offers us lower rates than if we went out alone. Anckaitis said Tom Adams forwarded quotes to the Board for one-year to four-year contracts. Anckaitis said he also forwarded the contract to Solicitor Bruno to review. Lammi asked what our current rate was. Adams said he believes it is .07¢ or .08¢. Lammi said they are tying us in at .08¢ and we all know when they lift the caps it is going to go up. Smith asked about Bruno's concerns to the agreement. Bruno said he raised some issues with the company representative regarding the contract. Bruno said the answer he received is it is a contract that is required by all participating in the cooperative with over 80 municipalities already participating. Colver asked for the Township Manager's opinion. Anckaitis said he feels we should do it. Anckaitis said if you look at the benefits of us participating in the health care cooperative over the years – he would hate to see what it would be like if we were out there alone buying healthcare. Anckaitis said he feels this will be similar and it will benefit the township to participate. Smith suggested we go with the two year option as a start. County Executive, John Stoffa, said last year the County went through this discussion with PPL and they saved \$77,000 by going to another provider other than PPL.

On motion by Smith, seconded by Panella, and agreed by all, the Board approved entering into the PLCM cooperative agreement to purchase electric rates for a four year period at the rate of .083808¢ per kwh, effective January 1, 2011.

9. 25<sup>TH</sup> STREET RIGHT-OF-WAY DEDICATION

INFORMATION

The Board needs to approve/disapprove the security release.

DISCUSSION

Bruno said this was recently discussed at a prior meeting and the Board passed a motion to have the Pidcock Company review the request for right-of-way that was identified on an old Grandview plan. This is related to a Woodridge Falls project and their position is they would like to see the township acquire the land and the Township Engineer feels the township would only need easement rights to the property. Bruno said the question is, does the township wish to accept it or pursue an easement.

Lisa Pereira, Steve Santola and Steve Varneckas were in attendance. Pereira said she presented an easement agreement to Valley Housing Authority representatives but she did not hear back from them. Pereira said it is her understanding they prefer the township or the developer take over ownership. Pereira said it would push us back in time to have to go through the subdivision process. Colver asked if Bruno talked to representatives from Grandview. Bruno said no. Bruno said the developer here tonight is the one that is obligated to get the work done according to their agreement. Bruno said he only has had contact with the developer's representatives. Lammi said this area is a major storm water course for the township. Lammi asked what is the objection for the township to own the property. Bruno said if you own it you have all the liability of owning the property. Mike Russek, engineer for Grandview, reviewed plans with the Board. Bruno said he doesn't see the need for the township to own the property. The township only needs to have the opportunity to maintain the system in the easement. Bruno

said the developer would assume all costs and damages in connection with condemnation of easement rights. Colver said if Grandview is willing to give the construction easement, fine – if not we will have to condemn an easement. Russek said it is not just a drainage easement to allow water to discharge from existing drainage. It is going to be totally modified and that is why Grandview is concerned. If modifications occur and there is an issue they are the responsible owner of the property. Santola said we agreed to help fix this whole water problem but for us to take a piece of land that isn't even close to our property – it puts a burden on us. Dillman said regarding the channel along 25<sup>th</sup> Street, there is contention over who actually owns it. The township doesn't feel it owns it. Bruno said the township can take less than what is shown on the plan. Colver showed an area on the plan that the township would agree to take over. Bruno asked that the Pidcock Company review the area outlined and noted it would be a dedication of right-of-way.

Colver asked that we get this wrapped up by the next meeting and asked the developer if there were any other issues the township should know about. Dillman said there were a total of four items outstanding with the one discussed tonight being one of them. The other three items are a PTMSA agreement, a non-dedicated street agreement, and a geotechnical issue that the township geotechnical engineer needs to review. Pereira said there is also an open space agreement. Colver asked that the outstanding items get wrapped up so we can finalize it at the next Board of Supervisor meeting. Bruno noted no official action needs to be taken tonight.

10. HIGHLANDS MAINTENANCE RELEASE

INFORMATION

The Board needs to approve/disapprove the maintenance release.

DISCUSSION

There were too many attendees related to this item so the item was tabled to the next Board of Supervisors meeting on June 29.

11. JOSEPH I SECURITY RELEASE

INFORMATION

The Board needs to approve/disapprove the security release.

DISCUSSION

On motion by Lammi, seconded by Panella, and agreed by all, the Board approved the security release in the amount of \$16,171.65 for Joseph I.

12. PUBLIC COMMENT

None

13. REPORTS

Solicitor

- Bruno said he received a favorable response from J.P. Mascaro and Sons to continue the contract for the one-year extension period.
- Bruno had three litigation matters for executive session.

Manager

- Anckaitis said he received a call from John Mehler from the Northampton County Department of Aging and they want to relocate a senior activity center that they hold in Easton. Anckaitis said the center is a location where seniors spend the day and do activities and are provided a hot meal. They are looking for space to rent that would be 11,000 to 12,000 square feet – five days a week from 8 a.m. to 4 p.m., all year long. Anckaitis said he initially thought of the community center but it is really hard to have a room committed every single day for them.
- Anckaitis had one personnel item for executive session.

Police Chief

- Fretz said the EAHS senior picnic was held at Penn Pump Park today with no issues to report.

Supervisor

- Smith had one personnel item for executive session.
- Colver said regarding the Greenwood Avenue project he talked to Dave Matase late this afternoon and they think they are okay with Met Ed but they may need a phone call made to Marc Troutman tomorrow. Colver said the lights are up and ready to go on flash but they have no power. Final paving will be the end of this week.
- Colver had one real estate item for executive session.

On motion by Mitchell, seconded by Smith, and agreed by all, the meeting was adjourned at 8:55 p.m. with one real estate, two personnel and three litigation items for executive session.

Respectfully submitted,

Robert G. Anckaitis  
Township Manager