

**ATTENDANCE:**

BOARD	Elliot Abrams, Chair Bryce Boyer, Vice-Chair Josh Troxell, Supervisor
STAFF	Doug Erickson, Township Manager Brent Brubaker, Township Engineer Pat Hubert, Assistant Township Engineer John Petrick, Chief of Police Kim Wyatt, Finance Director Kimberly Fragola, Township Secretary Joe Price, CRPA Senior Planner Betsy Dupuis, Solicitor
ABSENT	Walt Wise, Supervisor Jeff Luck, Supervisor
AUDIENCE	2 CNET Volunteers Jeff Kokoskie – Patton Township Planning Commission Bob Poole – Toftrees Mark Maloney – Greenmoore Village Steve Cunningham – Jacobs Engineering Residents: Scott Miller, Vickie Billett, Neil Campbell

**1. CALL TO ORDER**

The March 10, 2010 Patton Township Board of Supervisors meeting held at the Patton Township Municipal Building, 100 Patton Plaza, State College, PA, was called to order at 7:02 PM by Chair Elliot Abrams.

**2. APPROVAL OF MINUTES**

The minutes of the February 10, 2010 meeting were approved 3-0 on a motion by Mr. Troxell, seconded by Mr. Boyer.

**3. PUBLIC COMMENTS**

Township resident Scott Miller noted the stormwater and soil conservation requirements for the Woodycrest Center site and asked why the property has not yet been seeded. Mr. Erickson indicated that he would contact the Centre County Conservation District about this issue, as that is the organization responsible for oversight and enforcement of sedimentation control. Mr. Miller also raised questions about property reassessments, as well as making the Board aware of his concerns about flooding. Mr. Erickson responded that Township staff would inspect the site to verify that appropriate stormwater controls are in place.

### **3. PUBLIC COMMENTS (CONT'D)**

Mr. Boyer moved that the Manager send a letter to the Centre County Conservation District, with a copy to the site developer, reminding them of the Woodycrest Center property's status. The motion was seconded by Mr. Troxell and passed 3-0.

Mr. Miller inquired about the schedule for installing the new drainage system at Second and Strouse Avenues, and Mr. Hubert reviewed the progress of the project. Mr. Miller suggested an additional inlet location, which Mr. Erickson said staff would consider.

### **4. PUBLIC HEARING: COMMUNITY SUPPORTED AGRICULTURE**

In November 2009, the Planning Commission and Board of Supervisors reviewed a sketch plan for "Greenmoore Village" as presented by Mr. Mark Maloney, the developer, Mr. Erickson recalled. The project proposes to incorporate the concepts of "Community Supported Agriculture" (CSA) and "Development Supported Agriculture" (DSA) to support and enhance an organic community farm that can be joined through a subscription plan, he reviewed. Copies of additional information on the proposal that was written in the January 11, 2010 Planning Commission agenda were distributed with the materials for this meeting.

With the sketch plan presentation the developer requested that the Township provide some measure of relief for residential lots so the CSA can occupy the portion of the site better suited for agriculture, Mr. Erickson stated. Noting that the CSA concept provides benefits to the community beyond the proposed development, he said, staff proposed working with the developer to find a means to amend the regulations to provide an incentive to include a CSA and provide some of the relief requested.

Distributed with the agenda were copies of a memo dated January 22 from the CRPA Planner to the Manager detailing the Planning Commission's recommendation, background information, and alternative design standards that include:

- Reduced stream buffer width in exchange for the installation of a vegetated riparian buffer
- Reduced wetland buffer width when Best Management Practices (BMPs) are utilized for stormwater management
- Exemptions from the buffer requirements for man-made stormwater management facilities
- Conditional Use regulations to allow a CSA type development in the Rural District, permitting some residential development on steep slopes and expanded retail opportunities for the farm market in exchange for a conservation easement on the CSA operation

At the direction of the Board, Mr. Erickson concluded, this ordinance has been advertised for a Public Hearing and potential action.

**4. PUBLIC HEARING: COMMUNITY SUPPORTED AGRICULTURE (CONT'D)**

**a. Public Hearing**

The Public Hearing for the proposed Community Supported Agriculture regulations has been advertised for this meeting. The Public Hearing convened at 7:15 PM.

There being no public comments, Mr. Troxell moved to close the Public Hearing. Mr. Boyer seconded the motion, which passed by a vote of 3-0. The Public Hearing was closed at 7:16 PM.

**b. Action Consideration**

Mr. Troxell moved to approve Ordinance No. 2010-518 as advertised to add regulations for Community Supported Agriculture to both the Rural Preservation Design Standards regulations of Chapter 153 and the Rural Zoning District regulations of Chapter 175 of the Code of the Township of Patton. Mr. Boyer seconded the motion, which passed by a vote of 3-0.

**5. PUBLIC SAFETY**

**a. Police Update**

Copies of the Year End 2009 Public Safety Report were distributed with the supplemental agenda. Chief Petrick pointed out the progress of the two new Officers and the K-9 Unit, truck inspections, community relations events, and the implementation of Tasers. He also reviewed crime and accident statistics for 2009.

Copies of the January 2010 Public Safety Report were also distributed with the supplemental agenda. Chief Petrick noted training events, as well as Aggressive Driving, Cops in Shops, and DUI patrols.

**6. PUBLIC WORKS**

**a. Project Updates**

Mr. Erickson reviewed the following items:

Circleville Park Phase 2B	Award of contract for final improvements included on Consent Agenda. Work includes bocce ball courts, pavilion with fire place, playground area, and site preparation for a maintenance building for CRPR. Work is scheduled for completion by July 15.
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**6. PUBLIC WORKS (CONT'D)**

**a. Project Updates (Cont'd)**

Forest Regeneration on Stand 10 of Haugh Family Preserve	Shelterwood thinning harvest is nearing completion. Award of contract for deer exclusion fencing is included on Consent Agenda. The work has included removal of invasive red maples and will promote the new growth of oaks in the stand.
Grant Award for One-Person Leaf Collection Truck	DEP recently announced that the Township has been awarded a recycling program grant that will fully fund the acquisition of a second leaf collection truck, which should dramatically reduce labor costs for leaf collection.

**b. Letter of Support for Point-of-Access Study for Proposed Slip Ramp from Valley Vista Interchange to Toftrees Planned Community**

As the developer has illustrated on sketch plans for the Toftrees West development, Mr. Erickson began, it is desired to provide an additional access point from I-99 (US 322/220) to Toftrees via the southbound exit ramp to Valley Vista Drive. An initial step in gaining Federal Highway Administration (FHWA) approval is the submission of a traffic study, the Point-of-Access (POA) study, to the PADOT district office, Mr. Erickson explained, and PADOT requires that a letter of support from the Township be submitted with the POA stating that the Township finds the planned access point to be consistent with planned development patterns and land use regulations, that it would be a benefit to the public, and that the project is endorsed by the Township. Further, he said, the letter states that the Township agrees to own and maintain the roadway once it passes out of the limited-access right-of-way for I-99. Copies of the draft letter of support prepared by the Public Works Director, along with a sketch plan of the development, were distributed with the agenda.

Mr. Troxell inquired as to additional access points to Toftrees West, and Mr. Erickson indicated Curve Hill Road.

Mr. Boyer, seconded by Mr. Troxell, moved to approve submission of the letter of support with the Point-of-Access study. The motion passed by a vote of 3-0.

**c. North Atherton Street Traffic Signal / Intelligent Transportation Systems Improvements**

PADOT is presently finalizing the design of improvements to 19 signalized intersections along the Atherton Street Corridor from Beaver Avenue in State College to Valley Vista Drive in Patton Township, Mr. Erickson told the Board. When complete, he continued, this project will:

6. **PUBLIC WORKS (CONT'D)**

c. **North Atherton Street Traffic Signal / Intelligent Transportation Systems Improvements (Cont'd)**

- 1) Implement optimized traffic signal timings and traffic signal interconnections via spread-spectrum radio across municipal boundaries.
- 2) Enable the deployment of a Transit Signal Priority system for the Centre Area Transportation Authority (CATA) for the signals on this project, allowing increased efficiencies in moving transit vehicles along the corridor.
- 3) Include installation of seven closed circuit television (CCTV) cameras and two Dynamic Message Signs along the corridor to enhance incident reporting/verification and traveler information dissemination.

The cameras and message boards will be installed, owned, and operated by PADOT, Mr. Erickson stated, and the cameras will be attached to Township-owned traffic signal structures. Video from the cameras will be transmitted to the District 2-0 Traffic Control Center in Clearfield, where traffic conditions will be monitored, he said.

PADOT has conferred with the municipal Public Works Directors and Managers to craft a Memorandum of Agreement to describe each party's duties and responsibilities regarding the installation and operation of the cameras, Mr. Erickson reported, and the agreement does not impose any costs or liability on the Township from the installation of the cameras. PADOT has agreed to make real-time video available to the Township upon request, he added, and PADOT is named as the custodian of public records for the ITS equipment and any data and video files. Distributed with the agenda were copies of the Intelligent Transportation Systems Agreement.

The Board discussed particulars of the camera system such as online viewing availability, locations, capabilities, and overall system operations. Steve Cunningham of Jacobs Engineering provided answers.

Mr. Troxell moved to adopt Resolution No. 2010-001 approving the agreement, name the Public Works Director as the point of contact, and authorize the Chair and Township Secretary to execute the agreement. Seconded by Mr. Boyer, the vote in favor was 3-0.

d. **Multi-Municipal Long Range Transportation Plan Candidate Project Reviews**

The Centre County Metropolitan Planning Organization (CCMPO) is responsible for coordinating transportation planning and programming activities in Centre County, Mr. Erickson reviewed, and as mandated by federal law, the CCMPO must update its Long Range Transportation Plan (LRTP) every four years. In

**6. PUBLIC WORKS (CONT'D)**

**d. Multi-Municipal Long Range Transportation Plan Candidate Project Reviews (Cont'd)**

November of 2009, he recalled, the Township reviewed a list of Patton Township Project Candidates for the purpose of prioritizing the subject projects and forwarding them to the CCMPO for their further consideration as part of a ranking process to determine which municipal projects will become part of the 2010 update of the LRTP. The CCMPO has since received the Project Candidates and begun its detailed review process, he reported. As part of the review process, Mr. Erickson explained, any Project Candidates that involve multiple municipalities are then forwarded to each of the affected municipalities for their review and comment, and projects that receive unanimous municipal support will proceed through the project ranking process. If a project is not supported unanimously, he continued, the CCMPO will vote on whether the project should be considered further. A two-thirds majority of the CCMPO members present during the vote will be required for a project that does not have unanimous municipal support, Mr. Erickson noted. A project may have been requested by another municipality or organization, including the general public, he added.

Mr. Erickson drew attention to the below projects submitted to Patton Township as part of this review process:

<b>Requesting Organization</b>	<b>Project Name</b>	<b>Notes</b>
Bellefonte Borough	Bellefonte Central Rail Trail (Patton to Bellefonte)	Spring, Patton, Benner to review
Public Input	Valley Vista Drive turning lane at Devonshire Drive	Patton to review
Public Input	Valley Vista Drive turning lane at Amblewood Way	Patton to review

Distributed with the agenda were copies of the following:

- Correspondence from Mr. Mike Bloom, CCMPO Transportation Planner: Request for review of the above-noted projects
- Project Candidate Request Form: Bellefonte Central Rail Trail
- Project Candidate Request Form: Valley Vista Drive Corridor Upgrades
  - *Please note that Township staff has added two intersections to this project form. In addition to Devonshire Drive and Amblewood Way, the project would include the study of Sandy Ridge Road and Oakley Drive.*

**6. PUBLIC WORKS (CONT'D)**

**d. Multi-Municipal Long Range Transportation Plan Candidate Project Reviews (Cont'd)**

Mr. Erickson reported that the Planning Commission recommends that the Township support the further consideration of the Bellefonte Central Rail Trail and the Valley Vista Drive Corridor Upgrades by the CCMPO.

Mr. Boyer, seconded by Mr. Troxell, moved to express support for the projects to be included in the LRTP ranking process. The vote in favor was 3-0.

**7. PLANNING & ZONING**

**a. Planning Commission Report**

Planning Commission member Jeff Kokoskie overviewed the Commission's discussion of the Greenmoore Village Sewage Planning Module and said that the Commission continues to work on prioritizing bike and pedestrian path links.

**b. Greenmoore Village Sewage Planning Module**

Greenmoore Village is a forthcoming residential development proposed for a 91-acre site situated along Buffalo Run Road and bordering Halfmoon Township, Mr. Erickson stated. Based on the results of a submitted yield plan, he explained, the site can support development that would result in up to 59 Equivalent Dwelling Units (EDUs). In a residential development, he went on, one EDU represents the typical amount of wastewater generated by one unit in a development. As part of the overall planning process, Mr. Erickson noted, the sewage disposal needs of a project must be met in compliance with Act 537 Sewage Facilities' planning requirements.

Upon completion of the review of the sewage planning module for Greenmoore Village, Mr. Erickson continued, staff found the overall proposal to be generally consistent with the Township zoning and land use code, as well as the comprehensive plan. He also noted that municipal review and acceptance of a sewage planning module does not constitute a technical review of all aspects of the proposed system or specific technologies used to accomplish the treatment, and such a review will be conducted by the PA Department of Environmental Protection. Distributed with the agenda were copies of the Project Narrative and completed Forms 4A and 4B.

Mr. Erickson reported that the Planning Commission has reviewed the sewage planning module and recommends approval with the following conditions:

- Completion of minor items and inclusion of satisfactory long-term operation and maintenance plan as noted above.

## 7. PLANNING & ZONING (CONT'D)

### b. Greenmoore Village Sewage Planning Module (Cont'd)

Township staff will meet with the developer to review and revise the long-term operation and maintenance plan, Mr. Erickson said, and distributed with the supplemental agenda were copies of a memo describing the intended system and outlining the below revised recommendation for Board action:

- Developer to obtain approval from Halfmoon Township on a Sewage Planning Module for all facilities (collection, treatment, and disposal) in that jurisdiction.
- All construction shall be in accordance with UAJA specifications.
- Patton Township will defer to Halfmoon Township the designation/acceptance of the operator of the system (i.e. UAJA or other state-licensed operator)

Distributed to the Board of Supervisors via e-mail were copies of the following:

- Revised recommendation memo noting that surety amounts have been provided.
- Operation and Maintenance (O&M) Agreement
- Letter from Halfmoon Land Company(HMLC) to Halfmoon Township noting current state of the project.
- Cost estimate sheet from HMLC for O&M agreement surety amount
- Comment letter from State College Borough Water Authority

Discussion was held regarding operational continuity after the term of the agreement under various possible future scenarios.

Mr. Boyer moved to approve Resolution No. 2010-002 approving the Sewage Planning Module for Greenmoore Village. Seconded by Mr. Troxell, the motion passed by a vote of 3-0.

## 8. ADMINISTRATION

### a. Google Fiber for Communities Request for Information (RFI)

Google is planning to build and test ultra-high speed broadband networks in one or more trial locations across the United States, Mr. Erickson stated. They plan to deliver Internet speeds more than 100 times faster than what most Americans have access to today, over 1 gigabit per second, fiber-to-the-home connections, he said. They have stated they will offer service at competitive prices to at least 50,000 and potentially up to 500,000 people, he added.

Google is currently requesting information from interested communities, Mr. Erickson told the Board, and the staffs of State College Borough, College Township, Ferguson Township, Harris Township, and Patton Township have

**8. ADMINISTRATION (CONT'D)**

**a. Google Fiber for Communities Request for Information (RFI) (Cont'd)**

been working jointly to gather the information required to submit an application to Google expressing our desire to partner with the Internet giant in this extraordinary opportunity. He added that Penn State University is also expected to provide a statement expressing support toward the project. Copies of the RFI were distributed with the agenda.

Mr. Boyer commented that fiber optic conduit is being installed, and co-location should be part of this process.

Mr. Troxell moved to endorse the submission of a joint application to Google. Seconded by Mr. Boyer, the motion passed 3-0.

**b. Watershed Cleanup Day – April 17, 2010**

Clearwater Conservancy has requested that Patton Township designate April 17, 2010 as Watershed Cleanup Day, Mr. Erickson informed the Board. Clearwater Conservancy has organized this community-wide volunteer effort annually since 1997 and has collected and safely disposed more than 2,000 tons of trash from our waterways and country-sides, he noted. Patton Township Public Works will continue to participate by providing trucks and labor to assist the collection efforts, Mr. Erickson explained, and the Public Works Director will coordinate activities between Clearwater Conservancy and the Township. Copies of a request letter and flyer from Clearwater Conservancy were distributed with the agenda.

Mr. Boyer, seconded by Mr. Troxell, moved to designate April 17, 2010 as Watershed Cleanup Day. The motion passed by a vote of 3-0.

**c. Proposed Changes to PSATS Bylaws**

The Board agreed that discussion of this item be postponed until the next meeting.

**9. CONSENT AGENDA**

The items included below are routine in nature, and it is not anticipated that any will generate discussion or questions, Mr. Erickson stated. Copies of the actual Consent Agenda that included the italicized text below and supporting materials were distributed with the agenda. At the request of a Board member any single item or all items on the Consent Agenda can be discussed and voted on separately, Mr. Erickson stated. If no items are "pulled," he explained, the Board should consider a motion for "*approval of the Consent Agenda items as shown on the agenda.*"

9. CONSENT AGENDA (CONT'D)

a. PUBLIC WORKS

1) Sodium Chloride (Rock Salt) Contract

The Township participates in a state-wide contract administered by the Department of General Services for deicing salt. The contract runs for one year and requires annual participation approval from each municipality. The program year for this approval begins in August 2010 and ends July 2011. The deadline for submission of the contract is March 15, 2010. A memo from the Public Works Director with additional background information is included in the agenda materials.

***It is recommended that the Board authorize the Manager to complete the participation agreement for the 2010-2011 Sodium Chloride Contract administered by the Commonwealth of Pennsylvania Department of General Services.***

2) Circleville Park Phase 2B Bid Award & Equipment Purchases

The Township received and opened eleven bids on February 18, 2010 for the subject construction work. The bids were reviewed by Township staff and the Project Landscape Architect.

The Phase 2B contract includes installation of Township supplied materials, including a pavilion, playground equipment, benches, and grills. These materials will be procured from Pennsylvania manufacturers through state contracts.

All items here are funded through the Parks Reserve Fund and are consistent with the Townships Park Plan.

***It is recommended that the Board:***

- a) Award the contract for Project No. 09PAT-01 to Mid-State Paving LLC, of Paxtonville, PA for a Base Bid amount of \$210,537.23, with rejection of the costs for Unit Price No. 1 – Mitigation of Unstable Subgrade, and authorize the Manager to execute the contract documents on behalf of the Township.***
- b) Authorize the Manager to execute agreements for the purchase of equipment from George Ely Associates, Inc., of Carlisle, PA as detailed on proposal dated February 9, 2010 in the amount of \$50,530.00 under Pennsylvania COSTARS contract 014-011.***

9. **CONSENT AGENDA** (CONT'D)

*c) Authorize the Manager to execute agreements for the purchase of equipment from General Recreation, Inc., of Newton Square, PA as detailed on proposals dated January 28, 2010 and February 5, 2010 in the amount of \$30,670.25 under Pennsylvania COSTARS contract 014 Vendor 122659.*

3) **Botanical and Sensitive Species Survey for proposed Gray's Woods Park Site**

The revised Master Plan for Gray's Woods, approved by the Township in 2009, includes the potential for development of parkland around a series of wetlands. Following approval, Clearwater Conservancy raised the question of the existence of sensitive species purported to be associated with these wetlands. To move forward to determine if such sensitive species occur, what buffers may be recommended if sensitive species exist, and what areas may be available for parkland development, staff has solicited a proposal from Wilson Ecological Consulting for a Botanical and Sensitive Species Survey. The consultant, Mr. Joseph Wilson, has performed similar surveys for the township on the Haugh Family Farm Open Space. The proposed Scope of Services and proposal from Wilson Ecological Consulting is included with the agenda materials.

*It is recommended that the Board authorize the Manager to execute an agreement with Wilson Ecological Consulting of Julian, PA for the Botanical and Sensitive Species Survey of the proposed Gray's Woods Park site for a lump sum of \$7,500.00*

4) **Haugh Family Farm Open Space Stand 10 Deer Exclusion Fencing Bid Award**

The Forest Stewardship Plan for the Haugh Family Farm Open Space recommends the installation of deer exclusion fencing following herbicide treatment and a shelterwood thinning harvest. These actions will remove invasive red maples from the stand and encourage regeneration of the stand as a stand of native oak species.

The Open Space Property Manager, with advice from our consulting forester, has solicited quotes for installation of the deer exclusion fencing. The Property Manager determined that the Township could save around \$1,000 by supplying our own fence posts. These have already been obtained by culling understory trees from the red pine stand.

9. CONSENT AGENDA (CONT'D)

A memo from the Open Space Property Manager detailing the three quotes/bids received is included in the agenda materials.

***It is recommended that the Board authorize the Manager to execute an agreement with BASH Contracting, Inc. of Clearfield, PA for the deer exclusion fencing for Stand 10 for a lump sum of \$7,010.***

b. ADMINISTRATION

1) Voucher Reports

Copies of the January 2010 and February 2010 Voucher Reports are 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 January 2010 and February 2010 Voucher Reports.***

2) Centre Region Building and Housing Board of Appeals

The Centre Region Building and Housing Board of Appeals hears appeals from property owners or contractors on decisions made by the Code Administration Agency. An appointment to the Board of Appeals is made for a three-year term. A member of the Board of Appeals may serve a maximum of three terms or a total of nine years. This year there are three re-appointments recommended for terms commencing February 28, 2010:

Core Board:

- John Deffenbaugh
- Edward Olsen

Property Maintenance Board:

- Heidi Nicholas

***It is recommended that the Board appoint the above slate of nominees to the Centre Region Building and Housing Board of Appeals for three-year terms commencing February 28, 2010.***

Mr. Troxell moved for approval of the Consent Agenda items as shown on the agenda. Mr. Boyer seconded the motion, which passed by a vote of 3-0.

## **10. MANAGER'S REPORT**

Copies of the Development Update were distributed with the agenda. Mr. Erickson also noted copies distributed with the supplemental agenda of the PSATS publication *Townships Today* regarding the 2010 Census and asked if the Board would like this publication to be distributed to residents; Board consensus was favorable.

## **11. COMMITTEE REPORTS**

### *Public Services and Environmental Committee*

Mr. Erickson stated that a UAJA presentation was received about the upcoming DRI reviews. He added that consideration is being given to bulk municipal electricity purchase opportunities, with possible availability to residents by fall.

### *Public Safety Committee*

Mr. Boyer reported that the Committee received presentations by Penn State EMS and Centre LifeLink. He also noted that State Patty's Day statistics were reviewed and drew attention to the upcoming prescribed burns in the State Game Lands.

### *Finance Committee*

Mr. Erickson said that the Committee reviewed the Library's capital budget.

### *Patton/Halfmoon Area Plan Steering Committee*

Mr. Troxell reported that the Committee has been discussing land planning that affects transportation issues.

## **12. OTHER BUSINESS**

Referencing letters sent to state legislators by Patton Township and COG regarding the addition of local notification for prescribed burns, Mr. Troxell moved that the Township forward this issue to the Centre County Association of Township Officials as a resolution leading to a change in legislation. Mr. Boyer seconded the motion, which passed 3-0.

## **13. ADJOURNMENT**

There being no further business, by Mr. Troxell's motion and Mr. Boyer's second, the meeting was adjourned at 8:36 PM.