

**ATTENDANCE:**

BOARD Elliot Abrams, Chair  
George Downsborough, Jr., Vice-Chair  
Jessica Buckland, Supervisor  
Betsy Whitman, Supervisor

STAFF Stephen Casson, Township Engineer  
Paul Christner, Assistant Engineer  
Betsy Dupuis, Solicitor  
Doug Erickson, Township Manager

Greg Garthe, Planner  
Tyler Jolley, Chief of Police  
Lawrence Pegher, Finance Director

ABSENT Daniel Treviño, Supervisor

AUDIENCE C-NET (3) Scott Miller, Resident  
Michael Lee, Nittany Valley Sports Centre Leroy Kline, Delta Development Group  
Kevin Abbey, Clearwater Conservancy Dan Hawbaker, Decibel Partners

1. **CALL TO ORDER**

The November 20, 2018 Board of Supervisors meeting was called to order by Chair Abrams at 7:00 PM and led the Pledge of Allegiance.

2. **APPROVAL OF MINUTES**

Dr. Buckland moved to approve the November 14, 2018 meeting minutes. Seconded by Ms. Whitman, the motion passed 5-0.

3. **PUBLIC COMMENTS**

Mr. Miller stated that there are 5 semi-trailers at Walmart that they must be using for storage and there is a huge steel dumpster there. Mr. Erickson stated that Zoning will look into the trailer issue and there is no permit needed for a dumpster.

Mr. Abrams announced there is a delay to the Valley Vista Left Turn Lane project. Mr. Erickson stated that a press release will be distributed tomorrow.

4. **PUBLIC HEARINGS AND ACTION CONSIDERATION**

a. **Proposed 2019 Township Budget**

Mr. Pegher stated that the Tentative Proposed 2019 Patton Township Budget was adopted at the meeting on November 14, 2018 and advertised for a Public Hearing at this meeting. Copies of the Tentative Budget have been placed in the Township Building lobby, Schlow Regional Library and on the Township Web Site.

The Tentative Budget includes no real estate tax rate increase. The Director of Finance and Administration will provide a brief overview of the Tentative 2019 Patton Township Budget.

The 2019 Budget and Line Item Detail are included with the digital agenda. The 2019 Budget and the Line Item Detail are available on the Township's website at <http://twp.patton.pa.us/departments/finance>.

Mr. Miller asked if there is any funding for the storm water system along Woodycrest. Mr. Downsborough stated that there is a project for the entire township that would prioritize which neighborhood needs the most work.

**4. PUBLIC HEARINGS AND ACTION CONSIDERATION (Continued)**

**a. Proposed 2019 Township Budget (Continued)**

**1) Work Session**

Mr. Downsborough asked how much is budgeted for the Valley Vista Left Hand Turn Lane project. Mr. Pegher stated that the 2018 projections included the additional \$300,000 that was approved but the 2019 Budget did not include any more funds.

**2) Follow-Up Steps**

The Board indicated no additional information or reports were required and the Budget should be included on the December 10<sup>th</sup> agenda for adoption.

**b. Flags as Signs Ordinance**

Mr. Garthe gave a brief overview of the Flags as Signs Ordinance.

*From the June 20, 2018 Board of Supervisors Agenda*

A representative of Glenn O. Hawbaker, Inc. (GOH) has submitted a request (included with the agenda materials) asking the Township to consider a change to the signage regulations to permit a flag.

Chapter 140 (Signs) of the Patton Township Code provides regulations on signage.

Section 140-7J (Signs prohibited in all districts) currently prohibits the following items from being used for commercial advertising:

“Searchlights, pennants, spinners, banners and streamers ....”

Sections 140-8 (Limit on number of signs per premises) and 140-10 (Limit on sign area) constrain the number and total size of signs that can be installed on a site for commercial advertising.

In their request, GOH does not request any increase in the overall signage but suggests that a corporate flag might be counted as part of the permitted signage for the site.

*End of Board Agenda Materials*

*From the October 1<sup>st</sup> Planning Commission Agenda:*

The Board referred the matter to the Planning Commission for review and a recommendation. Staff notes that the Township’s sign regulations are outside of Chapter 175 (Zoning), but they are referenced a number of times in that chapter. Any amendments to Chapter 140 (Signs) would therefore be adopted into Zoning by reference.

Previously, a corporate flag was flown at the Glenn O. Hawbaker corporate headquarters, but Patton Township required the business to remove the flag because it did not meet Township sign regulations.

At the August 6, 2018 Planning Commission work session, the Commission members discussed the matter with the requestor, Township staff, and the two remaining members of the Township’s Sign Review Board, Scot Chambers and Sean Howard (*since that time, Mr. Chambers has moved out of Patton Township and therefore is no longer a Sign Review Board member*). Both members of the Sign Review Board indicated that they supported allowing businesses to fly a corporate flag, as long as it meets all other

4. **PUBLIC HEARINGS AND ACTION CONSIDERATION (Continued)**

b. **Flags as Signs Ordinance**

*From the October 1<sup>st</sup> Planning Commission Agenda (Continued):*

requirements for signs. The Planning Commission also supported the request and directed staff to draft an ordinance that would remove the prohibition on using flags as signs. A draft ordinance was presented at the September work session. The Planning Commission members recommended no changes, and the ordinance is being presented tonight for formal recommendation to the Board of Supervisors.

The following items are included with the agenda:

1. Letter requesting amendments to the Township's sign regulations

2. ~~Draft Ordinance: *Allowing Flags as Signs*~~

*End of Planning Commission Agenda materials*

The Planning Commission recommended approval of the Draft Ordinance v1.1.

The Board reviewed the draft Ordinance at their October 10<sup>th</sup>, October 24<sup>th</sup> and November 11<sup>th</sup> meetings and made the following changes:

- Clarified that the maximum permitted pole height is 25 feet or a height equal to the roofline of the tallest building(s) to which it is associated, whichever is higher.
- Limited the number of "flags as signs" to one per parcel in locations where multiple business or premises occupy a single parcel, and
- Limited the maximum size of a flag to 50 square feet.

Following an introduction from the Planner, the Board should review the Draft Ordinance (v1.3) and open the Public Hearing to accept comments from the audience.

1) **Public Hearing**

The Board convened the Flags as Signs Ordinance Public Hearing at 7:22PM.

Mr. Miller stated that he is concerned about multi-premise properties. Ms. Whitman stated that ordinance permits one flag per parcel and she does not think this will be an issue.

Mr. Downsborough moved to close the Flags as Signs Ordinance Public Hearing at 7:30PM. Seconded by Dr. Buckland, the motion passed 4-0.

2) **Action Consideration**

If the public hearing is closed, the Board should consider action on the proposed Ordinance **Amendments to Chapter 140 (Signs) of the Code of Patton Township to Allow Flags to be used as Signs** or identify revisions or additional information needed before further consideration. Substantive revisions will require re-advertisement and a new Public Hearing.

Mr. Downsborough moved to approve the Flags as Signs Ordinance. Seconded by Ms. Whitman, the motion passed 4-0.

5. **PUBLIC WORKS – No Items**

6. **PLANNING AND ZONING – No Items**

## 7. **ADMINISTRATION**

### a. **Fox Hill Road and Bernel Road Intersection Improvements**

Mr. Erickson stated that In March 2018 the Board approved the submission of a grant for the subject intersection. See the [March 28th Board agenda](#) for additional background information. The Township committed to providing \$100,000 towards the project.

The grant was not funded under the 2018/19 cycle, but PennDOT offered a streamlined resubmission option for the 2019/20 funding cycle, which the Board recently approved.

The developers of the adjacent parcel, Decibel Partners, who are responsible for the improvements to the intersection, have submitted a request to the Township to increase their funding commitment to the project.

The developers are also proposing updating the grant submission to account for additional costs and the use of a Pennsylvania Infrastructure Bank (PIB) loan from PennDOT to accelerate the schedule of construction on the project.

The agenda materials included:

- Request to increase Township funding from \$100,000 to \$150,000
- Payback schedules for PIB Loan
- Economic Impact estimate for buildout of NVSC site
- The November 2018 grant re-submittal

Mr. Kline provided an overview of the developer's proposal to the Board noting the Township's obligation is limited to repaying only \$150,000 of principle on the loan in years 3 through 10.

By consensus, the Board directed the Manager to move the matter forward as proposed by the developers.

### b. **Open Space Stewardship Committee Update**

Mr. Erickson stated that the Open Space Stewardship Committee (OSSC) met on November 8<sup>th</sup>. Board Liaison Betsy Whitman and the Manager will update the Board on the materials reviewed and the committee's discussions. The agenda materials included:

- OSSC agenda for November 8
- Proposal from Woods and Waters Consulting to coordinate a Stewardship Plan for the Gray's Woods Preserve
- Reports from Ecologist Joe Wilson and the 3<sup>rd</sup> Party Monitoring Report for the Haugh Farm Preserve

Mr. Erickson discussed having Woods and Waters Consulting (Katie Ombalski) coordinate the development of a conservation plan for the Gray's Woods Preserve with Mr. Wilson doing environmental studies and having another consultant prepare a Forest Stewardship Plan.

Mr. Downsborough suggested having a list of parks to look at as well. He stated that Bernel Road Park has invasive plants.

**8. CONSENT AGENDA**

The items included below are routine in nature and it is not anticipated that any will generate discussion or questions. The actual Consent Agenda with a brief description of each item is included with the agenda packet materials distributed to the Board and will also be available to the public at the sign-in table. At the request of a Board member any single item or all items on the Consent Agenda can be discussed and voted on separately. If no items are “pulled,” the Board should consider a motion for “approval of the Consent Agenda items as shown on the agenda.”

**a. Public Works**

**1) Award Bids for 2019 Public Works Materials Contracts**

The Public Works Director recommends awarding contracts as follows:

- 2019 Concrete – Centre Concrete
- 2019 Aggregates (gravel and stone products) – Hansen Aggregates.
- 2019 Bituminous Material (asphalt paving products) – GOH, Inc.

The Township Engineer's Bid Tabulations and recommendation are included with the agenda materials.

**It is recommended that the Board award the contracts for materials as recommended by the Engineer, and authorize the Manager to execute the agreements.**

**b. Administration**

**1) Bid Awards: --Insurance Services**

The Director of Finance and Administration has solicited quotes to provide insurance coverage/service to the Township for 2019. Solicitations were sent out in September to several brokers. Our current broker, Joe Giesse, of Doty and Hench, submitted three quotes from Selective Insurance (our current carrier), Travelers Insurance, and Penn Prime Insurance. No other quotes have been submitted.

The Director of Finance and Administration recommends accepting the low quote from Selective Insurance and Doty and Hench in the amount of \$132,267. (This represents a 20%+ decrease in premiums from 2018).

The Director also recommends requesting quotes again next year for 2020.

**It is recommended that the Board accept the quote for Insurance Services as recommend.**

**2) Centre County Economic Development Partnership Investment for Business Retention – KCF Technologies**

Patton Township has participated in the Centre County Economic Development Partnership since 2013. The Partnership includes the Chamber of Business and Industry of Centre County (CBICC), Penn State (PSU), Centre County, 8 county municipalities and a variety of local businesses. The Partnership’s mission is threefold: foster entrepreneurship through business incubators, retain and grow existing companies in the county, and attract new, family-sustaining jobs to the County/Region.

The Partnership’s latest investment is to assist KCF Technologies, a home-grown company, with a substantial employment-expansion and facility-relocation project in

8. **CONSENT AGENDA (Continued)**

b. **Administration (Continued)**

2) **Centre County Economic Development Partnership Investment for Business Retention – KCF Technologies (Continued)**

State College. A joint press release is included in the agenda materials describing the company, the expansion, and the performance agreement related to the public investment.

The governmental members of the Partnership have pledged to provide an incentive of \$150,000 to assist with the facility relocation and expansion for new staff. The incentive includes \$50,000 from Centre County and \$25,000 from State College Borough, College Township, Ferguson Township and Patton Township.

The Township's pledge includes \$16,000 that was designated for economic development incentives in 2012 and subsequently encumbered, and \$9,000 of new funding from cash reserves in 2018.

**It is recommended that the Board approve the above expenditure/investment and direct the Manager to disburse the funds to the Centre County Economic Development Partnership**

3) **Authorities, Board and Commissions – Re-appointments for 2019**

The following residents are eligible for reappointments as noted and have agreed to serve another term:

Brian Rater – eligible for 1 more 4 year term on Planning Commission

Bob Prosek - eligible for 1 more 4 year term on Planning Commission

Rich Koch - eligible for 2 more 3 year terms on Recreation Advisory Committee

Cindy Solic - eligible for 1 more 3 year term on Recreation Advisory Committee

Bob Barlock – eligible for 9 more 1 year terms on the Vacancy Board

Jeff Hermann - eligible for 2 more 3 year terms on Zoning Hearing Board

Linda Trevino – eligible for 2 more 3 year terms on the Library Board

Casey McClain - eligible for 1 more 3 year terms on the Library Board

Patricia Montieth - eligible for 10 more 1 year terms on the SCBWA – Liason

Chris Hurley - eligible for 9 more 1 year terms on the Spring Creek Watershed Commission – Alternate.

The ABC Committee (Abrams and Downsborough) recommend that the Board approve the above re-appointments.

**It is recommended that the Board the above re-appointments**

**8. CONSENT AGENDA (Continued)**

**b. Administration (Continued)**

**4) Voucher Report**

A copy of the October 2018 Voucher Report is enclosed. Board members having questions should contact the Township office prior to the meeting so the necessary information can be obtained.

**It is recommended that the Board approve the October 2018 Voucher Report.**

Mr. Downs brough moved to approve the Consent Agenda. Seconded by Ms. Whitman, the motion passed 4-0.

**9. MANAGER'S REPORT**

**a. ABC openings for 2019**

Mr. Erickson stated that there are two vacancies for the Industrial Commercial Development Authority and one for a Zoning Hearing Board Alternate

**b. Upcoming Events**

- [1] Township Offices Closed, November 22<sup>nd</sup> and 23<sup>rd</sup>
- [2] Township Offices Open, Monday, November 26<sup>th</sup> (start of deer season)
- [3] Patton Township Business Association Lunch, November 28th
- [4] Township Offices Closed, December 25<sup>th</sup>
- [5] Township Offices Closed, January 1, 2019
- [6] Patton Township Business Association Lunch, January 23<sup>rd</sup> State of the Township
- [7] **ABC Recognition Dinner, February 1st (Correction on Date)**

**10. COMMITTEE REPORTS**

[Parks & Rec Regional Comp Plan](#), November 6 – Wheeler – report enclosed

[Finance](#), November 15– Downs brough

- 2019 Summary Budget Municipal Comments
- 3Q Financial Update
- 3Q Repairs & Maintenance Report
- Ad Hoc Facilities Committee Report
- Monthly Reports
- Exec Dir's response to Budget Comments included with agenda materials

[Executive](#), November 20 – Abrams

- Draft Guidelines for Meeting Etiquette
- Whitehall Road Regional Park Update
- Municipal and Public Comments on the 2019 COG Budget

11. **OTHER BUSINESS**

There were no other business.

12. **ADJOURNMENT**

Mr. Downs brough moved to adjourn the November 20, 2018 Board of Supervisors meeting at 8:24PM. Seconded by Ms. Whitman, the Chair adjourned the meeting.

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Douglas J. Erickson, Township Secretary

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