

**POINT TOWNSHIP SUPERVISORS  
REGULAR SUPERVISORS MEETING  
TUESDAY, APRIL 09, 2024**

The Point Township Board of Supervisors held their regularly scheduled meeting on the above date at the Point Township Municipal Building, 759 Ridge Road, Northumberland, PA. Present were: Chairman Randall W. Yoxheimer, Vice-Chairman Thomas Strouse, Jr., Supervisor Montie Peters, Supervisor Joseph Stender, Jr. and Supervisor Clay Rowe. Also, present were Solicitor Richard J. Shoch, Office Manager/Secretary/Treasurer Amanda McClain and Office Assistant Amy Hoffman, IT Tech Rich Wilson, ZEO Jackie Hart and SEO William Toth. (*Roadmaster Jared Wehry – absent*)

Visitors present: Helen Peters; Tom & Glenda Strouse; George Rohrer; Dave Rebuck (non-resident) Barbara & Larry Redington; Earl & Karen Persing; Pat Brown; Jean Neitz; Rick Dandes (non-resident, from the Daily Item); Robert Sulouff; Jason Hummel; Mike McPherson; Lana Gulden (non-resident).

Chairman Yoxheimer welcomed everyone to the Supervisors meeting and all present repeated the Pledge of Allegiance. (*Draft of the minutes of the Regular Supervisors Meeting and a copy of the bills to be paid this evening on the front table of the meeting room provided for anyone interested in viewing the information, once reviewed please return to the table.*)

**Executive Session 6:45PM:** Yoxheimer informed everyone of the executive session that lasted approximately 10 minutes to discuss a legal issue and for informational purposes.

**Public Comment on Agenda Items:**

**Approval of Minutes:**

**MOTION** made by Peters to approve the minutes of the Special Supervisors Meeting held on Thursday, March 28, 2024. Seconded by Stender, Jr. and passed unanimously.

**Yoxheimer** that special meeting was to vote on bids for the paving project in Kapp Heights.

**REPORTS: (Old & New Business included):**

**Solicitor:**

- Code/Complaint Policy: names will not be released publicly which includes being redacted from right-to-know requests. Staff can investigate and sign the complaint form if a complaint is warranted. Supervisors would be able to view the complainant's name. (*read policy*)

**Peters** as long as this isn't someone driving around looking for violations, otherwise this will need to be revisited.

**Shoch** this was proposed language for the Board to review and consider, if there is something you want changed, that is fine.

**MOTION** made by Peters to adopt the Code Violation for Anonymous Complaint Policy. Seconded by Yoxheimer and passed unanimously.

- Draft Ordinance 2024-02/Mountain Road Truck Restriction: this road on the other side in Liberty Township, already has a no truck sign. Jared did the traffic study per PennDOT's requirements and

is looking to restrict truck length with nothing over 45 feet. We can add roads to this later if we need to. It provides for fines and penalties.

**Strouse** should we also look into doing this study on Comfort Road?

**Yoxheimer** lets table until next meeting since Jared is not here to advise how long the study takes.

- Games of Chance: at the last meeting the Board discussed maybe putting something in place to charge per machine, and if you wanted to pursue that with an ordinance for each machine to apy a certain amount.
- Resolution 2024-02 for updated fee schedule: this is just a fee schedule for the rental ordinance that has already been passed and establishing fees for someone requesting a curative amendment to the zoning map.

**MOTION** made by Yoxheimer to adopt Resolution 2024-02 for a fee schedule for short term rentals and establishing an escrow for landowner applications for curative amendment to the Township zoning map. Seconded by Rowe and passed with a vote of four (4), one (1) no – *Peters*.

**Strouse** I am not in favor of having rentals inspected.

*(Discussion ensued)*

**Yoxheimer** I think I skipped over the vote for the resolution.

**Rowe** I have been on the redevelopment for many years, and I have seen some really bad places.

**Peters** why isn't this addressed under the normal code.

**Shoch** Jackie just mentioned, the ordinance is already in place, this is just the fee schedule.

**Peters** there is nothing in place right now to do annual inspections.

**Hart** yes, the inspections are in place. We are doing the inspections, and we are charging you for them. Renters are afraid to say anything about the conditions of the rental property for fear of being evicted.

**Secretary:** *(Financial Report on File)*

- Vote Amy as Alternate for TCC Meetings: asking to have Peters removed as alternate and add Amy. This is something required by the state and our intent is to make sure the quorum is met.

**MOTION** made by Yoxheimer to name Amy Hoffman as the alternate for the TCC Meetings. Seconded by Peters and passed unanimously.

- Termination of Consulting/MPOETC Agreements: this is for an ex-employee to terminate a consulting agreement regarding the RACP grant.

**MOTION** made by Peters to allow the Solicitor to create the document to terminate the consulting agreement and the MPOETC Agreement. Seconded by Stender, Jr. and passed unanimously.

- Cable Run/Cabinet to new garage for data backup: it will run from this building to the garage to house our data backups. We can use money from the UCC account to pay for this.

**Wilson** by housing our own backups, we will save \$8,500 over five years.

**Strouse** what is the cost for this.

**McClain** around five thousand or less.

**MOTION** made by Yoxheimer to allow the purchase of the cable run and cabinet for the new garage for data backup. Seconded by Peters and passed unanimously.

**Yoxheimer** because of Rich and with how his technical skills are, we probably have one of the best IT departments, maybe anywhere. Rich has done a lot of work for us at a minimal cost to the Township. If we had to go out and get a commercial person, it would have cost us probably 30 or 40 thousand. If Rich suggests this, I am totally in support of it.

- New Data Room with equipment: Currently our data room shares space with our geothermal units and this, along with limited space, is causing the room (our IT equipment) to overheat. **Yoxheimer** without taking everyone back to see the current data room, it is very small, maybe a 6 by 4 room with all that stuff in it. When you open the door to our current data room, you get hit in the face with heat. We need to put air conditioning in that space.

**McClain** we already had HVAC put air flow in that room from existing duct work months ago, but it isn't doing a good enough job. We marked off a space in the back office that a split air conditioner can be put in. Martins Const. price for a 9 by 8 IT room is \$3,280 and Selsyn can do the electric for \$3,000 or less, and we haven't heard back about the split unit yet.

**Wilson** we wouldn't need more than 10,000 btu. We have just under \$100,000 worth of equipment in that room.

**Yoxheimer** we can use UCC money to pay for this as well.

**McClain** I have also started the application for the Savidge grant to recoup some costs.

**MOTION** made by Yoxheimer to allow the coordination to move forward with the new data room and the equipment needed. Seconded by Rowe and passed unanimously.

- New Tech Rate: Rich has a full-time job; I saw where one weekend day he was here for 11 hours. I think we did have a discussion at budget time about increasing his hourly rate, but since I don't have the specific project amount, I am asking to increase his rate from \$25 to \$30 an hour. We paid him \$3,600 in totality last year, and he did a lot of work in the building.

**MOTION** made by Yoxheimer to approve the increase in hourly rate for the IT personnel to \$30 an hour. Seconded by Peters and passed unanimously.

**Yoxheimer** extended the Boards appreciation to Rich for all he does.

**Police Department:** (Report on File)

- New Hire: finished all our testing, we had 1 person come out on top. She has about 8 years of experience. She specializes in crimes against children and sexual assaults, which would improve our department, we don't have anyone with her level of training in those areas. With her experience, I am asking that you hire her at a patrol 5 rate.

**MOTION** made by Rowe to approve the hiring of Dara Kieski, to start at a patrol 5 level. Seconded by Stender, Jr. and passed unanimously.

- Retroactive approval for purchase of uniform items: I have talked to the Chief in Sunbury about purchasing some of her gear from them that we can still use.

**MOTION** made by Yoxheimer to retroactively approve the purchase of the uniforms for the new officer. Seconded by Strouse and passed unanimously.

- Little League: this is a yearly request. The Chief from Williamsport has asked for anyone from Point PD willing to help with Security at Little League. It is at an overtime rate and is reimbursed from Little League.

**MOTION** made by Stender, Jr. to allow the Point Township Police Officers to help with Security for the Little League World Series. Seconded by Rowe and passed unanimously.

- Purchase Taser Cartridges: we budgeted \$1,500 for this; training coming up.

**MOTION** made by Yoxheimer to allow the purchase of the taser cartridges, not to exceed \$1,500. Seconded by Peters and passed unanimously.

**Fire Department:** (No Report)

**Fire Police:** (No Report)

**EMA:** (No Report)

**Engineer:** (No Report)

**Yoxheimer** the engineer is working on reimbursement for the Kapp Heights grant and that should be around \$600,000 that we get back from Kapp. We want to put that back into roads. Jared isn't here, so I won't speak for him. Some of the work will be in-house, some work, for instance Neitz Road will have to be a constructed road. What I mean by that, because of the weight that goes on that road from Ridge to the quarry, we will have to put concrete into that. That is how Cannery was constructed because of Furman's and it has held up very nicely with all the truck traffic. We invited homeowners from Hookies to a meeting to talk to them about tree removal so we can look to get that road fixed. Several roads are in deplorable conditions, we recognize that, and we are looking to fix them as we can.

**Neitz** Jim told me that you guys were looking to turn Neitz road back into a dirt road.

**Yoxheimer** no. When we are ready to fix that road, we will rip that up from Ridge Road to the bridge. That road will have to have a contractor come in. When they put the road back down, they will put portland cement in it because of the truck traffic.

*(Discussion ensued)*

**Sulouff** are we going to go back to what we used to do and try and save some of these roads, grading the ditches needs to be done. The water doesn't get off the road.

**Yoxheimer** Jimmy was good about maintaining the ditches. I am not pointing fingers, but I think when the regime changed the township got away from that. I am not sure that Jared ever got trained/educated in the value of making sure ditches got graded.

**Peters** some of the roads do not have the width for ditches.

**Yoxheimer** we do have the equipment for that. We will have to talk to Jared about that.

**Road Department:** *(Report on File)*

**Sewage Enforcement Officer:** *(No Report)*

**Toth** 8 soil profiles at the end of Ridge near route 11, Gene Jenkins is looking to develop 2 lots; 2 hrs of non-billable time.

**Zoning Enforcement Officer:** *(Report on File)*

**Hart** issued zoning permits for: free standing sign at Elite Auto Glass on Route 11; an addition to an existing solar system at the Unitarian Church; roof top solar at 159 Pene St.; addition to garage at 186 Libeck Rd.; handicap ramp at 1124 Old Danville Hwy.

**Ordinance Enforcement Officer:** *(Report on File)*

**Planning Commission:** *(No Report)*

**Recreation:** *(No Report)*

**McClain** Bimbo Bakery that donated back stops for the park back in December, were here on Monday to install those in the ball field. Electrical work at pavilion is completed.

**Sewer Authority:** *(No Report)*

**Yoxheimer** one aspect of what is going, there is a current force main that runs from a pump station out around Viking Motors, that pumps sewage from around Lithia Springs to the Borough for treatment. We have had issues, it is probably around 60 to 70 years old, a force main. The pipes are deteriorating, look to get work done in maybe 2 phases.

**Other Business:**

**Peters** I want to submit these drawings to the Township, on an official basis. We are all aware 45 years ago, there was a proposed bypass for the township and Shamokin dam, and then we all went to sleep, because nothing happened with the bypass, it just basically sat there. Today you get to drive on it. In

1993 SCI Coal Township went into the Industrial Park in Shamokin, I have no idea how far back these drawings go, but they are drawings from Stan Seiple, who was an architect in Sunbury and was employed by Northumberland County. The drawings are labeled the Northumberland County Industrial Park and it is all up there where Encina is at. It encompasses some 200 acres on one side, a sewer plant on the right side. People have looked at that area for a lot of things. We were involved with Walmart looking to go in at that location. We are all aware of Encina, but there could also be a lot of things happening on the other side of that road. This is just a sketch plan.

**General Public Comments/Resident Concerns:**

**Rohrer** any new Encina permits.

**Yoxheimer** no, we have not received anything from DEP.

**Rohrer** their response in the paper made it sound like things were still active.

**Yoxheimer** the information that had previously been obtained about the creditors, I don't know what the resolution on that was, if they have been paid or not. We have not heard anything. One thing that caught my eye, as it appeared in the paper, it said something about me being at the Northumberland Borough meeting when all this Resolution stuff, I was not there. Frankly, I believe the Borough was premature to some extent by taking this stance that they did. Certainly, there is not enough information out there on either side to have a valid understanding of what is going on. The scientific evidence isn't back. There are a lot of what ifs, or it could be, or this has happened here or there. While this is certainly something that should be examined, I don't think it warranted someone to come out and make a resolution.

Whatever the Borough does has no impact on anything that happens with Encina. They are not the governing body; they have no legislative or municipal responsibility there. They can say pretty much whatever they want without impunity, the Township does not have the luxury. We as a board, and I have probably said this for the 70<sup>th</sup> time, have to stay right in the middle of this. Our position is, if they follow the ordinances we have, there is nothing we can or will do to prevent that from going in. We have to be supplied with whatever evidence that DEP, EPA, River Basin Commission, tell us about the health, safety, and welfare of that plant and how it impacts our residents. That is where this lies with us. We rely on those agencies. There are things that can be examined once that comes in, until then, no decisions will be made here. If we do something like the Borough did, Rick can you speak to the potential liability that Township would have?

**Shoch** we are the municipality that they have to get all their land development plans approved by, I don't think it is appropriate for this body to make a lot of statements for or against, they have to try and be as impartial as possible when they look at that.

**Yoxheimer** there has been other municipalities that have taken stances against things like this, I don't have case law, but I know there is localities in the eastern part of the state, that the board had gone on record or denied something that they should not have, and a suit was filed against them and the liability fell back on the municipality for an exorbitant amount of money simply because they didn't want something in there municipality. I do not want to put the taxpayers or the board in a position that we would have a liability against us. My suggestion is to our Board, to myself, that we make as few comments as necessary about our personal feelings but stick to the ordinances.

**Shoch** Mr. Rohrer, just let you know, I reached out and left a message with the contact at DEP on the air issue. I have not heard back from him yet. To talk about the air quality ordinance the Township had and was put on moratorium because of enforceability issues and who it was going to be enforced against.

**Rohrer** I would just encourage additional monitoring.

**Yoxheimer** if indeed this would move forward, and that is something that could be negotiated, between the Township and this particular business, we would strongly encourage and request that any additional monitoring that would be reassuring to the residents, air, water, etc.... could be incorporated into

something that would have to be agreed upon on both sides. Those may be some things down the road that we might be able to accommodate.

**Pay Bills:**

**MOTION** made by Peters to pay bills. Seconded by Strouse, Jr. and passed unanimously.

**Adjournment:**

Meeting adjourned at 8:43PM.

All motions passed by hand vote.

Respectfully submitted,

**Executive Session:** held for informational purposes only

**List of Communications:** *(On File)*

Amy Hoffman, Office Assistant

**Financial Reports:** *(On File)*

Amanda McClain, Office Mgr/Secretary/Treasurer

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